

103mm face brickwork to match existing, 100mm cavity with 100mm full fill CavityTherm insulation & tied with s.s. ties at 750mm horiz. & 450mm staggered vert. centres 100mm thermal blockwork finished with 12.5mm wallboard (moisture resistant to wet areas) on 10mm dabs

partitions to sanitary accommodation and between habitable rooms install 25mm mineral wool min. 10kg/m³ between studs & faced both sides with 12.5mm wallboard min. 10kg/m² (moisture resistant to wet areas)

partitions formed with 75 x 50mm regularised studs at 400mm centres with noggins to mid point faced both sides with 12.5mm wallboard (moisture resistant to wet areas)

svp connected to sanitary:
wc 100mm waste 50mm trap
bath 40mm waste 50mm trap
shower 40mm waste 50mm trap
basin 40mm waste 75mm trap
wastes to fall min. 1 in 40

all new & replacement toughened double glazed doors to achieve min. U value of 1.4W/m²K

all new & replacement double glazed window to achieve min. U value of 1.4W/m²K

all new & replacement doors & windows glazed with safety glass in accordance with BS 6206 & BSEN 12600

Wall Legend

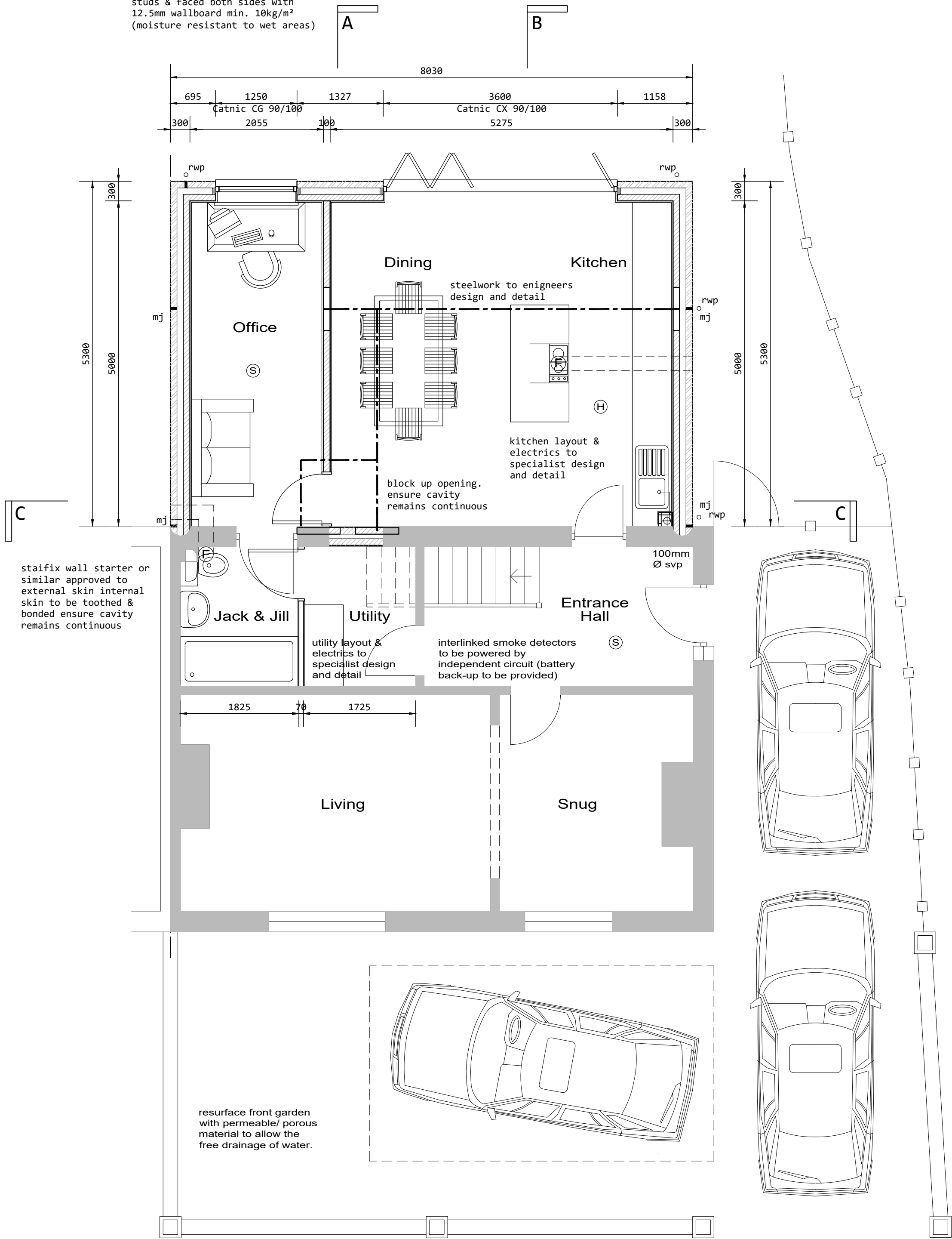
	Facing Brickwork 103mm thick
	Dense blockwork 7.3N/mm² 100mm thick unless noted otherwise
	Thermal blockwork 3.5N/mm² 100mm thick unless noted otherwise
	Internal timber studwork 70mm thick with 15mm plasterboard either side
	Movement / expansion joint to be 10mm wide using 10mm wide 'hydrocell', as joint filler with approved mastic pointing NB: movement joints to be at max.. 6m centres in blockwork and max.. 12m centres in brickwork

Ventilation

In accordance with approved document F table 5.1a Extract Ventilation rates

INTERMITTENT EXTRACT (Extract fans with humidistat ducted to external air)	
Room	Minimum rate
Kitchen	30 l/s adjacent to hob or 60 l/s elsewhere
Utility room	30 l/s
Bathroom	15 l/s
Sanitary accommodation	6 l/s
All wet rooms to have min. 10mm air gap under door.	
Provide min 5000mm² background ventilation to habitable rooms.	
Provide purge ventilation with openable windows and/or external doors equivalent to 2% of the floor area to all habitable rooms.	

Rev.	Date	Description	Drawn
A	17/01/23	Engineers comments added	JE
B	08/05/23	Timber Frame To Masonry	JE
C	27/05/23	Engineer comments amended	JE



GROUND FLOOR PLAN

All dimensions to be confirmed on site

FIRST FLOOR PLAN

Electrical Legend		
	Pendant light fitting	E denotes low energy lighting
	Batten holder fixing	E denotes low energy lighting
	Recessed LED downlighter with intumescent cover	
	Recessed LED downlighter switched by door	
	Low energy pelmet light fitting	
	Wall mounted light	mounted 1950 above f.f.l.
	1200mm long fluorescent light	mounted 1950 above f.f.l.
	External wall mounted light (maximum lamp capacity 100w, connected to pir & time control)	mounted 1950 above f.f.l.
	Light switch 1 way, 1 gang	mounted 1050 above f.f.l.
	Light switch 2 way, 1 gang	mounted 1050 above f.f.l.
	Light switch 2 way, 2 gang	mounted 1050 above f.f.l.
	Dimmer switch	mounted 1050 above f.f.l.
	Single switched socket outlet 13A	mounted 450 above f.f.l.
	Twin switched socket outlet 13A	mounted 1050 above f.f.l.
	Twin switched socket outlet 13A	mounted 450 above f.f.l.
	Shaver socket	mounted 1050 above f.f.l.
	Blanked off power point for future use	mounted 1650 above f.f.l.
	Switched spur outlet	
	Un-switched spur outlet	
	Fan isolator switch	mounted 2100 above f.f.l.
	Fan Booster switch	mounted 1050 above f.f.l.
	Ceiling mounted fan	
	Smoke / heat / carbon monoxide detector	
	Telephone point	mounted 450 above f.f.l.
	Television coax aerial	mounted 450 above f.f.l.
	Multimedia point 1 tv / sky / uhf / hdmi / bt multimedia plate including double socket	mounted 450 above f.f.l.
	Multimedia point 2 tv / uhf / bt multimedia plate including double socket	mounted 450 above f.f.l.
	Indicative position of radiator, exact location to be determined by H&V engineer	
	Indicative position of chrome heated towel rail, exact location to be determined by H&V engineer	
	Kick space heater	
	Room thermostat for central heating	mounted 1050 above f.f.l.
	3A switched connection for boiler	mounted 1050 above f.f.l.
	Immersion heater	
	Bell sounder	
	Bell push	
	Alarm Control Panel Position (wiring only) Refer to specification	
	Alarm keypad Position (wiring only) Refer to specification	
	Meter box	
	Consumer unit	
Note dimensions shown are to u/s of plate		
At least 75% of internal light fittings to have minimum lighting efficiency of 45 lumens per circuit-watt		
External lighting to have minimum lighting efficiency of 45 lumens		
All electrical work to meet the requirements of approved document p & must be designed, installed & tested by a person competent to do so. certificate of electrical installation to be issued on completion in compliance with BS: 7671)		

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Architecture

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Client

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Job Title

3 Queens View
Netley
Southampton

Drawing Title

Ground & First
Floor Plans

Scale: A1 @ 1:50

Date: Oct 22

Drawn By: JE

Drg. No.

117.436.010

Rev:

C