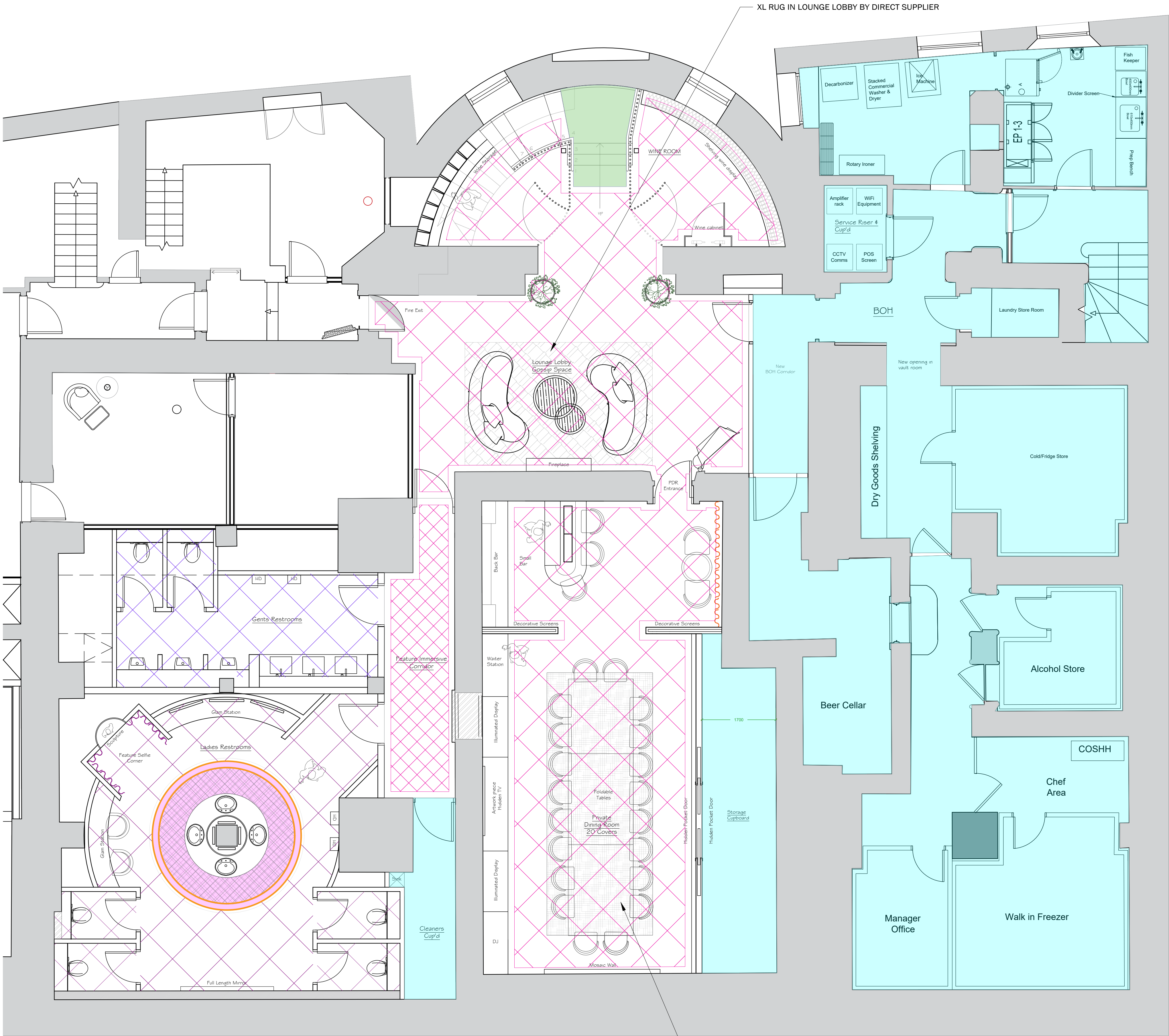
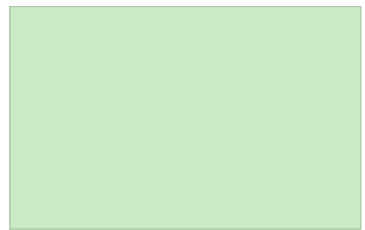


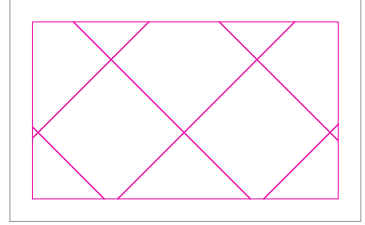


PROPOSED LOWER GROUND FLOOR PLAN - FLOOR FINISHES
SCALE 1:50 @ A1

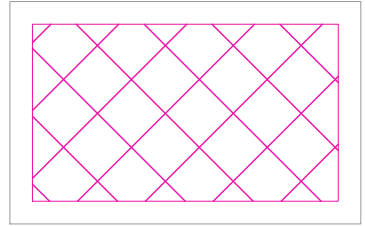
FLOORING KEY:



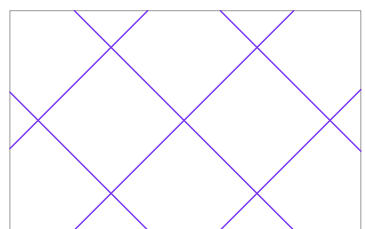
NEW STAIRCASE FLOORING:-
ARCHI TILE / ATZGROMI 100 SAFE JARORE
SUPPLIER: ARCHI.TILE
PORCELAIN TILE TO BE WATER JET CUT TO SIZE OF EACH STAIR TREAD AND RISER - CONTRACTOR TO ARRANGE PRE-CUT TILES WITH SUPPLIER
ALLOW FOR ANTIQUE BRASS DOUBLE NOSINGS TO STAIRS



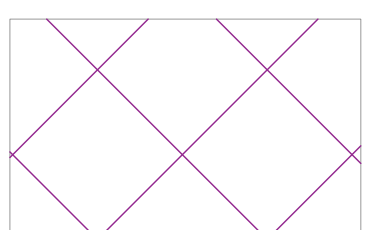
NEW FEATURE CHECKERBOARD TILING IN LOUNGE LOBBY/PRIVATE DINING:-
600MM X 600MM MIX OF 2 TILES IN DIAMOND LAY FORMAT TO CREATE CHECKERBOARD PATTERN.
TILES TO BE CUT TO SIZE - CONTRACTOR TO ARRANGE PRE-CUT TILES WITH SUPPLIER. GROUT REF TBC
BORDER TILE: ATZGROMI 100 SAFE JARORE / PTV 36 / 600 X 600MM
SUPPLIER: ARCHI.TILE
TILE REF 1: ATZGROMI 100 SAFE JARORE / PTV 36 / 600 X 600MM
SUPPLIER: ARCHI.TILE
TILE REF 2: 148 KALAHARI MELANGE / PTV 36 600 X 600mm
SUPPLIER: CASA CERAMICA



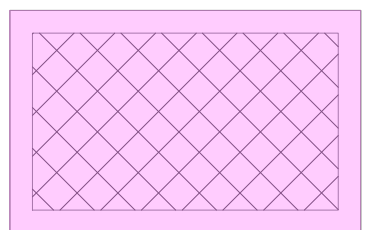
NEW FEATURE CHECKERBOARD TILING IN WC CORRIDOR:-
200MM X 200MM MIX OF 2 TILES IN DIAMOND LAY FORMAT TO CREATE CHECKERBOARD PATTERN.
TILES TO BE CUT TO SIZE - CONTRACTOR TO ARRANGE PRE-CUT TILES WITH SUPPLIER. ALLOW FOR 150MM BORDER TO FRAME CORRIDOR. GROUT REF TBC
BORDER TILE: ATZGROMI 100 SAFE JARORE / PTV 36 / 600 X 600MM
SUPPLIER: ARCHI.TILE
TILE REF 1: ATZGROMI 100 SAFE JARORE / PTV 36 / 600 X 600MM
SUPPLIER: ARCHI.TILE
TILE REF 2: 148 KALAHARI MELANGE / PTV 36 600 X 600MM
SUPPLIER: CASA CERAMICA



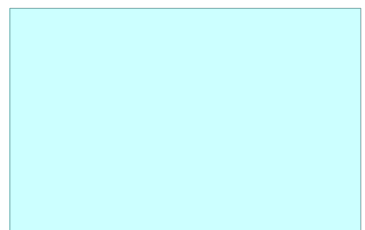
MALE WCs FEATURE TILE:-
CANVAS OF ONYX MATT BLACK PTV CC/HM01735 - FULL SIZE TILES. GROUT REF TBC
SUPPLIER: CASA CERAMICA



LADIES WCs FEATURE TILE:-
CASA DOLCE ONYX GOLDEN ONYX SATIN FINISH / 800MM X 800MM TILES TO BE CUT TO SIZE - CONTRACTOR TO ARRANGE PRE-CUT TILES WITH SUPPLIER. TILES TO BE LAID IN DIAMOND FORMAT. GROUT REF TBC
SUPPLIER: CASA CERAMICA
TO BE CERTIFIED, TREATED AND TESTED BY 4EARTH SOLUTIONS TO ACHIEVE PTV +36



LADIES WCs FEATURE TILE 2:-
100MM X 100MM MIX OF 2 TILES IN DIAMOND LAY FORMAT TO CREATE CHECKERBOARD PATTERN.
TILES TO BE CUT TO SIZE - CONTRACTOR TO ARRANGE PRE-CUT TILES WITH SUPPLIER. ALLOW FOR 150MM BORDER. GROUT REF TBC
BORDER TILE: CASA CERAMICA CC/HM01734 CRYSTALLINE WHITE MATT FINISH
TILE REF 1: CASA CERAMICA CASA DOLCE ONYX GOLDEN ONYX SATIN FINISH
SUPPLIER: CASA CERAMICA
TO BE CERTIFIED, TREATED AND TESTED BY 4EARTH SOLUTIONS TO ACHIEVE PTV +36
TILE REF 2: CASA CERAMICA CC/HM01734 CRYSTALLINE WHITE MATT FINISH
SUPPLIER: CASA CERAMICA



BOH FLOORING:-
NEW ALTRO VINYL FLOOR COVERING TO BACK OF HOUSE AREAS.
NO COVERED SKIRTINGS - STAINLESS STEEL PLINTH TO RUN FLUSH TO FLOOR
REF: ALTRO STRONGHOLD 30 ABYSS K3001
SUPPLIER: ALTRO FLOORING
CONTACT: 01482 489 916 enquires@altro.com



10MM THICK FEATURE METAL INSET TRANSITION STRIP IN ANTIQUE BRASS FINISH.
TO BE WHOLLY FLUSH WITH SURROUNDING FLOOR FINISHES. SUBJECT TO SAMPLE PROVIDED BY CONTRACTOR PRIOR TO CONSTRUCTION.

SUPPLIER DETAILS:

SUPPLIER: ARCHI.TILE
CONTACT: GARY RUSSELL
SALES@ARCHI.TILE.CO.UK
01536 211545
SUPPLIER: CASA CERAMICA
CONTACT: HARRY MOLYNEX
HARRY@CASCERAMICA.CO.UK
0161 870 2108

GENERAL FLOORING NOTES

ALL FLOORING TO BE LAID IN ACCORDANCE WITH MANUFACTURERS INSTRUCTIONS / RECOMMENDATIONS WHERE APPLICABLE REFER TO WRITTEN SPECIFICATION FOR PREPARATORY WORKS FOR RECLAIMED FLOORING AND SUB-FLOORING. SUB FLOORING TO TAKE INTO ACCOUNT DIFFERING FLOOR FINISH THICKNESSES TO ENSURE LEVEL SURFACES AT JUNCTIONS. ALLOW FOR GRADUS (OR EQUIV) EDINGS AND NOSING AS NECESSARY - FINISHES TO BE DISCUSSED WITH DESIGNERS.

THE CONTRACTOR WILL BE RESPONSIBLE FOR TAKING ACCURATE QUANTITIES FROM ON-SITE MEASUREMENTS. DO NOT SCALE OFF THIS DRAWING.

TIMBER FLOORS TO BE ORDERED IN SUFFICIENT TIME TO ALLOW FOR ACCLIMATISATION TO SITE CONDITIONS. ALLOW FOR VISQUENE (OR EQUIVALENT) MOISTURE RESISTANT MEMBRANE WHERE TIMBER FLOORS ARE TO BE LAID OVER NEW CONCRETE FLOORS.

THE MAIN CONTRACTOR WILL BE RESPONSIBLE FOR CARRYING OUT SCREEDING AND SUB FLOOR PREPARATION WORKS TO ALLOW FLOORING TO BE LAID LEVEL AND HAVE LEVEL FINISHES AT CHANGES IN FLOOR FINISH. SLIGHT RAMPING OF FLOORS TO ACHIEVE LEVEL JUNCTIONS IS ACCEPTABLE. DISCUSS WITH STUDIO TWO PRIOR TO CARRYING OUT. WHERE TIMBER IS APPLIED ON TOP OF CONCRETE (TO BE AVOIDED WHEREVER POSSIBLE), A CHAMFERED TIMBER STRIP IS TO BE INSTALLED MIN 150mm WIDE TO PREVENT TRIP HAZARD.

WHERE IT IS NOT PRACTICABLE TO LAY DIFFERENT FLOOR SCREED THICKNESSES TO ACHIEVE LEVEL FINISHES, A PLYWOOD SUB-FLOOR IS TO BE LAID OF APPROPRIATE THICKNESS. PLYWOOD BELOW VINYL CAN BE FEATHERED OFF TO ACHIEVE GRADIENT DOWN TO LOWER LEVEL, TO BE DISCUSSED WITH DESIGNERS. ALL IMPERFECTIONS (HOLE / PROTRUSIONS) ARE TO BE MADE LEVEL BY MAIN CONTRACTOR IN PREPARATION FOR LAYING OF VINYL. REFER TO BOQ FOR EXTENT OF PLY SUB FLOORING.

ALL FLOORING TO BE LAID AS DETAILED IN SECTION 6 OF BRITISH STANDARD CODE OF PRACTICE BS 5385: PART 3 CLAUSE 6.3.4.

WHERE CERAMIC TILING IS TO BE LAID, INVESTIGATIONS ARE TO BE CARRIED OUT BY MAIN CONTRACTOR TO CHECK FLOOR BUILD UP BELOW EXISTING AND TO ENSURE WHERE APPLICABLE THE FLOOR IS LEVEL THROUGHOUT. INCLUDE FOR SCHLUTER (TEL 01530 813396) DITRA MATTING MOVEMENT / EXPANSION & CONTROL JOINTS FOR EXTRA SUPPORT FOR THE TILES TO BE LAID TO MANUFACTURERS INSTRUCTIONS. USING ARDEX 5000 WITH RECOMMENDED PRIMER. MATTING TO BE LAID USING TRENDU 102 ADHESIVE & SUB-FLOOR PRIMED IN ACCORDANCE WITH ADHESIVE MANUFACTURERS RECOMMENDATIONS. N.B. TRENDU ADHESIVE AVAILABLE VIA ASHMOUNT FLOORING SUPPLIES (0208 808 3294). TILING TO BE FIXED & GROUTED USING ARDEX. MAPEI OR BAL FLEXIBLE GROUT IN ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS / INSTRUCTIONS. ALL FLOORING TO BE LAID AS DETAILED IN SECTION 6 OF BRITISH STANDARD CODE OF PRACTICE BS 5385: PART 3.CLAUSE 6.3.4.

CONTRACTOR TO ALLOW FOR APPROPRIATE GOOD QUALITY THRESHOLDS / TRIMS BETWEEN JUNCTIONS AND TO EDGES OF FLOORS. WHERE EDGES OF TIMBER FLOORS ABUT WALLS / WINDOWS QUADRANT BEADS TO BE ALLOWED FOR TO COVER CUT ENDS OF TIMBER.

C	Layout updates, same comments as Proposed GA	13.12.24	MM
B	Specification for the ladies WC onyx tile	06.12.24	MM
A	New LGF BOH layout	01.11.24	MM

JOB TITLE

Cut & Craft Manchester

DRAWING TITLE

Proposed Lower Ground Floor Floor Finishes

SCALE	DRAWING No
1: 50 @ A1	AC23 / LGF 015
DATE	
MAY 2024	

DO NOT SCALE. ALL DIMENSIONS TO BE CHECKED ON SITE BY CONTRACTOR. ALL MEASUREMENTS ARE IN MM UNLESS OTHERWISE SPECIFIED. WRITTEN DIMENSIONS TO BE USED IN PREFERENCE TO SCALED DIMENSIONS & ALL DISCREPANCIES TO BE REPORTED TO STUDIO TWO. THE DESIGN SHOWN ON THIS DRAWING IS THE PROPERTY OF STUDIO TWO AND IS NOT TO BE USED OR ITS CONTENTS COPIED, COMMUNICATED OR DISCLOSED, IN WHOLE OR IN PART.