CAST STONE CILLS - TO HAVE STUB CILL TILED CILLS - TO HAVE STANDARD CILL 5) SAFETY GLAZING TO BE INSTALLED IN ALL EXTERNAL DOORS AND THE BOTTOM PANE ONLY OF WINDOWS AS NECESSARY. GLAZING TO COMPLY WITH AD PART N. (THE BOTTOM PANE ONLY OF 1ST FLOOR WINDOWS IS TO ACT AS GUARDING AGAINST FALLING AS NECESSARY, THESE WINDOWS MUST HAVE AN INTERNAL PANE OF LAMINATED GLASS, AND BOTH PANE AND FRAME DESIGNED TO RESIST THE HORIZONTAL FORCE GIVEN IN BS6399:PART1:1996. 6) FOR DETAIL OF LINTELS REFER TO MANUFACTURER'S SCHEDULES. ALL LINTELS IN EXTERNAL WALLS TO BE FITTED WITH INTEL SOFFIT CLADDING AND WITH FLEXIBLE DPM IN ACCORDANCE WITH MANUFACTURERS INSTRUCTIONS 7) ALL WINDOW AND DOOR SIZES TO BE CHECKED ON SITE PRIOR TO MANUFACTURE

BRICK WORK - TO HAVE EXTENDED CILL TO WINDOWS (STANDARD CILL TO DOORS)

#= INDICATES EMERGENCY ESCAPE WINDOW TO COMPLY WITH AD PART B1 4) WINDOWS & DOOR CILL REQUIREMENTS AS FOLLOWS:

W= WINDOW OR EXTERNAL DOOR, SG = SAFETY GLAZING , OB = OBSCURED GLAZING

2) ALL WINDOWS TO HAVE EASY CLEAN HINGES 3) REFERENCES FOR OPENINGS:-

1250 X 1350	BEDROOM 1	L9	NO	MIN 2500MM ² TRICKLE VENTILATION P1A GLAZING
1) VENTILATION F WITH AD PART F	REQUIREMENTS ACHIEVED	USING SYSTEM	3 VIA CONTINUOUS N	MECHANICAL VENTILATION IN ACCORDANCE

REF	WIDTHXHEIGHT	ROOM NAME	LINTEL REF.	SAFETY GLAZING	REMARKS	
W1	1250 X 1350	KITCHEN	L1	PAS 24	MIN 2500MM ² TRICKLE VENTILATION	
W2	1065 X 2400	ENTRANCE HALL	L2	PAS 24	914X2000 DOOR LEAF WITH FAN LIGHT OVER - PART M ACCESS	
W3 OB	680 X 1200	WC	L3	PAS 24	MIN 2500MM ² TRICKLE VENTILATION OBSCURE GLAZING	
W4	1250 X 1350	KITCHEN	L4	PAS 24	MIN 2500MM ² TRICKLE VENTILATION SIDE TO PLOTS 591, 612, 716 & 782 ONLY	
W5	2500 X 2100	LIVING	L5	PAS 24	MIN 2500MM ² TRICKLE VENTILATION, BI-FOLD DOORS	
W6#	1250 X 1350	BEDROOM 1	L6	NO	MIN 2500MM ² TRICKLE VENTILATION P1A GLAZING	
W7	965 X 1350	BEDROOM 1	L7	NO	MIN 2500MM ² TRICKLE VENTILATION P1A GLAZING	
W8#	1250 X 1350	BEDROOM 3	L8	NO	MIN 2500MM ² TRICKLE VENTILATION OBSCURE GLAZING	
W9#	1250 X 1350	BEDROOM 1	L9	NO	MIN 2500MM ² TRICKLE VENTILATION P1A GLAZING	
NOTES	1) VENTILATION REQUIREMENTS ACHIEVED USING SYSTEM 3 VIA CONTINUOUS MECHANICAL VENTILATION IN ACCORDANCE					

INTERNAL D	OOR SCHEDULE			
REF /	DOOR LEAF SIZE	STRUCTURAL OPENING WIDTH X HEIGHT	ROOM NAME	LINTEL REF.
D1	838 X 1981	904 X 2020	WC	
D2	838 X 1981	904 X 2020	KITCHEN	
D3	838 X 1981	904 X 2020	HALL	
D4	686 X 1981	752 X 2020	STORE	
D5	762 X 1981	828 X 2020	BEDROOM 1	
D6	762 X 1981	828 X 2020	BATHROOM	
D7	762 X 1981	828 X 2020	BATHROOM 2	
D8	762 X 1981	828 X 2020	BEDROOM 3	
NOTES	2) ALLOW 10MM AIR G	R, FD= FIRE DOOR	ALL ROOMS EXCEP	

VARY FOR ANY OTHER DOOR FRAME SIZE.

3) FOR DETAILS OF LINTELS REFER TO MANUFACTURER'S SCHEDULES

- 5302 --

2450

W5 SG

́SD∖

HALL

W2 PART M

SD

— 5302 ———

ACCESS

02-03.01 03-01.01

(SD)

 \downarrow 890 \downarrow 1200 \downarrow 908 \downarrow 1010 \downarrow 312 \downarrow 630 \downarrow 352 \downarrow AS BRICK (TYPICAL) - REFER TO ELEVATIONS FOR ALL FINISHES

W3

DOUBLE DPC TO BE RAISED UP

150MM ADJACENT TO LEVEL

THRESHOLD. RAISE AIR BRICK

WHERE REQUIRED. REFER TO

EXTERNAL WALL FINISH SHOWN

04-01.03

LIVING AREA

DINING

AREA

[®] KITCHEN

W1

WM

GROUND FLOOR PLAN

- 1527 -

(SD)

03-01.02

352 ∤

W4 TO PLOTS

591, 612,716

782 ONLY

EXTRACTS

THROUGH

FLOOR ZONE

WALL MOUNTED

ELECTRIC METER

BOILER FLUE AT

HIGH LEVEL

MID TERRACE

ELECTRIC

METER

WALL MOUNTED

-∤----- 1326 -----

70-1025 -

11. ALL SVP'S TO BE INSULATED WITH MIN 25MM INSULATION
QUILT AND TO BE BOXED IN WITH 25X50 SW TIMBER BATTEN
FRAMEWORK AND 2NO LAYERS OF 12.5MM PLASTERBOARD.

10. FOR MOVEMENT JOINT, BED JOINT REINFORCEMENT AND ALL STRUCTURAL INFORMATION REFER TO STRUCTURAL ENGINEERS

DENOTES SMOKE ALARM - TO BE SELF CONTAINED, 9. SD MAINS FED & INTERCONNECTED, TO COMPLY WITH B.S. 5446 PART 1. HD HEAT DETECTOR A100 EI 144 WITH BATTERY BACK UP

E INDICATES EXTRACT LOCATION

FOR DETAILS

DRAWINGS AND DETAILS

WINDOW/EXTERNAL DOOR SCHEDULE

8. CONTINUOUS MECHANICAL EXTRACTS ALL EXTRACT DUCTS TO BE WITHIN THE ELOOR / ROOF SPACE UNLESS NOTED OTHERWISE, REFER TO SPECIALIST'S DRAWINGS

7. ALL KITCHEN LAYOUTS TO SPECIALIST'S DESIGN AND DETAILS

6. ALL DRAINAGE RUNS TO BE ABOVE FLOOR UNLESS STATED OTHERWISE.

SB DENOTES STRUCTURAL BEAM OVER. FOR ALL STRUCTURAL STEELWORK, PADSTONES, AND MOVEMENT JOINT DETAILS REFER TO THE STRUCTURAL ENGINEER'S DRAWINGS.

		AS STRUCTURAL ENGINEER'S DETAILS					
•	-	DENC B&B TJ T	DTES SPAN BEAM & BL JOIST SPA TRUSS				
	4-30		ist details® arating Wa	all – Cavity Masonry - E-WM-30			
	robustdetails [®] - E-WM-3		X DENSITY _ TIES	600 TO 800 KG/M3 APPROVED DOCUMENT E 'TIE TYPE A' (SEE APPENDIX A) FOR THIN JOINT, WALL TIES MUST BE ANCON BUILDING PRODUCTS STAIFIX HRT4 OR CLAN PWT4 INSTALLED AT NO MORE THAN 2.5 TIES PER SQUARE METRE			
	- pi		TY WIDTH	100MM (MIN)			
	1		K SIZE	100MM (MIN), EACH LEAF			
	Wall	WALL	- FINISH	GYPSUM-BASED BOARD (NOMINAL 8 KG/M2) MOUNTED ON DABS			
	eparating V	INSU	LATION	KNAUF SUPAFIL® PARTY WALL BLOWN GLASS MINERAL WOOL INSULATION			
	Sep	FIRE	STOPS	FIRE STOPS AT ALL SEPARATING			
				WALL/EXTERNAL WALL JUNCTIONS			

INDICATED PLY 12 MM PLY FOR SANITARYWARE BASIN'S AND WC'S INCLUDING BOXING, STUD WALLS AND BUTTRESS WALLS AS INDICATED

BUTTRESS WALLS REQUIRE 12MM PLY LINING TO ONE SIDE

- MOISTURE RESISTANT BOARD TO BE USED IN WET AREAS. PLY INFILL BETWEEN STUDS TO BE USED TO SUPPORT RADIATORS / KITCHEN WALL UNITS ALL IN ACCORDANCE WITH THE CLIENTS SPECIFICATION AND DETAIL. 25MM ISOVER APR 1200 IN THE STUD CAVITY OR EQUIVALENT APPROVED MATERIAL (TO CLIENT SPECIFICATION) TO ALL 40DB BATHROOMS AND BETWEEN BEDROOMS / LIVING SPACES AS
- SPECIFICATION. BLOCK STRENGTH TO BE IN ACCORDANCE WITH THE STRUCTURAL ENGINEERS DETAILS. PARTY WALL IN ACCORDANCE WITH ROBUST DETAIL E-WM-30. NON-LOADBEARING PARTITION AS FOLLOWS: 70MM GYPFRAME 'C' STUDS WITH 12.5 MM PLASTER BOARD.
- ENGINEERS SPECIFICATION 3.6N/SQ. MM AIRCRETE BLOCK (550 - 650 KG/M³) TO CLIENTS
- ENGINEERING BRICKWORK IN LINE WITH STRUCTURAL

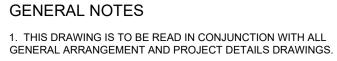
4. LEGEND FACING BRICKWORK / RENDER FINISH ON 7.2N BLOCKWORK

SVP SOIL AND VENT PIPE DP DRAINAGE POINT RWP RAIN WATER PIPE CJ CONSTRUCTION JOINT

3. ABBREVIATIONS USED:-EMJ EXTERNAL MOVEMENT JOINT HL AT HIGH LEVEL AAV AIR ADMITTANCE VALVE

2. UNLESS NOTED OTHERWISE, ALL DIMENSIONS ARE TO

STRUCTURAL FACES AND/OR PARTITION STUDS.



LINTEL REF. REMARKS DOOR CUT TO SUIT STAIRCASE

4) STRUCTURAL OPENING SIZES BASED ON LEAF SIZE + 35X2 DOOR FRAME. STRUCTURAL OPENINGS WILL

5) DOOR HEIGHTS ASSUME CARPET FINISH. ALTERNATIVE FINISHES MAY AFFECT DOOR SETTING OUT.

REF /	NET AR	NET AREA		GROSS AREA (m²)	
	m²	ft²	m²	ft²	
GROUND FLOOR	40.58	436.80	41.24	443.90	
FIRST FLOOR	40.58	436.80	41.24	443.90	
TOTAL	81.16	873.60	82.48	887.8	

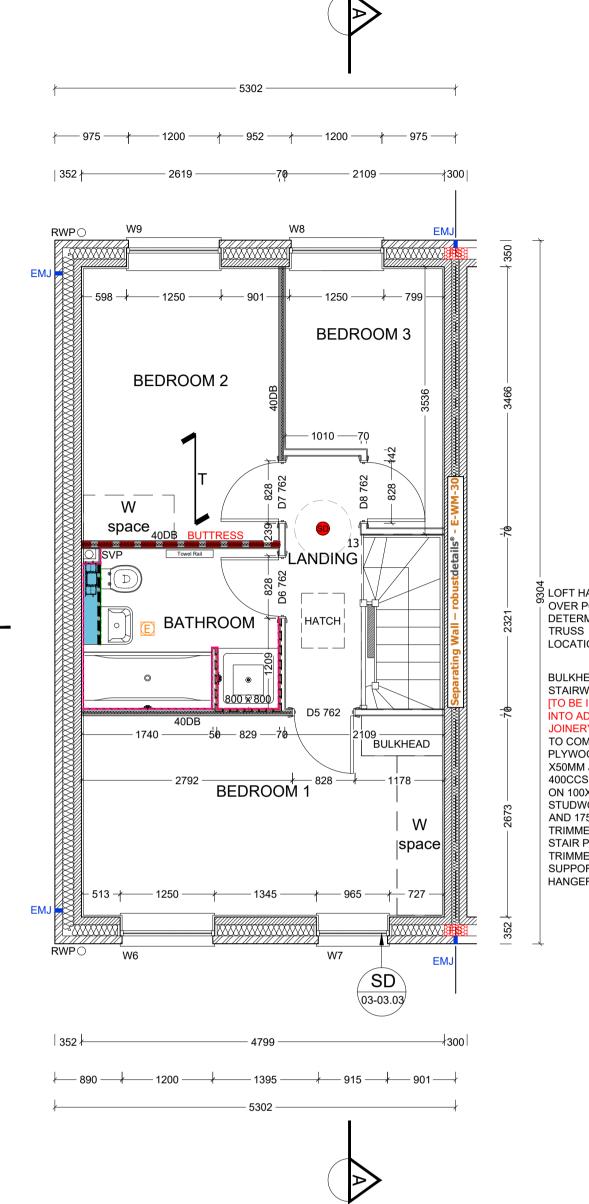
THE PLASTER FINISH TO EXTERNAL WALL AND SLOPING CEILINGS AT 1500MM ABOVE FFL.

GROSS AREA = AREA MEASURED WITHIN THE BOUNDARY OF THE INNER STRUCTURAL FACE OF THE EXTERNAL WALL AND SLOPING CEILINGS AT 1200MM ABOVE FFL.

ALL ESCAPE WINDOWS TO HAVE P1A APPROVED GLAZING. ALL GROUND FLOOR & EASILY ACCESSIBLE WINDOWS TO BE DESIGNED TO PAS24:2016. ALL WINDOWS TO BE FITTED WITH RESTRICTORS FOR SECURITY AND TO PROVIDE VENTIL AVOID SUMMER OVER HEATING. ALL WINDOWS TO BE FITTED WITH EASY CLEAN HINGES. ALL WINDOWS ABOVE GROUND FLOOR TO BE FITTED WITH RESTRICTORS WITH A RELEAS GLAZING BELOW 800mm(MEASURED FROM FLOOR LEVEL) IN SCREENS AND WINDOWS ANI 1500mm(MEASURED FROM FLOOR LEVEL IN DOORS) INCLUDING ANY SIDELIGHTS WITHIN 3
THE DOOR SHALL BE TOUGHENED SAFETY GLASS TO BE 6262: PART 4.
PHASE 9A PLOTS - (AS) 530
- (OPP) 529
PHASE 9B PLOTS - (AS) 554, 555, 556, 591
- (OPP) 592
PHASE 9C PLOTS - (AS) 619, 635
- (OPP) 612, 613,618
PHASE 9D PLOTS - (AS) 674, 715, 716
- (OPP) 673, 679
PHASE 9E PLOTS - (AS) 781
- (OPP) 782

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APPROVED PART B GUIDELINES.

MANUFACTURED TO BS 7412.

SPECIFICATION.

GENERAL NOTES (EXTERNAL DOOR & WINDOW SCHEDULE)

THE WINDOW WITHIN THE STRUCTURE OR POST FIXING WINDOW.

STRUCTURAL ENGINEERS DESIGN DETAILS & SPECIFICATION.

OBSCURE GLAZING TO WC'S, ENSUITES & BATHROOMS.

- Bui - Che - Ens - Do sur pric - Rel - CD	 Statutory approvals to be received prior to commencement of works. Building control submission to be deposited prior to any works. Check / trace positions of existing services / drainage prior to new works. Ensure no Easements / rights of way exist on site prior to construction. Do NOT scale from this drawing. Check dimensions on site against site survey prior to any new works. Report and resolve any discrepencies prior to any new building works. Relevant Party Wall notices to be served and agreed before new works. CDM Co-ordinator to be appointed with Health & Safety file in place prior to any new works. 					
	any new worl					
Revision: C1 C2 C3 C4 C5 C6 C7 C8	Date: 19.02.21 21.05.21 15.06.21 06.08.21 19.10.21 07.02.22 29.09.22 20.10.22	Description: Construction Issue Plot 529 & 530 handing corrected W7 moved across left Patio door reveal, detail refs updated Buttress wall note updated Smoke detectors adjusted Minor amendments Windpost updated	By MJ MJ MJ MJ MJ MJ			

S LOFT HATCH OVER POSITION DETERMINED BY LOCATION

BULKHEAD OVER STAIRWELL [TO BE INCORPORATED INTO ADDITIONAL JOINERY] TO COMPRISE 18MM PLYWOOD ON 100 X50MM JOISTS AT MAX 400CCS, SUPPORTED ON 100X50MM STUDWORK PARTITION AND 175X50MM TRIMMER AT BASE OF STAIR PARTITION. TRIMMER TO BE SUPPORTED ON JOIST HANGER AT WALL

ALL EXTERNAL DOOR & WINDOW SCHEDULES ARE TO BE READ IN CONJUNCTION WITH CONSTRUCTION FOR CONFIRMATION OF DOOR & WINDOW SWING/HANDING, REFER TO RELEVANT GENERAL ARRANGEMENT FLOOR PLANS AND ELEVATIONS. THE EXTERNAL DOOR & WINDOW OPENINGS INDICATED IN THIS SCHEDULE ARE STRUCTURAL & SUFFICIENT TOLERANCE MUST BE ALLOWED FOR THE THICKNESS OF THE CAVITY CLOSER & BUILDING ALL CAVITY BARRIERS/CLOSERS TO BE A MINIMUM 30 MINUTES FIRE RATED IN ACCORDANCE WITH FOR FULL DETAILS OF LINTELS OVER OPENINGS, REFER TO MANUFACTURERS DETAILS AND PROVIDE STANDARD DOUBLE GLAZED (BS EN 1279-1:2004) DRAUGHT SEALED PVCu WINDOWS VENTILATION TO RELEASE CATCH. WS AND BELOW /ITHIN 300mm OF

