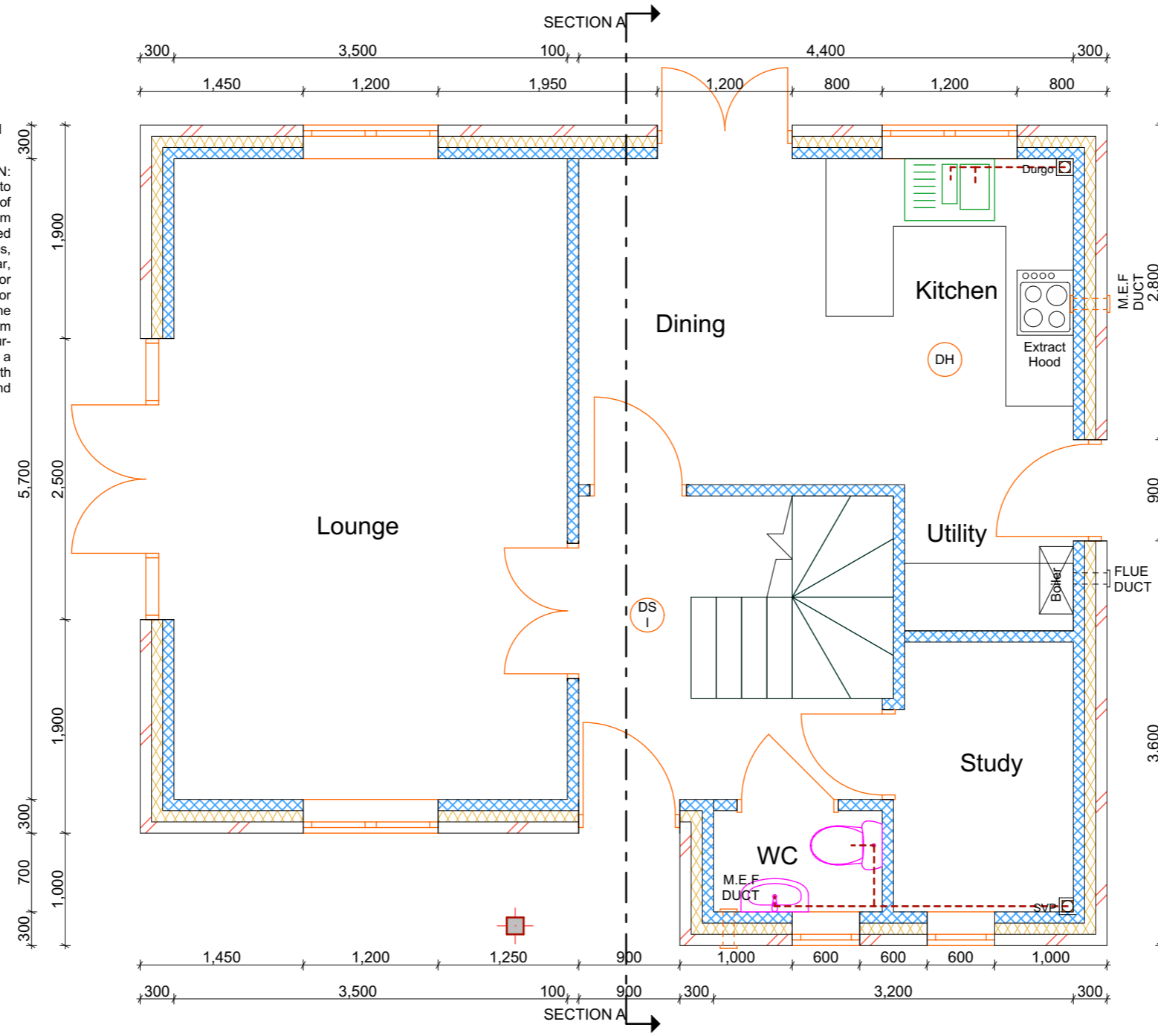


New proprietary opening windows and doors to the choice of the client.

**GROUND FLOOR CONSTRUCTION:**  
New beam and block floor structure to be constructed to achieve U- Value of 0.11w/m<sup>2</sup> degk or better, using 150mm pre-cast pre-stressed concrete inverted "T" beams at 520mm centres, manufactured by Hanson or similar, infilled with 100mm Thermalite Floor blocks, manufactured by Hanson or similar, 1200 gauge black polythene damp-proof membrane, 150mm Celotex XR4000 insulation, vapour-control layer of an approved type with a 75mm screed finish in accordance with Structural Engineer's drawings and details.

New cavity wall construction - (U-value of 0.25 w/m<sup>2</sup> degk or better).  
**100mm brickwork, 100mm full fill Dritherm 32 insulation, and 100mm Thermalite Aircrete Shield 3.6n insulation block** with dry lined walls and plaster skim (or approved alternative to be agreed later). Wall ties should be spaced 900mm apart horizontally, and 450mm vertically. Please refer to Structural Engineer's drawings and details, for additional information that maybe specified.



NOTE: Disposal of rainwater to be in accordance with BRE Digest 365.

NOTE: Heights of switches and sockets to be 450 - 1200mm above finished floor level.

Kitchen Soil pipe to Durgo Valve. New soil vent pipe to be below worktop level.

**KITCHEN:** Extract hood over cooker hob to be operated during cooking providing 30 l/s extract to outside air, via a high level duct located within first floor structure, to a wall mounted Mechanical Extract Fan.

**HEAT DETECTOR:** An interlinked heat detector with battery back-up is required in the kitchen / diner.

**BOILER:** New Gas Condensing Combi Boiler to be located at high level with extract to outside air, via a wall mounted balanced flue. NOTE: Flue to be protected with a wire cage of approved type.

Ensure that the boiler flue termination is a minimum of 300mm from any extract termination.  
Boiler to have fanned draught balanced flue and condensate drains

**WC:** Layout of Ground Floor WC to comply with Approved Document M, Diagram 32.

All plumbing appliances to discharge into external Soil Vent Pipe.

**WC:** Recommended extract ventilation rate to outside is required for the WC. The minimum intermittent extract rate should provide no less than 15 l/s m<sup>2</sup>, via a wall mounted Mechanical Extract Fan ducted to outside air, in accordance with table 1.1a Approved Document F1 - Means of Ventilation (2006 Edition).

Upon completion Provide certification that the water efficiency measures for the dwelling have be satisfactory installed. (Notice is required no later than 5 days after the work has been completed)

Commission certificates are required for the fixed building services in order to show compliance with energy performance measures of Part L1A. (Notice is required no later than 5 days after the work has been completed)



1:50

	Proposed Unit on land to side of 1 Hastings Rd, Poole BH17 7JD	<b>Drawing:</b> Construction Ground Floor Plan	<b>DWG number:</b> 4324/20	<b>Scale:</b> @A3 1:50	<b>Revision:</b>	<b>Drawn by:</b> L. Evans	<b>Checked by:</b> Brian Nicholls	Note: The contents of this drawing are copyright, and must not be copied or reproduced in any way.	Brian Nicholls Architects Ltd Architecture Planning Design and Development Consultant
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