A1

Front Elevation

Side Elevation

Rear Elevation

Side Elevation

Electrical Key

- Thermostat
- BT Telephone outlet
- 13amp fused switched spur with neon light @ high level and unswitched socket @ low level
- light switch (2 way)
- Pull cord
- 13amp double socket outlet
- Television aerial outlet (TV & telephone point where cable TV option installed)
- Smoke detector
- Carbon Monoxide detector MUST be fitted to all properties from 01/09/12
- 13amp fused switched spur and neon light
- Energy efficient light fitting
- Wall mounted extract fan
- Consumer control unit
- Batten light
- Pendant Light
- 13amp switch socket outlet
- Cooker control spur with outlet below bench
- 13amp double socket outlet at high level
- 13amp socket outlet at high level
- Ceiling mounted extract fan

SPECIFICATION DEPENDANT/ FINISHING TOUCHES

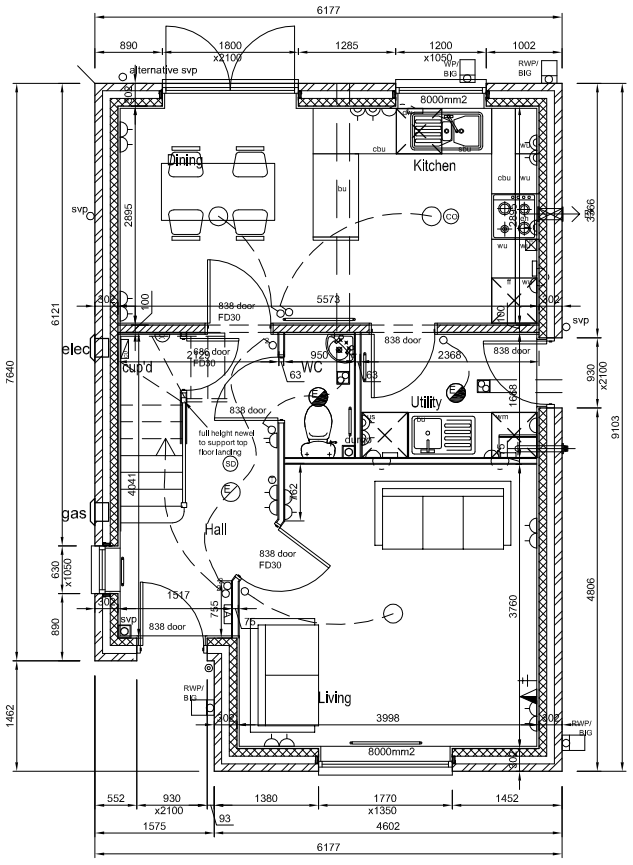
- Shaver point @ high level
- Recessed down lighter - may require additional energy efficient lights elsewhere to maintain 25% ratio - see construction specification
- Doorbell Push
- Doorbell Chime
- Gas point & elec flex from spur to fire position depending on sales specification

ALARM FIRST FIX

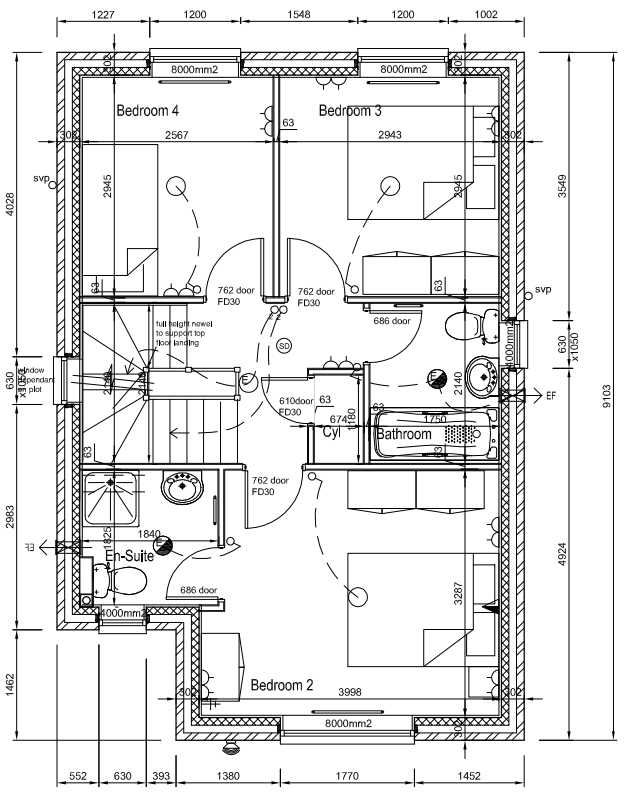
- alarm keypad position
- alarm sounder
- unswitched fused spur position for alarm power supply linked to relevant locations with 6 core LV alarm cable
- Telephone outlet

Note- for kitchen refer also to kitchen suppliers drawing

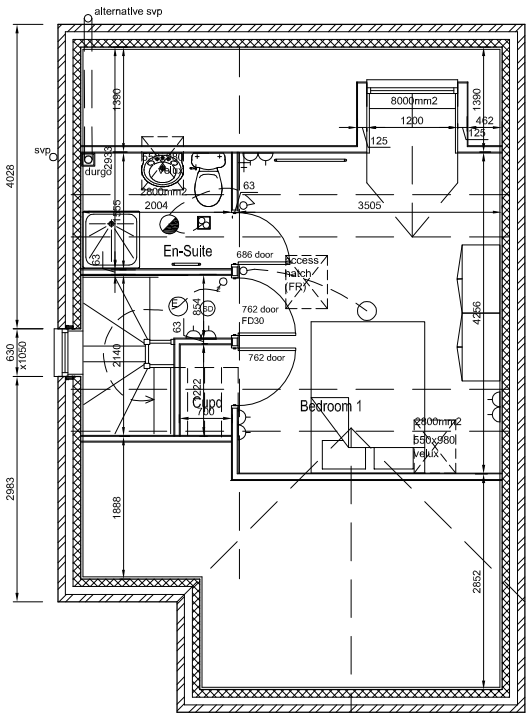
Trickle vent requirements - 113m2 4 bed house =
55,000mm2 (2006 regs DAP 10)
55,000mm2 (2010 regs DAP 5.1).
All vent rates are EQUIVALENT rates - total 61,600mm2



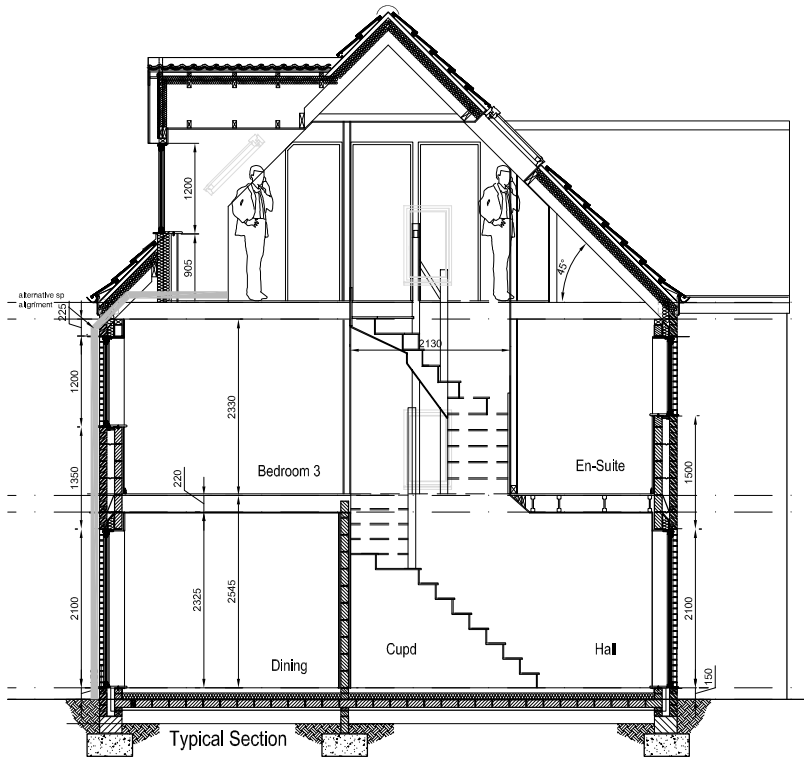
Ground Floor Plan



First Floor PLan



Second Floor Plan



Typical Section

General Notes

DRAINAGE -RWP connection points shown are indicative - refer to drainage layout for plot specific positions.
Durgo valves indicated to SP's to have access panel. Where property is at the head of a drainage run the last manhole must be ventilated - this may require a noted Durgo to be replaced with a SVP.
FOUNDATIONS - are shown indicative - refer to SI/schedule for actual foundation requirement.
GROUND FLOOR - is shown indicative -refer to SI/engineers schedule for floor type/gas membrane requirements.
WALLS - refer to construction specification for all wall and partition types.
MOVEMENT JOINTS - typically at party wall line of semi/terraced dwellings, idealy behind RWP - if in doubt ask!
ROOF - refer to construction spec for insulation/ventilation requirements.
FRONT DOOR - min 775 clear opening. Actual structural opening to suit suppliers requirement.
ACCREDITED DETAILS - relevant tick sheets are to be completed for each plot when building to 2006 or later building regulations
ENERGY EFFICIENT LIGHTING
2006 building regulations 25% fittings
2010 building regulations 75% fittings require energy efficient bulbs.
EXTRACT FANS - Plot dependant, wall to take preference over ceiling, cooker hood to take preference over wall. Where 2 are shown in a room only 1 to be installed
CARBON MONOXIDE DETECTOR to be fited to ALL properties with gas installations from 01/09/12
SALES SPECIFICATION
Reference should also be made to the feature sales specification for the particular development to confirm all items indicated are relevant and to the kitchen suppliers kitchen fitout drawing. Where utility sinks are indicated, these may be a Finishing Touch
PATIOS - refer to site sales spec for patio door/french window and whether patio is provided as standard or finishing touch
GABLE WINDOWS - may not be relevant to all plots depending on orientation

PERSIMMON HOMES

1220	
Lumley	Date 090207
LY-WD01	50@A1, 100@A3
Plans & Elevations	
	Rev E

Rev A - Top floor es alt sp to durgo position added 150311MR
Rev B - Gas and downlighter positions removed 171011 AS
Rev C - Cyl Cupd & door altered to clear stair 230112MR
Rev D - Bed 1 light switch moved 090312MR
Rev E - CO detector added 04.09.12 AS