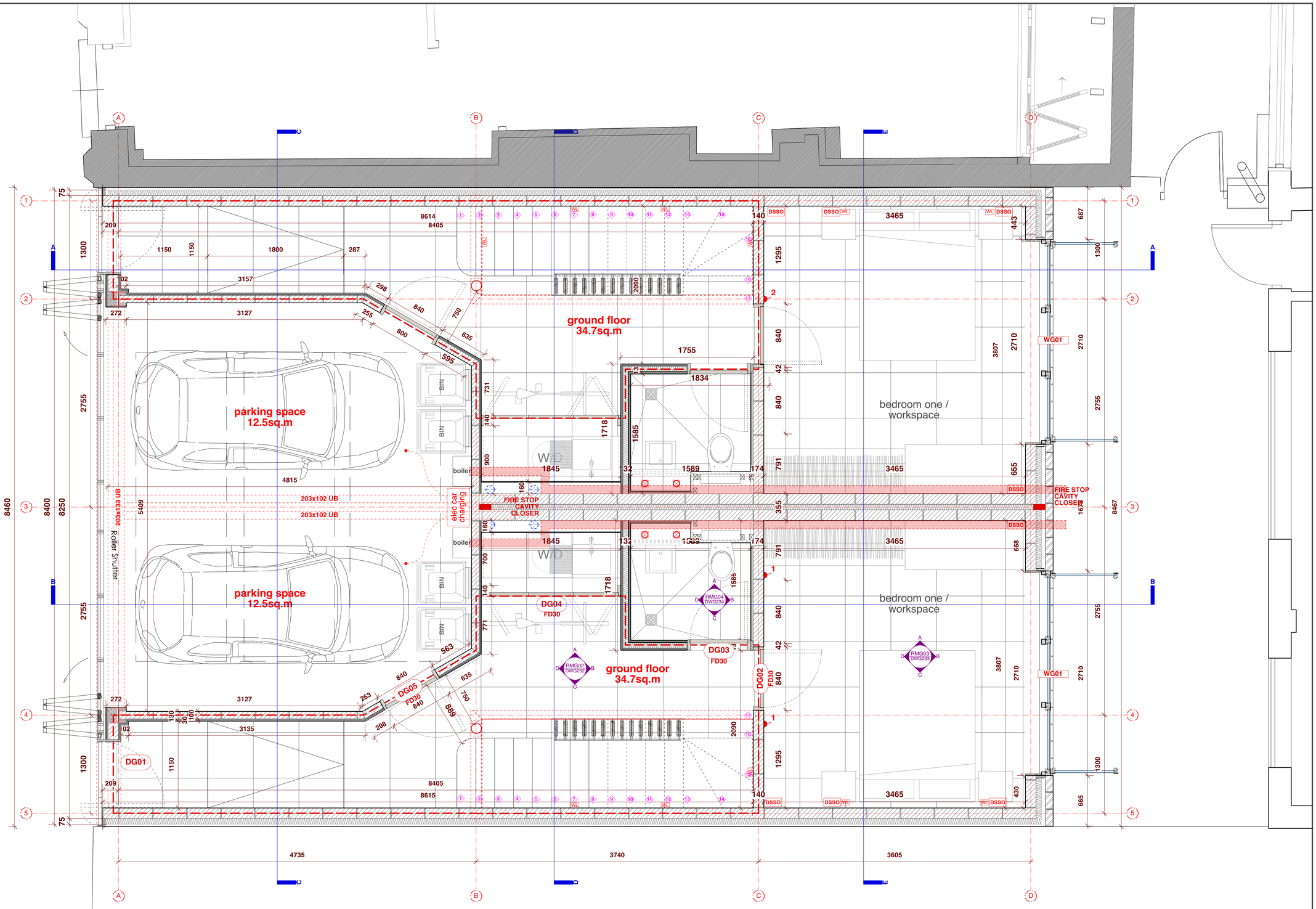

key

- door reference
- window reference
- pendant light
- brushed stainless steel 50W spotlight
- IP65 rated brushed stainless steel 50W spotlight to all bathrooms
- wall light / picture light
- double safety socket outlet
- extract position [refer to plan for direction / type of extract
- heat detector
- smoke detector
- light switch
- dimmable light switch
- 6A socket outlet for table lamp
- telephone socket
- pc data socket point hardwired [CAT 6 cable]
- t.v point [note: each t.v point will also require power point whether indicated on drawing or not]
- sky tv [tbc by client]
- gas meter
- electric meter

additional notes

• ELECTRICAL
All electrical work required to meet the requirements of Part P (electrical safety) must be designed, installed, inspected and tested by a competent person registered under a competent person self certification scheme such as BRE certification Ltd, BSI, NICEIC Certification Services or Zurich Ltd. An appropriate BS7671 Electrical Installation Certificate is to be issued for the work by a person competent to do so. A copy of the certificate to be given to Building Control on completion of the work.

• MECHANICAL
mechanical ventilation to provide 3 AC/hr intermittent ventilation with 15 minute-overrun facility in wc / bathroom; and 60 ltrs per second air change in kitchen (30 ltrs per second air change if combined with cooker extract hood).

• JOINERY
all internal doors to be solid-core 45mm thk except where noted [refer to door schedule].

• ALARM / SECURITY [TBC & AGREED BY CLIENT]
- dual com system [transists radio network]
- no. of key fobs tbc with client
- fob reader next to front door
- main operation panel located in utility [tbc]
- external lights fitted to alarm circuit [tbc with client]
- sensor positions tbc by specialist & agreed prior to installation

• DRAINAGE
- drainage positions shown are notional. Contractor to investigate and locate drains and invert levels on site prior to building works.
- all new below ground drainage to be as per structural engineer's calcs and details.

• TELEPHONE
- client to confirm & agree BT connection point position with utility supplier

• SMOKE DETECTION
Mains operated linked smoke alarm detection system to BS EN 14604 and BS5839-6:2004 to at least a Grade A category LD2 standard to be mains powered with battery back up to be placed in the hall way of each house with an additional interlinked heat detector at ceiling level in kitchens if required by BCO. Smoke alarms should be sited so that there is a smoke alarm in the circulation space on all levels/ storeys and within 7.5m of the door to every habitable room. If ceiling mounted they should be 300mm from the walls and light fittings.

INTERNAL LIGHTING
Install low energy light fittings that only take lamps having a luminous efficiency greater than 45 lumens per circuit watt and a total output greater than 400 lamp lumens. Not less than three energy efficient light fittings per four of all the light fittings in the dwelling spaces to comply with Part L of the current Building Regulations.

do not scale from this drawing

all dimensions are to be checked on site prior to commencing works on site. discrepancy found between information given on this drawing and that given elsewhere or recorded on site shall be notified immediately to the project architect in writing

0 1 2

TENDER ISSUE

snookarchitects
Suite 6b
10 Duke street
Liverpool
L1 5AS
t: 0151 707 0100

project:	**manchester, townhouses**
dwg no:	**205A**
dwg title:	**ground floor plan**
scale:	**1:25 @ a1**