

ground floor plan as proposed
scale 1:50 @ a1

NOTE: all existing ground floor windows replaced with new anthracite grey timber effect upvc dg windows

Ground floor area = 2066sqm

NOTE: all external dimensions taken to inside face of structural frame internal dimensions taken to inside finished wall

Electrical Legend	
	1 way switch
	pendant light fitting
	recessed downlighter
	2 gang switched socket outlet above worktop level (white finish)
	2 gang switched socket outlet (white finish, 450mm AFEL)
	cooker/washing machine control unit with 1 gang switched socket
	telephone point
	tv point
	external light sensor activated
	smoke detector
	heat detector
	carbon monoxide detector
	extractor fan
	consumer unit/meter

Internal Door Schedule			
Number	Width(mm)	Height(mm)	Note
GF1	1600	1980	double leaf
GF2	826	1980	
GF3	826	1980	
GF4	826	1980	
GF5	826	1980	lockable
GF6	826	1980	lockable
GF7	826	1980	lockable
GF8	826	1980	lockable
GF9	826	1980	lockable
GF10	826	1980	lockable
GF11	826	1980	lockable
GF12	726	1980	lockable

Window/Door Schedule (All Windows & Doors Double Glazed)
(ACTUAL UNIT SIZES SHOWN IN SCHEDULE)
TIMBER FRAME DIMENSIONS SHOWN ON FLOOR PLANS

Number	Width(mm)	Height(mm)	Type
W1	250	2150	Fixed Panel
W2	250	2150	Fixed Panel
W3	1200	1200	Fully Reversible
W4	1200	1600	Fully Reversible
W5	900	1050	Fully Reversible
W6	900	1050	Fully Reversible
W7	750	750	Fully Reversible
W8	750	750	Fully Reversible
W9	900	1050	Fully Reversible
W10	900	1050	Fully Reversible
W11	750	750	Fully Reversible
W12	750	750	Fully Reversible
W13	1050	700	Fully Reversible
W14	750	700	Fully Reversible
D1	1500	2200	double doors fully glazed
D2	1700	2040	single door fully glazed
D3	826	2040	double doors fully glazed
D4	1700	2040	double doors fully glazed

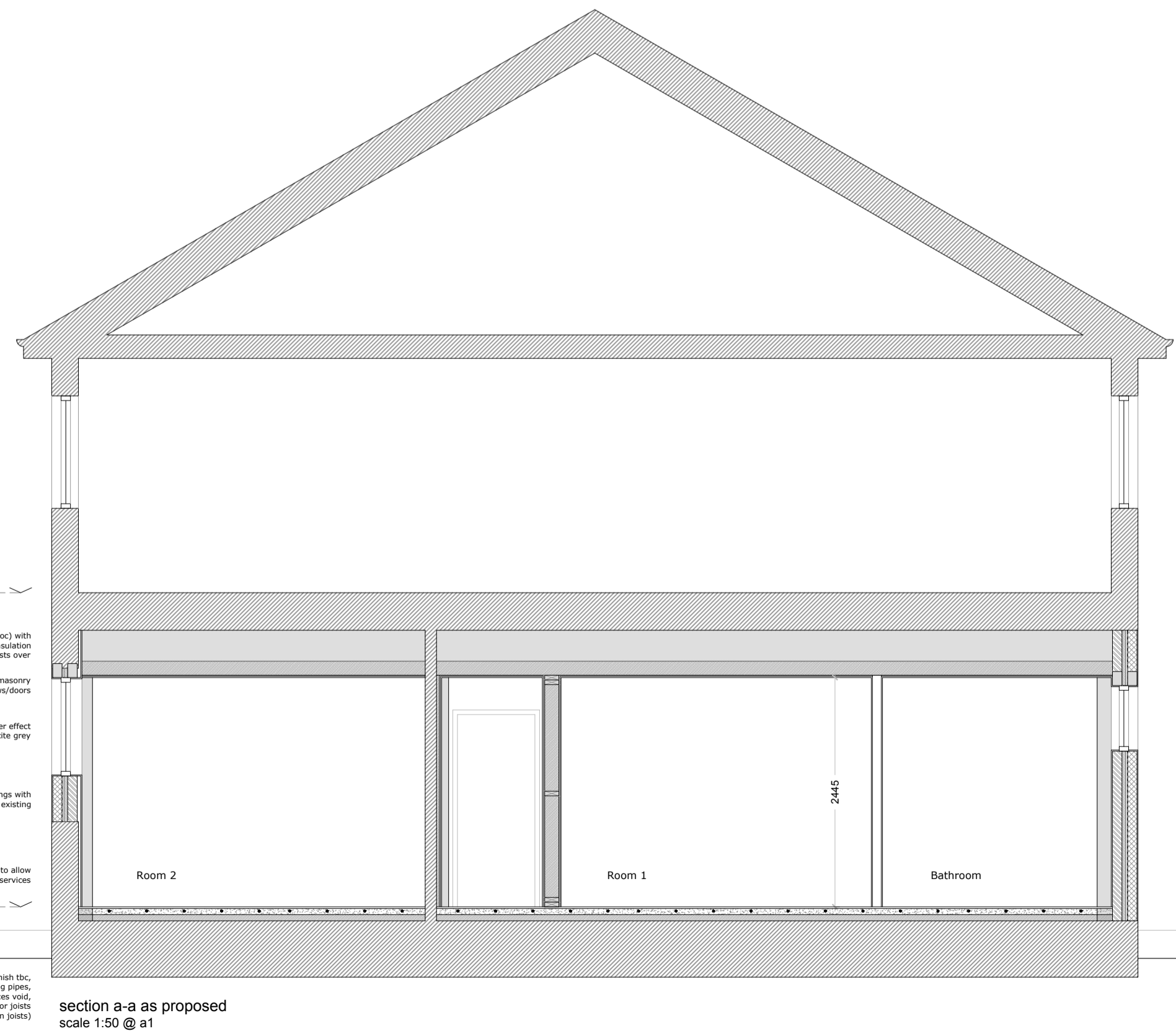
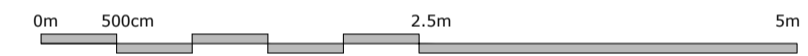
NOTE:
All sizes to be taken and checked on site by the contractor prior to preparation of shop drawings or fabrication of parts.
This drawing should not be scaled. Any discrepancies to be brought to the immediate attention of the architectural designer.
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NOTES
WALL CONSTRUCTION
Infill windows surrounds as shown in elevation with horizontal timber effect cladding (colour anthracite grey), on 100 x 50mm timber studs with 100mm Celotex XPS4000 insulation between, on Breather FR Foil Membrane by YBS insulation, on 30mm YBS plywood, on 50mm cavity, on 102mm engineering brick, on 1 layer G66 MU polythene vapour barrier, on 25mm Celotex PL4000 insulated plasterboard finish externally.
Specified cladding wall construction to achieve U-value 0.14 W/m² K.
See U-value calculations for details.
Infill existing window openings as shown in elevation with 19mm render to match existing, on 150mm blockwork, on Breather FR Foil Membrane by YBS insulation, on 40mm Celotex CW4000 cavity insulation within 60mm cavity, on 102mm engineering brick, on 1 layer G66 MU polythene vapour barrier, on 25mm Celotex PL4000 insulated plasterboard finish internally.
Specified masonry wall construction to achieve U-value 0.25 W/m² K.
See U-value calculations for details.
All external walls to be investigated on site for existing insulation and performance. Additional internal lining of 25mm - 65mm Celotex PL4000 insulated plasterboard finish added if required to achieve adequate U-value performance of min. 0.25 W/m² K.
See U-value calculations for details.

NEW INTERNAL PARTITION
P1 - One layer of 12.5mm gyproc wallboard each side of 95 x 95mm timber studs at 600mm centres to provide 30 minutes fire resistance.
P2 - Two layers of 12.5mm soundboard to each side of 150 x 50mm timber studs with 150mm Celotex wall insulation between at 600mm centres to provide 60 minutes fire resistance.
Moisture resistant wallboard to all wet area side of partitions, i.e. en-suite, toilets, kitchen etc. Accessible bathroom wall to have robust construction with support either side of studs and 18mm plywood to one side.
All internal walls to be lined with plasterboard and fully taped and finished ready for painting.
All partitions to be constructed in accordance with manufacturers written instructions and recommendations including junction details to avoid flanking, sealant and firestrips as indicated. Any alternative partition specification to be confirmed by the contractor as equal to the above and to meet with required fire resistance.

LINTELS
Lintels over all new windows/doors and internal openings to be 150 x 100mm reinforced masonry lintels with 150mm overhang either side of opening, as shown in elevations.
DRAINAGE
All existing drainage provisions to be checked fit for purpose and retained.
Contractor to investigate existing drainage system and complete design for connection of new foul drainage in accordance with BS EN 12056-1: 2000 and BS EN 12056-2: 2000 and wastewater drainage to be in accordance with BS EN 12056-2: 2000.
Below ground drainage and sewer system to be designed and installed in accordance with BS EN 752: 2008 and comply with all Local Authority Bylaws.
All new drainage to comprise of the following:
WC's - 110mm dia. drainage pipework
WHB's - 32/40mm dia. drainage pipework
Sinks - 32/40mm dia. drainage pipework
Anti-siphon traps to sinks, WHB's as necessary and air admittance valve at end of new drainage run.
All Sinks to have roddable access / cleaning eye at all bends in main runs.
Stub stacks to be provided where necessary with air admittance valve above the highest water level of the appliances it serves.
All pipework to be concealed and installed to allow adequate access for testing / maintenance.
Fire collar to be installed where pipes pass through fire rated wall or floor to maintain fire integrity. Slow bends to be installed where required.

HEATING SYSTEM
Air source heat pump - Mitsubishi Ecodan Ultraquiet (or equivalent) with unit outside - feeding in boiler in laundry room. Underfloor heating throughout ground floor.
All setting out to be subject to detailed site survey by contractor prior to construction.



section a-a as proposed
scale 1:50 @ a1

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Project	ALTERATIONS TO GROUND FLOOR SIAR RD, DAVIES BRAE, MALLAIG, PH41 4QY	Scale	1:50@A1
Client	MR & MRS MCMINN	Date	20/11/20
Title	FLOOR PLAN AND SECTION AS PROPOSED	Job No.	202008
Issue Purpose	CLIENT APPROVAL	Dwg No.	BW01
		Drawn	KH
		Rev.	A