

Type Approval Certificate

Certificate No: **STAS/25/070/DM/147/SD**

Date: **17 JULY 2026**

A	Certificate Holder:
	Miller Homes Miller House, 1st Floor, 2 Lochside View, Edinburgh Park, Edinburgh, EH12 9DH E-mail: Gary.McGarvey@miller.co.uk Tel: 07860 676 459

B	Type Titles:
	STANDARD DETAILS

C	The domestic type approval has been assessed on the following drawings and specifications:
	See attached annexe to this certificate

D	Climatic conditions: The design may be built in areas where the climatic conditions are equal to or less than those detailed below:	
	Wind: (as defined in BS 6399-2)	<i>Standard effective wind speed, V_e =</i> For maximum effective height = Has funnelling been considered? 24 m/s 5m to ridge No
	Wind: (as defined in CP3: Chapter V)	<i>Design wind speed, V_s =</i> (relevant to the building frame, at a height of 3m or less) N/A
	Snow: (as defined in BS 6399-3)	<i>Site snow load, S_o =</i> Influenced by adjacent buildings? 0.60 kN/m2 No
	Resistance to moisture/durability of exposed elements:	Max exposure (to wind driven rain) grading, as defined in BRE Report – Thermal Insulation: Avoiding Risks, Second Edition, 1994, to be exposure zone: Exposure to sea spray (i.e. coastal region) or de-icing salts? Other air contaminants or biological factors – please specify any enhanced resistance if applicable (refer to BS7543 for guidance) Exposure Zones 1/2/3 No
	Design Life: (per BS 7543 – Durability of buildings and building elements, products and components)	Category of building design life = Design life of primary building envelope 50 years 50 years

E	Conditions of certification:
	- The design shown and the specifications and materials referred to have been assessed and approved in accordance with the Building (Scotland) Regulations 2004 and in accordance with the supporting guidance in the Domestic Technical Handbook which came into force with effect from 6 April 2026. - The certificate shall be valid until invalidated by formal notice by the Scottish Building Standards Hub. - The design shown and the materials specified shall not be changed without reference to the Scottish Building Standards Hub who are responsible for certifying the system. - Where reference is made on a plan or specification document to any Code of Practice, British or European Standard or manufacturer's instruction it shall be construed as a reference to such publication in the form in which it is in force at the date of this certificate. - This certificate should not be regarded as a formal approval under the building warrant process prescribed by the Building (Scotland) Act 2003 enacted from 1 May 2005. - The Indev Consult Ltd Statement of Structural Adequacy referenced here under Section G, dated 20 June 2025, confirm that a structural appraisal has been carried out. It confirms that further site-specific information MUST BE made available when a site-specific building warrant is sought. Such additional information should take cognisance of Procedural Guidance on Certification including information to be submitted with a Building Warrant Application dated April 2010 Version 2 (January 2017). Confirmation of a holistic approach to structural adequacy of the <u>entire completed building</u> shall be provided by a registered engineer to the local authority within whose area the site-specific dwelling is to be built. - Mandatory Standard 4.14 - The applicant will provide a connectivity plan, showing details of proposed connections & network, to the verifier for each site.

8. This certificate confirms compliance with Mandatory Standard 3.28. This is based on actual 'worst case' criteria outlined within CIBSE TM59 'Design methodology for the assessment of overheating risk in homes' (2017). On this basis, further site-specific information is not necessary.
9. Site specific information will be required prior to completion to confirm the actual TDER and DDER for the STAS approved house type on each plot on a particular site.
10. Site specific elements, such as those for access, ground conditions, drainage, EV charging, broadband connection, suppression system drawings (where required) etc, require to be assessed by the verifier.
11. This national registration includes a performance specification for Mandatory Standard 2.15 - Automatic fire suppression systems. Detailed information to demonstrate compliance within this standard will be submitted by Miller Homes to the verifier for each site-specific building warrant application.
12. This certificate should be read with the related certificates STAS/25/070/DM/147/SS and STAS/25/070/DM/147/UCR.

Document Number	Revision/Date	Description
House Details		
001	B	Fire Protection Design Principles
002	C	Typical Section Differential Settlement
003	A	Design U-Values
A2	C	Suspended Slab Typical Perimeter
A3	B	Load Bearing Partition
A4	B	Non-Load Bearing Partition
A5	B	Service Penetration
A6	D	Integral Garage Floor
A7	B	Sealing Of Services Within Duct
A8	D	Party Wall Setting Out
A9	B	Garage Floor Junction
A10	C	Garage / House Wall
A11	C	External Doorstep
A12	D	External Door - Level Access
A13	B	Detached Garage Floor / Wall
A14	B	Post Fixed Upstand
A15	B	Garage / House Wall - Step
A16	B	Shower Former
A18	B	Water Entry Duct
A19	C	Detached Garage Door Thresholds
B1	C	Cavity Wall Corners Plan
B2	D	Cavity Wall To Partition Wall Junction 90°
B3	C	Cavity Wall To Partition Wall Junction Corner
B4	D	Intermediate Floor To Wall Junction
B5	B	Wall Batten Fixing
B6	D	Cavity Barriers
B7	D	Typical Movement Joint
B9	B	Gallow Bracket
B10	B	Brick Cutting
B12	C	SVP And Boxing
B13	C	Mechanical Extract Fan Wall Mounted
B14	B	Durgo / AAV / Boxing
B15	E	Mechanical Extract Fan Between Joists
B17	D	Party Wall Junction At Stagger
B20	E	Exposed Separating Floor
B25	E	Garage/House Separating Floor/Wall
B26	D	Semi Exposed Separating Floor
B29	B	Block Pier Tie Detail
B31	D	Party Wall At External Wall Junction

B32	E	Party Wall At Intermediate Floors
B33	B	Robust Wall Construction for Future Fixing of Handrails
B37	E	Staircase Through Garage
B38	D	SVP Installation
B39	D	Wall Strapping Arrangements
B40	A	Future Ducting Shower Fan Between Joists
B41	A	Swift Brick - Eaves And Gable Locations
B42	A	Smooth Render Band Detail
B43	-	Typical Perpend Vent Spacing Detail
B44	-	Sheeting To Underside of 2.5 And 3 Storey Stairs
B45	-	Smooth Render Band On Brick Detail
C1	E	Eaves Junction
C2	D	Wall / Ceiling / Gable Junction
C3	F	Eaves / Window Junction
C4	F	Eaves / Window Junction / Masonry Over
C5	C	Valley
C6	B	Valley Into Hopper
C7	B	Mechanical Extract Fan To Soffit Vent
C8	B	3 Storey Townhouse Ceilings
C9	C	Gable / Verge Junction
C16	C	Lean To Roof Abutment
C19	C	Lean To Roof Abutment Below Cill
C20	D	K Lath Render Panel - Staggered Masonry Render Finish
C21	D	K Lath Render Panel - Flush Masonry Render Finish
C22	D	Lead Panel - Staggered Masonry Render Finish
C23	D	Lead Panel - Flush Masonry Render Finish
C24	D	Lead Panel - Staggered Masonry Brick Finish
C25	D	Lead Panel - Flush Masonry Brick Finish
C28	F	K Lath Render Panel - Dwelling in Same Occupation
C30	C	Dry Ridge Vented
C31	C	Dry Hip
C35	D	Coomb Ceiling / Flat Ceiling Junction
C36	E	Coomb Ceiling / Coomb Wall / Floor Junction
C37	D	Coomb Ceiling Plan View
C38	F	Party Wall - Ridge Junction
C39	E	Party Wall - Pitched Roof Junction
C40	D	Party Wall - Pitched Roof / Ceiling Junction
C41	C	Detached Garage - Separating Wallhead
C42	D	Separating Wall Soffit
C44	B	Gable To Pediment Roof Abutment
C45	A	Party Wall - Roof Panel Cover Strip
D1	B	External Door - Accessible Entrance Plan
D2	B	External Door Head
D3	B	Internal Pocket Door
E1	C	Window Jamb
E2	B	Window Cill
E3	B	Window Head
E4	C	Internal Window Barrier
E5	C	External Window Barrier
E6	-	External Window Barrier - Sections

E12	E	Bay Window
E13	A	Bay Window - Vertical Cavity Tray
F1	C	Electrical Sockets / Switches
F3	D	Insulation of Hot Water and Space Heating Pipework
F8	C	Cooker Electrical Layout and Minimum Clearances
F13	C	Typical Wet Room Tiling Layouts
F14	B	Wardrobe Shelving Detail
F16	C	Cooker Electrical Layout and Minimum Clearances - Integrated Hood
F17	D	Shower Tray
F18	D	Consumer Unit/Electrical Meter Installation General Arrangement
F19	A	Fibre Network Installation
F20	A	Air Source Heat Pump Unit Details
H1	B	HardiePlank at Eaves
H2	B	HardiePlank at Verge
H3	B	HardiePlank at Jamb
H4	B	HardiePlank at Window Head
H5	B	HardiePlank at Window Cill
H6	B	HardiePlank at Door Head
H7	B	HardiePlank at Render Abutment
H8	B	HardiePlank Typical Cavity Barrier Locations
H9	B	HardiePlank Cedargate Recessed Porch
DORM01	D	Dormer Lead Plan View
DORM02	E	Dormer Lead Side View / Roof Junction
DORM03	D	Dormer Lead Cill / Roof Junction / Window Head
DORM04	F	Dormer Lead / Roof Soffit Junction
DORM05	E	Dormer Lead / Roof Gable
STAIR01	C	Alston House Type Stair Cutting
STAIR02	-	Mopstick Handrail Detail
CANOPY	B	Standard Door Canopies
Cottage Flat Details		
CFO01	A	Fire Protection Design Principles
CFO02	A	Typical Section - Differential Settlement
CFO03	-	Design U-Values
CFA1	-	Suspended Slab Typical Perimeter
CFA2	-	Load Bearing Partition
CFA3	-	Non Load Bearing Partition
CFA4	-	Service Penetration
CFA5	-	Sealing Of Services Within Duct
CFA6	-	Party Wall Setting Out
CFA7	A	External Door Step
CFA8	A	External Door - Level Access
CFA9	-	Shower Former
CFA10	-	Water Entry Duct
CFB1	-	Cavity Wall Corners Plan - Ground Floor Flat
CFB2	-	Cavity Wall Corners Plan - First Floor Flat
CFB3	A	Cavity Wall to Partition Wall Junctions - Ground Floor Flat

CFB4	-	Cavity Wall to Partition Wall Junction - First Floor Flat
CFB5	-	Cavity Wall to Loadbearing Wall Corner
CFB6	A	Cavity Wall Separating Floor Junction
CFB7	-	Timber Batten Fixing
CFB8	-	Cavity Barriers
CFB9	A	Typical Movement Joint
CFB12	-	Brick Cutting
CFB13	-	SVP Boxing - Plan
CFB14	A	Mechanical Extract Fan Wall Mounted - Ground Floor Flat
CFB15	A	Mechanical Extract Fan Wall Mounted - First Floor Flat
CFB16	-	Durgo / AAV / Boxing - Ground Floor Flat
CFB17	A	Separating Wall / Separating Floor / Staircase Junction
CFB18	-	Separating Wall / Separating Wall Junction
CFB19	B	Internal Partitions - General
CFB20	-	Separating Wall At External Wall Junction - Ground Floor Flat
CFB21	-	Separating Wall At External Wall Junction - First Floor Flat
CFB22	A	Separating Wall / Separating Floor Junction
CFB23	-	Robust Wall Construction For Future Fixing Of Handrails
CFB24	B	SVP Installation
CFB25	A	Swift Brick - Eaves and Gable Locations
CFB26	A	Typical Perpend Vent Spacing Detail
CFC1	B	Eaves Junction
CFC2	-	Wall / Ceiling / Gable Junction
CFC3	B	Eaves / Window Junction
CFC4	B	Eaves / Window Junction / Masonry Over
CFC5	A	Valley
CFC6	-	Mechanical Extract Fan To Soffit Vent
CFC7	A	Gable / Verge Junction
CFC8	A	Dry Ridge Vented
CFC9	A	Separating Wall - Pitched Roof Junction
CFC10	A	Separating Wall - Pitched Roof / Ceiling Junction
CFC11	B	Separating Wall Soffit Junction
CFC12	B	Sloping Ceiling - Plan View
CFC13	A	Sloping Ceiling - Section View
CFC14	A	Sloping Ceiling - Soffit Junction
CFC15	C	K Lath Render / Entrance Roof Junction
CFC16	C	K Lath Render / Soffit Junction
CFC17	B	K Lath Render / Masonry Cavity Wall Junction
CFC18	C	K Lath Render / Separating Wall Junction
CFC19	-	Sept. Wall - Roof Panel Junction Cover Strip
CFD1	-	External Door Plan - Ground Floor Flat
CFD2	-	External Door Plan - First Floor Flat
CFD3	-	External Door Head - Ground Floor Flat
CFE1	-	Window Jamb - Ground Floor Flat
CFE2	-	Window Jamb - First Floor Flat
CFE3	-	Window Cill - Ground Floor Flat
CFE4	-	Window Cill - First Floor Flat
CFE5	-	Window Head - Ground Floor Flat
CFE6	-	Window Head - First Floor Flat
CFF1	-	Electrical Sockets / Switches
CFF2	-	Extract Fan Duct Through Fire Rated Wall
CFF3	-	Insulation of Hot Water and Space Heating Pipework
CFF7	-	Cooker Electrical Layout and Minimum Clearances

CFF8	-	Electrical Cable Zones
CFF9	-	Typical Wet Room Tiling Layouts
CFF10	-	Wardrobe Shelving Detail
CFF12	-	Fibre Network Installation
CFF13	A	Consumer Unit / Electrical Meter Installation General Arrangement
F20	A	Air Source Heat Pump Unit Details
External Works Details		
G2	B	Rear Patio - Level Access
G3-1	C	Rear Patio Forward Travel - 2 Steps
G3-2	C	Rear Patio Forward Travel - 3 Steps
G3-3	D	Rear Patio Forward Travel - 4 Steps
G4-1	C	Rear Patio Sideward Travel - 2 Steps
G4-2	C	Rear Patio Sideward Travel - 3 Steps
G4-3	C	Rear Patio Sideward Travel - 4 Steps
G6	C	Post/Rail/Wire/Mesh Fence
G7	C	1200mm Screen Fence
G8	D	2400mm Screen Fence
G9	C	900 Screen Fence
G12	B	Ramped Access Detail
G13	D	1800mm Screen Fence
G15	B	2400mm Site Hoarding
G16	C	Heras Site Fencing
G17	B	Suds Pond / Basin Fencing
G18	C	2000mm Site Hoarding
G19	B	Standard Driveway Construction Details
G20	B	Whindust Path
G21	B	2200mm Acoustic Fence
G22	B	1100mm High Metal Fence
G23	C	Standard Temporary Walkway
G24	B	2000mm Acoustic Fence
S01	C	Scaffolding Base
S02	C	Construction Phase Path

G	Certification	
	Tranche 1-4 House Types, Constructions Specification and House and Cottage Flat Standard Details	Indev Consult Ltd dated 20 June 2025 – May 2026 Rev E.

H	Standard Supporting Documents	
	Refer to STAS/25/070/DM/147/UCR	U-Values and Condensation Risk
	Refer to STAS/25/070/DM/147/SS	Construction Specification Houses and Cottage Flats Rev E

I	Authority:	
	This system type approval certificate consisting of 6 pages is authorised by the Scottish Building Standards Hub on behalf of the Local Authority Building Standards Scotland (LABSS).	