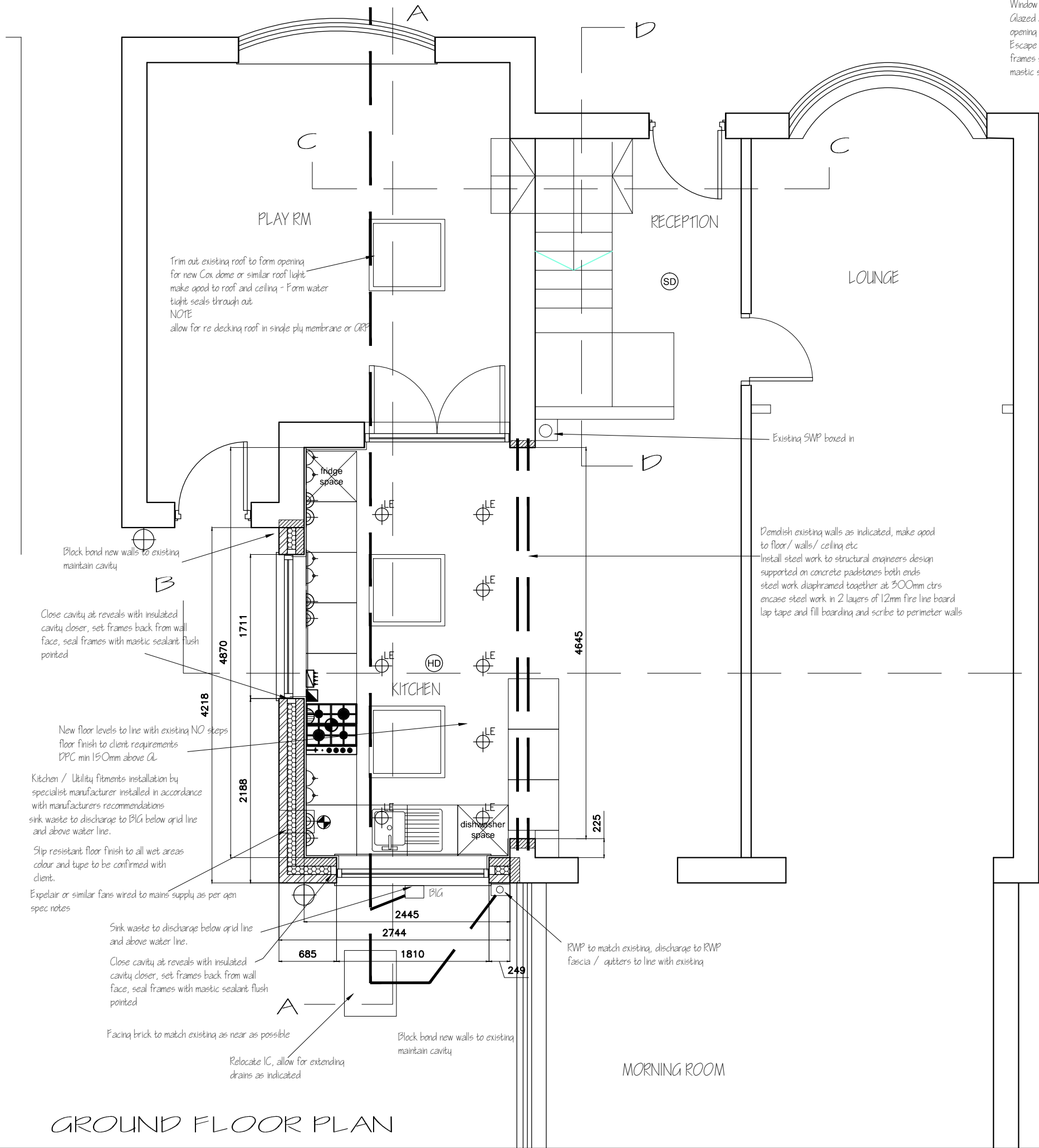




GROUND FLOOR PLAN

Window fenestration to match existing
Glazed area 1/ 10th floor area
opening light 1/ 20th floor area
Escape window as gen spec notes
frames set back from wall face and sealed with
mastic sealant flush pointed

Grab up existing redundant drains and services
cap off and seal as required
make good to ground and consolidate in 300mm layers

New IC as per gen spec notes complete with sealed cover
Concrete base and haunching - concrete ring system
medium duty cover - type to be decided on site

Install new IC as shown complete with concrete base and
haunching, medium duty cover set in grease

Check existing drains for suitability make good as required
extend drains as shown to connect to new services

All drains under building to be encased in 150mm concrete
provide RC lintel over drain passing through walls and foundations
provide rodding access point to head of drains

Assumed separate system of drains (to be determined
on site through investigation)

Any drains passing under building to be encased in
150mm concrete, provide RC lintel over drains passing
through foundations, provide rodding access.

Assumed line of drains -depth to be checked on site
Foundations to invert of drains

New external wall comprising of facing brick to match existing
outer leaf, 100mm cavity fully filled with Dritherm 37 insulation,
100mm Celcon standard blockwork (K=0.16) with 13mm plaster
finish to achieve 0.28 w/ m2k U value
Stainless steel cavity ties at 750mm horizontal and 450mm
vertical ctrs staggered each line, ctrs reduced to 300mm around
openings

Roof comprising single ply membrane to manufacturers instructions
on 130mm Kingspan or similar flat roof insulation on ex grade ply wood
on furring pieces laid to fall on 50x175 C16 roof joists

New doors and windows to be double glazed with 20mm gap between
panes filled with Argon gas with inner pane having lo E coating to achieve
1.6w/ m2K (WER band c)

Glazing below 800mm from floor level in windows and less than 1500mm
above floor level in doors and side panels to be safety glass to conform to
BS 6206 (BS EN 12600)

Insulation to walls, floor and roof is to be continuous to limit
thermal bridging and air leaks

All work to comply with Domestic Building Services compliance guides

All electrical work to meet the requirements of Part P (electrical safety)
and will be designed, installed inspected and tested by a person registered
with a competent persons scheme

Floor comprising 150mm thick concrete slab trowelled smooth to receive
clients finish or screed

A142 anti crack mesh on 75mm Kingspan on 1000q visqueen on sand blinding
on clean well compacted hardcore

ELECTRICAL LEGEND

single switched socket outlet	wiring
double switched socket outlet (low level)	dedicated low energy pendant light
double switched socket outlet (high level)	spot light
one way light switch	batten light
two way light switch	spot light
pull cord light switch	extract fan
cooker control box	door bell push button
cooker connection box	tv socket
immersion switch	fused spur
room thermostat	consumer unit
smoke/heat detection with integral sounder unless otherwise stated	Shaver strip light & socket 2025mm AFL
alarm control pad	alarm box
boiler control pad	gas point
telephone point	wall light
circular zoned encased compact fluorescent light	external wall light
fluorescent strip light	
heat detector	

electrical layouts are indicative
please refer to specification for details
note - all sockets and switches are to be positioned
between 450mm and 1100mm above finished floor level

Mounting heights to center	
1350mm	
Standard 300mm	
Worktop 150mm above worktop	
1350mm	
250mm below ceiling	
2000mm to top	
1400mm or adjacent equipment	

SEE STATUTORY REQUIREMENTS FOR POSITIONING ELECTRICAL FITTINGS
DRG No ELC-01

Lighting and Power: separately controlled circuits with
subdivision where necessary to ensure compliance with BS
7671 (IEE Wiring Regulations)

Drawing indicative of connections only, routes to be
determined on site in accordance with the regulations.

Provide light point and socket outlet in roof space adjacent
to access hatch

Provide isolator switches to all extractor fans

LAYOUT AS PROPOSED

ALL DIMENSIONS TO BE CHECKED ON SITE
PRIOR TO ORDERING OR ERECTING MATERIALS
DO NOT SCALE.

J.KENDAL
9 SOUTH SQUARE
THORNTON-CLEVELEYS
FY5 1JP

Tel No. 01255 857962
Mob No. 07705 348857
Email jk@kendalet.com

PROPOSED KITCHEN EXT.N and
INTERNAL ENSUITE
CLIENT

Mr and A. WOODS
51 THE FAIRWAY, NEW MOSTON
MANCHESTER M40 3WS

REV.	DRG.NO. JPP / 2042_005
DATE FEB 2021	SCALE 1:50 @ A3