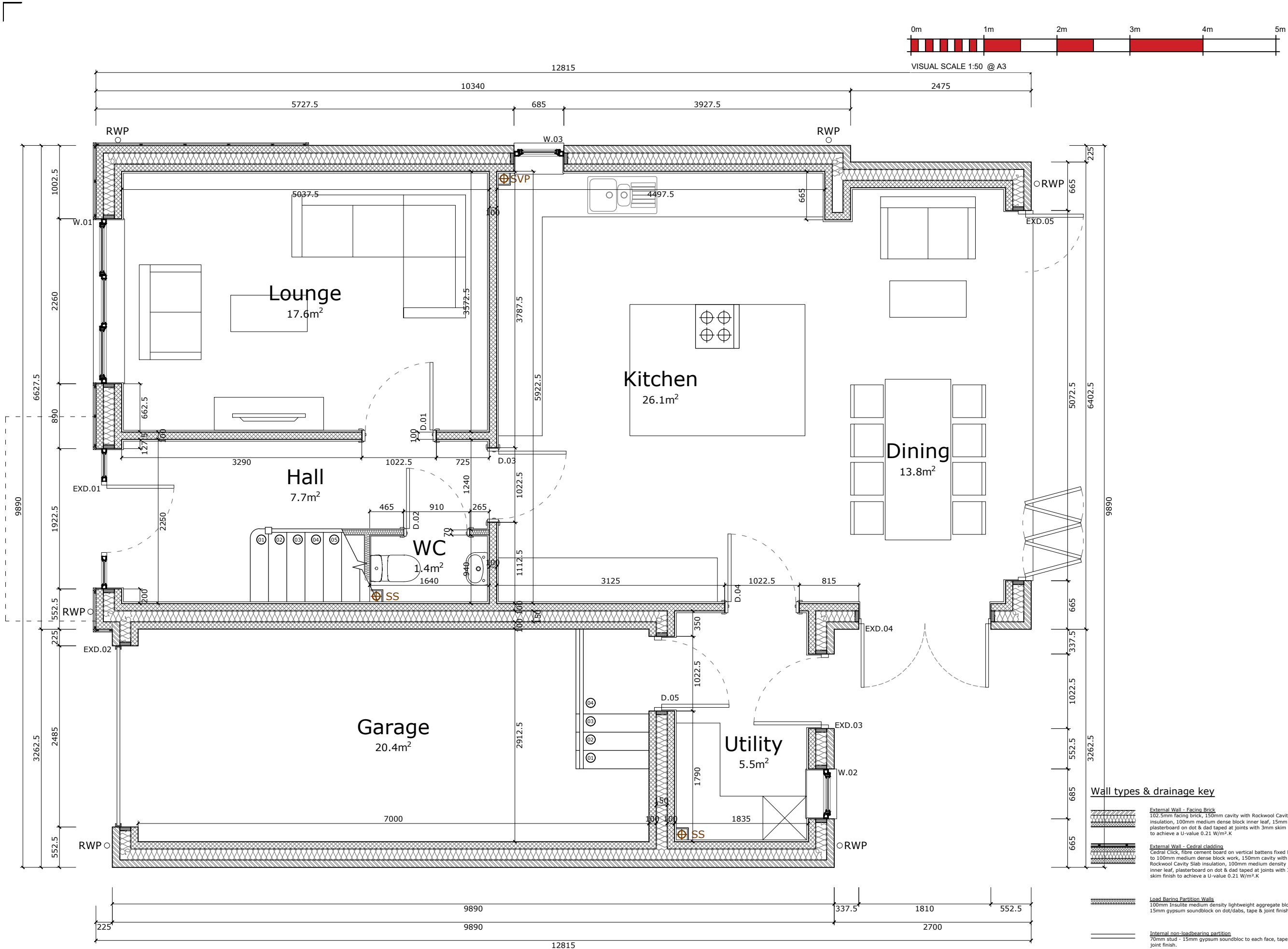




Ground Floor

Notes:
USE FIGURED DIMENSIONS ONLY, ALL DIMENSIONS TO BE CHECKED
ON SITE BY THE CONTRACTOR. IF IN DOUBT CONTACT THE ARCHITECT

GENERAL NOTES

- All setting out dimensions are taken to face of masonry and/or stud work and **NOT** plaster finish.
- Drawing to be read in conjunction with relevant architectural details and Structural Engineers drawings & details.
- Movement joints as per S.E. recommendations.
- Ensure all party walls & party floor are fire stopped.
- Refer to S.E drawings for foundation plan/setting out.
- Refer to specialist designer/manufacturer info for joist & truss layouts and details.
- Refer to specialist kitchen suppliers for unit layouts.
- 18mm ply between studs in kitchen, wc & bathrooms to allow for future fittings where needed.

WINDOW

- All safety glass to comply with AD park K for critical locations.
- All windows to comply with AD part B1 for emergency egress.
- All sills to be sized to ensure adequate prevention for weather drip. Windows with stone sills to have stub sill.
- Restrictors(max. 100mm opening), must be fitted with a child resistant release catch.
- Openable doors/windows to all habitable rooms to have and equivalent min. openable area of 1/20th of the floor area
- Ground floor windows to comply with British Standard PAS24:2016, and requirements in AD part Q.

DOORS

- External door leaf size dependant on information supplied by the manufacturer.
- All safety glass to comply with AD park K, section 5 for glazing to critical areas.
- Structural opening dims to internal door heights are taken from FFL.
- All sills to doors to be sized to ensure adequate prevention for weather drip.
- Principal entrance doors to comply with AD part M1(visitable dwelling) for means of access.
- All dims are to structural openings, door/window framing to be designed by supplier.
- Window supplier to liaise with main contractor and check as-built structural openings

C	Client Issue	21/10/24
B	Dims, door and window references added	16/10/24
A	Initial Issue for comment	13/07/24

REVISION	DESCRIPTION	DATE
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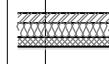
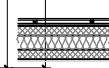
CLIENT
Khan Investment Ltd.

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PROJECT
Barbers Drove, Crowland
TITLE
Two Storey House Ground Floor Plan As Proposed

DRAWN BY KM	CHECKED BY PAD	DATE CREATED July 2024
DRAWING NUMBER 0195-PHI-01-00-DR-A-02200	Revision C	Scale 1:50 @ A3

Wall types & drainage key

	External Wall - Facing Brick 102.5mm facing brick, 150mm cavity with Rockwool Cavity Slab insulation, 100mm medium dense block inner leaf, 15mm plasterboard on dot & dab taped at joints with 3mm skim finish to achieve a U-value 0.21 W/m².K
	External Wall - Cedral cladding Cedral Click, fibre cement board on vertical battens fixed back to 100mm medium dense block work, 150mm cavity with Rockwool Cavity Slab insulation, 100mm medium density block inner leaf, plasterboard on dot & dab taped at joints with 3mm skim finish to achieve a U-value 0.21 W/m².K

	Load Bearing Partition Walls 100mm Insulite medium density lightweight aggregate block, 15mm gypsum soundbloc on dot/dabs, tape & joint finish.
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	Internal non-loadbearing partition 70mm stud - 15mm gypsum soundbloc to each face, tape & joint finish.
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	Internal non-loadbearing partition (inc acoustic fill) 70mm stud - 15mm gypsum soundbloc to each face, tape & joint finish. (Isover acoustic partition roll (APR1200) or similar between studs. 18mm plywood patteressing between studs where fixings are required.)
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	Soil & vent pipe
	Stub stack
	Rain water pipe (downpipe)