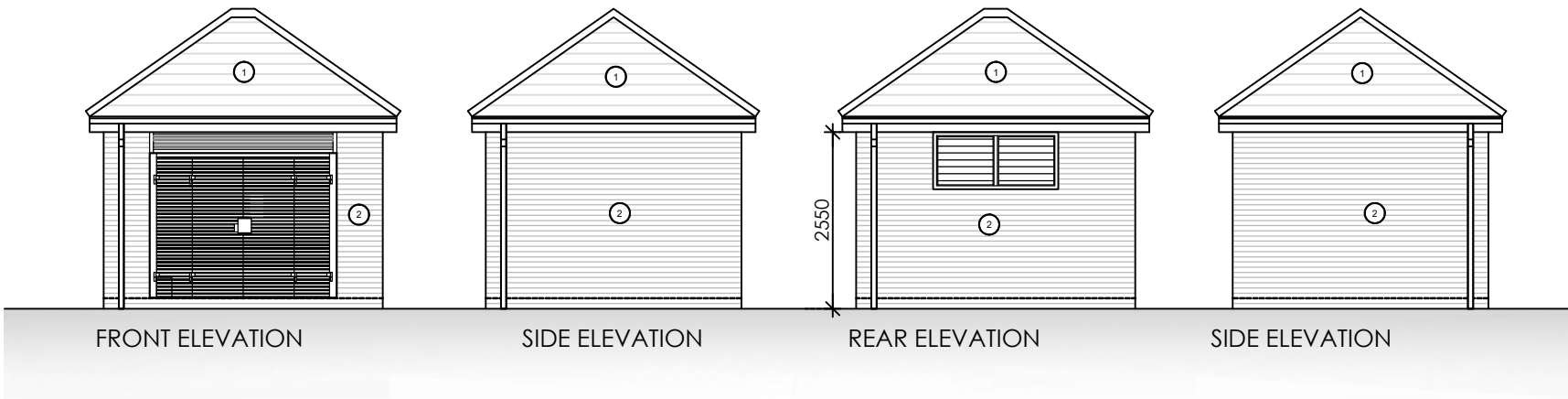
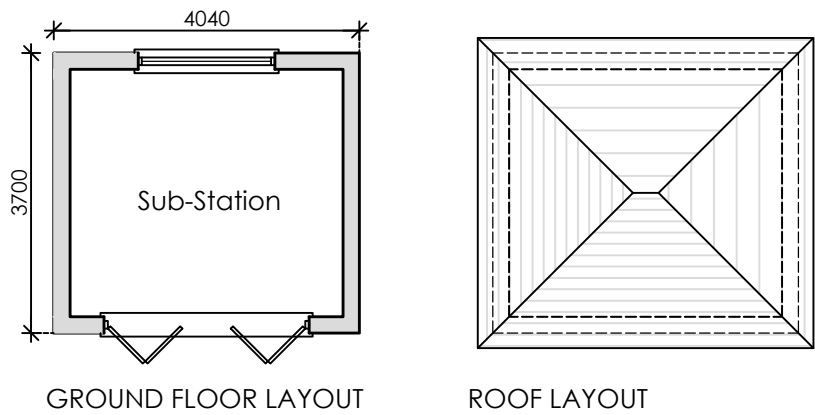




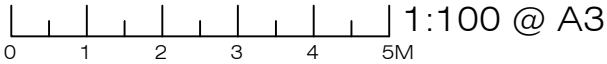
- GENERAL NOTES**
1. This drawing must not be scaled. If in doubt ask Project Architect.
 2. This drawing is to be read in conjunction with:
 - all other project drawings.
 - Current building regulations, N.H.B.C. & Housing Association.
 3. All details and drawings must be read in conjunction with Elivia Homes specification.
 4. For SAP and energy requirements please refer to SAP ASSESSOR documentation.
 5. Drawings to be read in conjunction with Project Structural Engineer's engineering drawings and specification.
 6. All steelwork to be finished with intumescent paint achieving 30min fire rating.
 7. All masonry either side of steel roof frames should be tied to the steelwork using minimum 100mm long frame cramps with a double sleeve (ancon ppb cramp or similar approved).
 8. Kitchen layout indicative, refer to specialist designs.
 9. Separating wall to be taken to underside of roof covering and a non-combustible material provided with voids.
 10. Windows to be set back a minimum 30mm into cavity.
 11. Flush threshold to front entrance (refer to standard construction details for construction method).
 12. WC Door to be set back 250mm from the pan on side entrance WC's.
 13. Loft Hatches to be #hour fire rated and insulated.
 14. Proprietary fire collars to be provided to all pipes passing through compartment floors providing 1 hour fire resistance.

- HEALTH AND SAFETY INFORMATION**
1. All brick/blockwork to be constructed from a stable platform utilising a suitable scaffold or supported mid floor.
 2. Triangular restraint frames should be utilised in areas where free standing brick/blockwork is liable to collapse under high winds.
 3. Increased risk of 2 storey fall when temporary boarding & joists are removed from both stairwell openings when fitting staircases.
 4. First floor widespan (apartment only) to be installed by specialist contractor. Blocks to be checked for defects on a weekly basis and replaced where necessary.
 5. All steelwork/trusses/timber panels to be installed using appropriate handling equipment, using cranes where necessary and in accordance with the safe system of working. Unloaded/unsupported steels to be propped and secured in accordance with engineers guidance.
- Note: The risks outlined above are in addition to the normal hazards and risks faced by a competent contractor, and are to be read in conjunction with the job risk assessment.

- MATERIAL SCHEDULE**
- Note: Refer to Elivia Homes External Material Schedule for plot specific Scheduling
- | | |
|---|------------------------------------|
| ① | - Redland Rosemary Clay Plain Tile |
| ② | - Cedarwood Multi Facing Brick |
- All materials To Match With Adjacent Plots



SCALE BAR



Elivia Homes Southern
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Do not scale this drawing. Use written dimensions only. All dimensions are to be checked on site prior to commencement of work. This drawing is the copyright of Elivia Homes Limited and may not be copied altered or reproduced in any way without their written authority

SITE LAYOUT | SUBSTATION

DEVELOPMENT AT:
LAND NORTH SIDE OF GRANGE ROAD
NETLEY ABBEY
FOR
ELIVIA HOMES LIMITED

Scale :1:100 @ A3 Date : Nov. 2023
Drawing No :04_21_150