CONSTRUCTIVE THINKING

28 Pyle Close, PO8 8JN

TGP Portsmouth
Project No: 7083

Prepared For:
TGP

PROPOSED MEASURES

EXTERNAL WORKS

Eaves/Verge Extension

External Fixtures

External Wall to be Insulated and Reinforced

New Cavity Wall Insulation (CWI)

New External Doors

New Windows

Pitched Roof/Loft Insulation

Roof Tile Vents (if no replacement)

Roof Ventilation

Structural Panel

INTERNAL WORKS

Door Undercuts

Monitoring Sensors

New dMEV to be located in kitchen and bathroom

MID TERM IMPROVEMENT PLAN

Insulate the Solid Floor

RENEWABLE MEASURES TO NET ZERO

Renewable Ready Measures

EXISTING CONDITIONS

Area of Special Residential Character

NO

Conservation Area

NO

Flood Risk

NO

Listed Building

NO

PIBI Surveys Required

CWI

EWI

LOFT

Window and Doors

SEQUENCE

PAS Measures Install Sequencing:

1. Wall Insulation
2. Window & Door Replacement
3. Ventilation & Undercuts
4. Loft Insulation Works

RETROFIT

4801

01

DESIGN PACK STRUCTURE

Sections

1. Cover
2. How-to
3. Issue sheet
4. Design Summary
5. Existing
6. Enabling
7. Proposed
8. Planning elevations (if neccessary)
9. Window and door schedule (if neccessary)
10. Ventilation Strategy (if neccessary)
7*. Detailed list of measures, specific actions and details to be applied

Additionally - 11. Project details pack
12. Specification
13. Risk Register
14. IOE

PAS Information location: Section(s)

Specification including materials, products, processes and standards... 12

Materials appropriate..... 11, 12

Interactions in accordance with Risk Assessment..... 7, 11, 13

Construction details relevant to measure for corners, junctions and edges..... 11

Specifications..... 12

Sequence identified..... 7, 11

Complete retrofit design.....6, 7

IOE, including risk assessment..... 14

Ventilation strategy..... 10

Overheating considered..... 7

Airtightness.....7, 11, 12

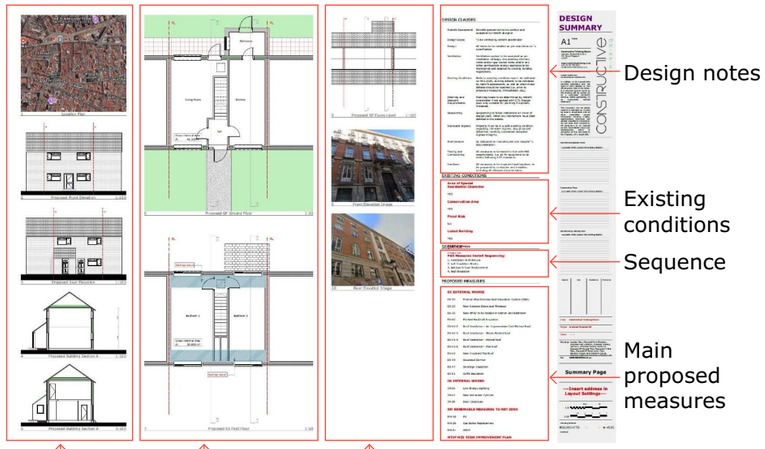
Note

Numbering for enabling and proposed measures is not sequential - on different properties different numbers could be missing- and are grouped by sets of measures. i.e.

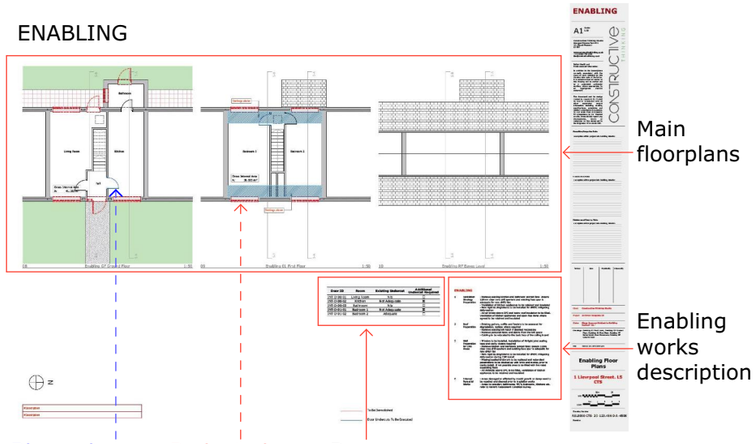
EX-1*n* walls measures
EX-2*n* doors and windows
EX-3*n* ventilation
EX-4*n* roof
EX-5*n* soffits
EX-6*n* external fixtures

READ DESIGN PACK

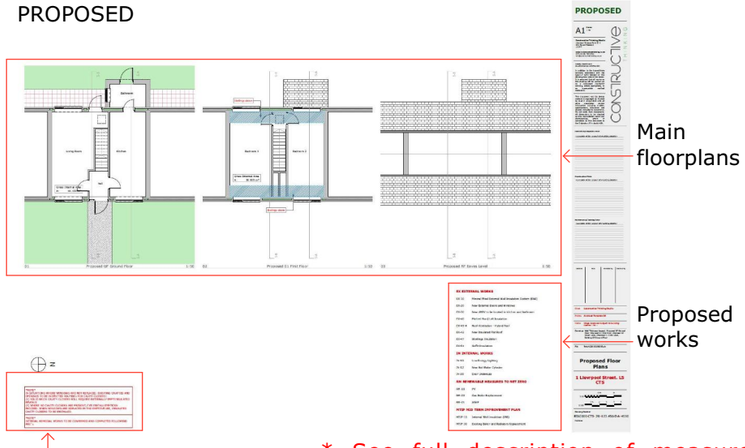
DEISGN SUMMARY



ENABLING



PROPOSED



* See full description of measures, specific actions and details to be applied on last page of design pack

TITLE BLOCK

HOW-TO

A3

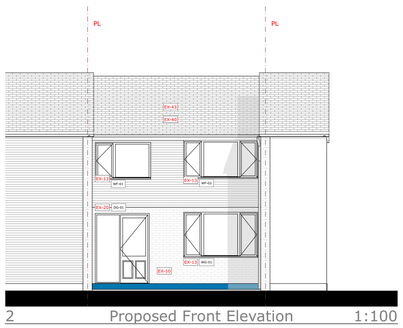
ISSUE SHEET

CONSTRUCTIVE THINKING

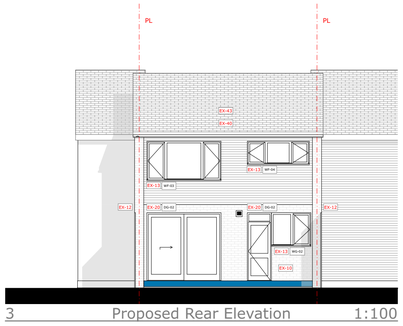
Issue No	Drawing No	Drawing Name	Drawing Scales	Size	Draft/ Issued	Client	Planning	PD
06/08/25, P01 Revision, 08/08/2025, 10:59								
	4801	Cover		297.0 / 210.0		TGP	Y	
	4802	How-to		420.0 / 297.0		TGP	Y	
	4803	Issue Sheet		210.0 / 297.0		TGP	Y	
	4805	Summary Page		841.0 / 594.0		TGP	Y	
	4806	Existing Floor Plans	1:50	841.0 / 594.0		TGP	Y	
	4807	Existing Elevations	1:50	841.0 / 594.0		TGP	Y	
	4808	Enabling Floor Plans	1:50	841.0 / 594.0		TGP	Y	
	4809	Enabling Elevations	1:50	841.0 / 594.0		TGP	Y	
	4810	Proposed Floor Plans	1:50	841.0 / 594.0		TGP	Y	
	4811	Proposed Elevations	1:50	841.0 / 594.0		TGP	Y	
	4812	Planning Elevations		841.0 / 594.0		TGP	Y	
	4813	Window and Door Schedule		420.0 / 297.0		TGP	Y	
	4816	Measures		420.0 / 297.0		TGP	Y	
	4817	Measures II		420.0 / 297.0		TGP	Y	

* Standard annotation numbers used for enabling and proposed drawings legends. Unused numbers do not mean measures are missing.

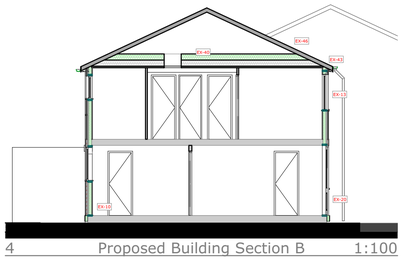
1 Location Plan



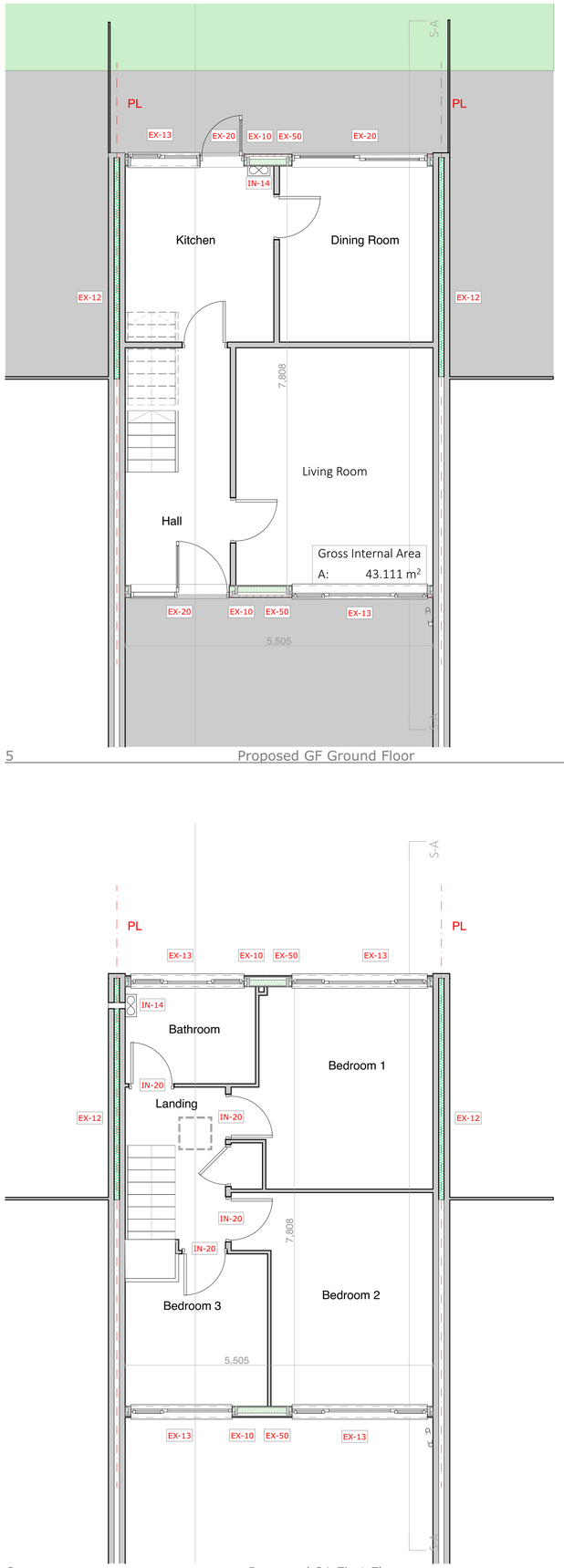
2 Proposed Front Elevation 1:100



3 Proposed Rear Elevation 1:100

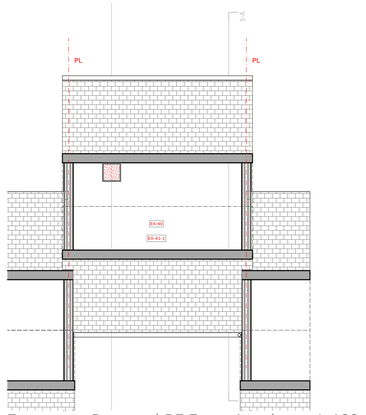


4 Proposed Building Section B 1:100



5 Proposed GF Ground Floor 1:50

6 Proposed 01 First Floor 1:50



7 Proposed RF Eaves Level 1:100

8 Front Elevation Image

9 Rear Elevation Image

DESIGN CLAUSES

Design	All items to be installed as per manufacturer´s specification
Sequencing	Sequencing to follow indications on cover of design pack. Other key interactions have been defined in the details.
Testing and Comissioning	All measures to be tested in line with PAS requirements. I.e. all PV equipment to be tested following LCZ standards.
Handover	All measures to be inspected and handover to be prepared by contractor and installers including all relevant documentation

EXISTING CONDITIONS

Area of Special Residential Character

NO

Conservation Area

NO

Flood Risk

NO

Listed Building

NO

PIBI Surveys Required

EWI

LOFT

Window and Doors

SEQUENCE

PAS Measures Install Sequencing:

1. Wall Insulation
2. Window & Door Replacement
3. Ventilation & Undercuts
4. Loft Insulation Works

PROPOSED MEASURES

EX EXTERNAL WORKS

EX-10	External Wall to be Insulated and Reinforced
EX-12	New Cavity Wall Insulation (CWI)
EX-13	New Windows
EX-20	New External Doors
EX-40	Pitched Roof/Loft Insulation
EX-41-1	Roof Ventilation
EX-43	Eaves/Verge Extension
EX-46	Roof Tile Vents (if no replacement)
EX-50	Structural Panel
EX-60	External Fixtures

IN INTERNAL WORKS

IN-11	Monitoring Sensors
IN-14	New dMEV to be located in kitchen and bathroom
IN-20	Door Undercuts

RM RENEWABLE MEASURES TO NET ZERO

RM-30	Renewable Ready Measures

MTIP MID TERM IMPROVEMENT PLAN

MTIP-21	Insulate the Solid Floor

DESIGN SUMMARY

A1 Scales

Constructive Thinking Studio
Liverpool Science Park IC 1
131 Mount Pleasant
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CONSTRUCTIVE THINKING

Safety Health and Environmental Information

In addition to the hazard/risks normally associated with the types of work detailed on this drawing take note of the below. It is assumed that all works on this drawing will be carried out by a competent contractor working, where appropriate, to an appropriate method statement.

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Demolition/Adapation Risks

Risk of fragile render, existing cladding and rainwater goods collapsing. Contractor to ensure operatives wear PPE and carry out works carefully. For Further information see Risk Register.

Construction Risks

Risk of injury to operatives through working from height, tripping hazards, etc. Care to be taken while working on site and appropriate PPE to be worn. For further information see Risk Register.

Maintenance/Cleaning Risks

Cleaning windows from height. Appropritate equipment to be used. PPE to be worn. For Further information see Risk Register.

Revision	Date	Modeled By	Checked By
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status - -

Drawings Location Plan, Proposed Front Elevation, Proposed Rear Elevation, Proposed Building Section B, Proposed GF Ground Floor, Proposed 01 First Floor, Proposed RF Eaves Level, Front Elevation Image, Rear Elevation Image, Proposed Right Side Elevation, Proposed Left Side Elevation

File 17 Chaucer Close_(AC28)

Summary Page

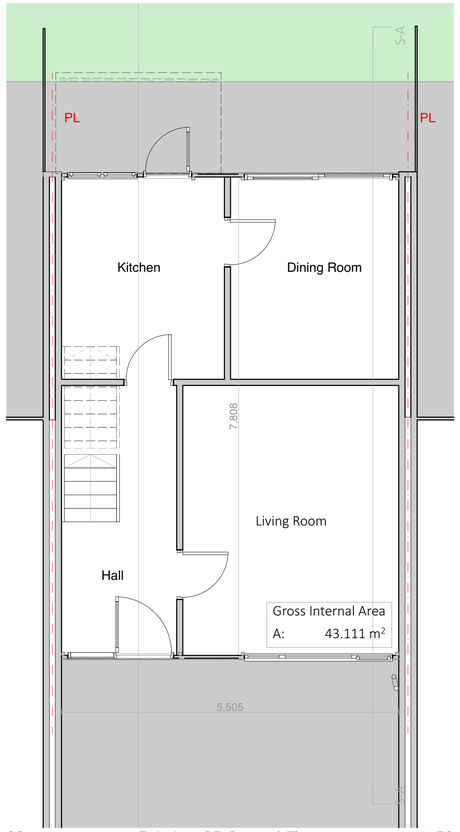
28 Pyle Close, PO8 8JN

1:50 10m 20

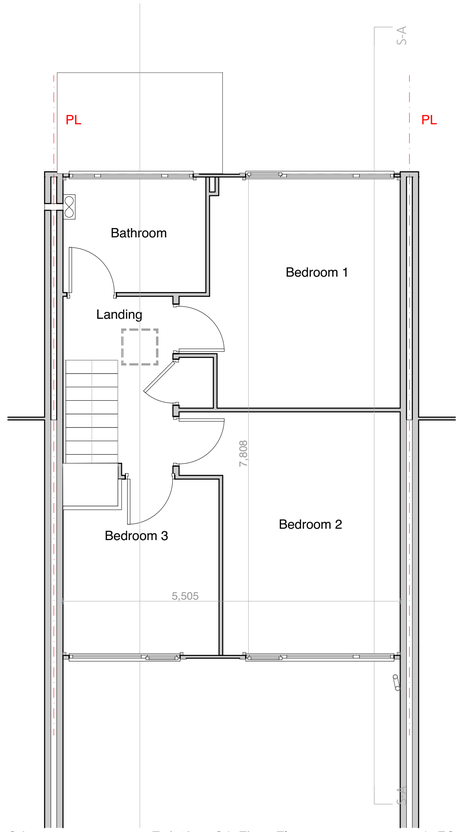
1:100 1m 2 3 4 5

Drawing Number
7083 -CTS- - 28 -D-A-4805

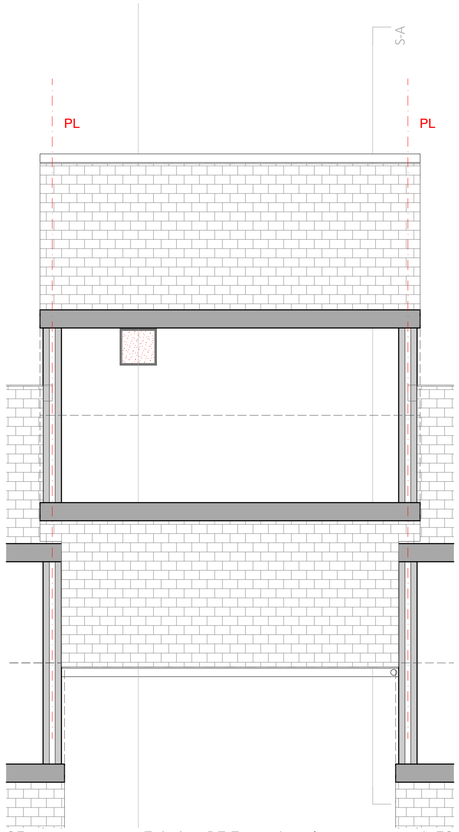
Revision
01



03 Existing GF Ground Floor 1:50



04 Existing 01 First Floor 1:50



05 Existing RF Eaves Level 1:50

N

RISKS OUTLINED IN RETROFIT ASSESSMENT

EXISTING

A1 Scales 1:50

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CONSTRUCTIVE THINKING

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Maintenance/Cleaning Risks

Cleaning windows from height. Appropritate equipment to be used. PPE to be worn. For Further information see Risk Register.

Revision	Date	Modeled By	Checked By
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings Existing R1 Roof Level, Existing GF Ground Floor, Existing 01 First Floor, Existing RF Eaves Level

File 17 Chaucer Close_(AC28)

Existing Floor Plans

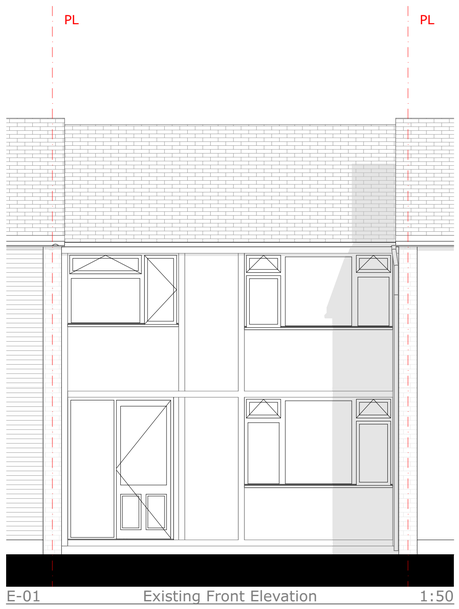
28 Pyle Close, PO8 8JN

1:50 10m 20

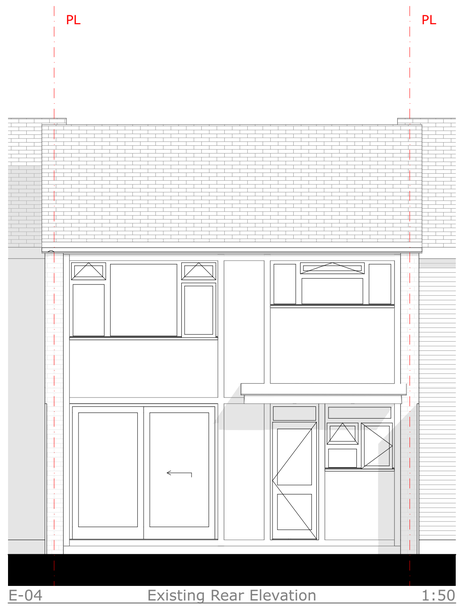
1:100 1m 2 3 4 5

Drawing Number
7083 -CTS- - 28 -D-A-4806

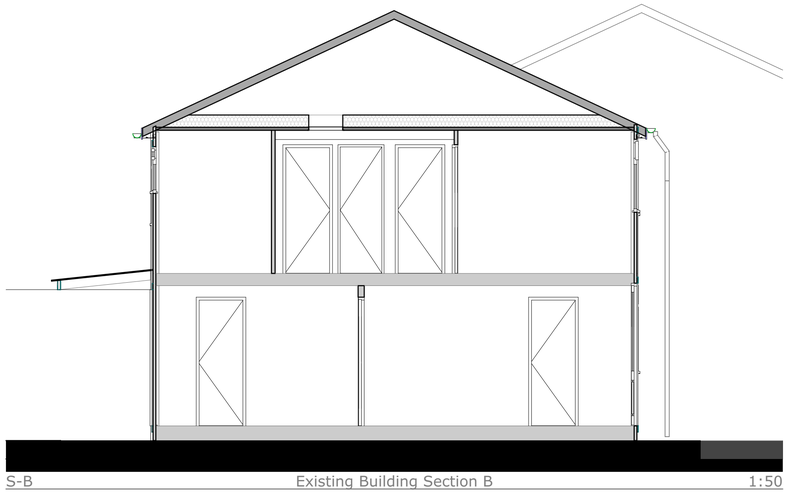
Revision
01



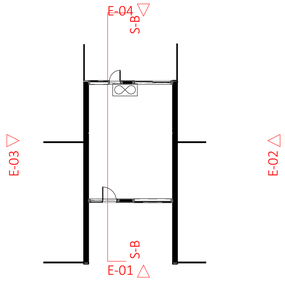
E-01 Existing Front Elevation 1:50



E-04 Existing Rear Elevation 1:50



S-B Existing Building Section B 1:50



RISKS OUTLINED IN RETROFIT ASSESSMENT

EXISTING

A1 Scales 1:50

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Construction Risks

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Maintenance/Cleaning Risks

Cleaning windows from height. Appropritate equipment to be used. PPE to be worn. For Further information see Risk Register.

Revision	Date	Modeled By	Checked By
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings Existing Right Side Elevation, Existing Left Side Elevation, Existing Front Elevation, Existing Building Section A, Existing Rear Elevation, Existing Building Section B, Elevations Legend Alt 4

File 17 Chaucer Close_(AC28)

Existing Elevations

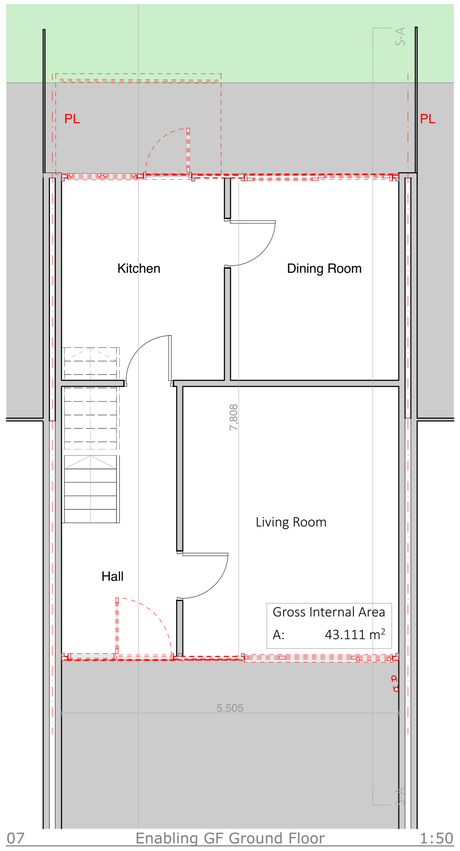
28 Pyle Close, PO8 8JN

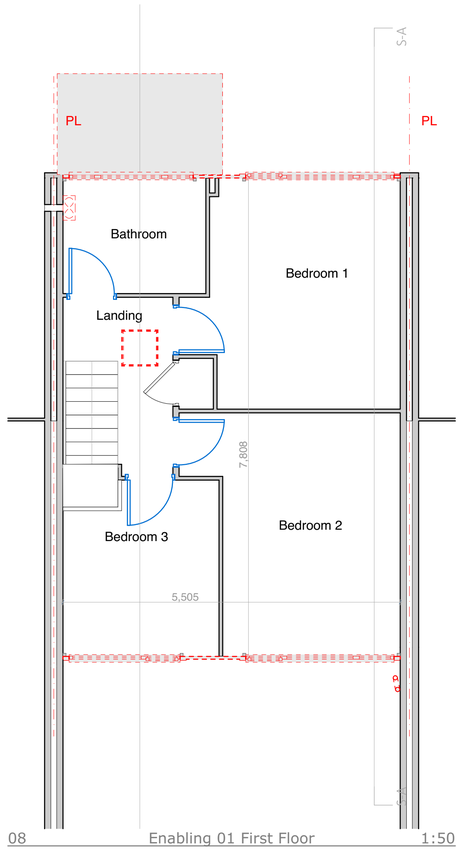
1:50 10m 20

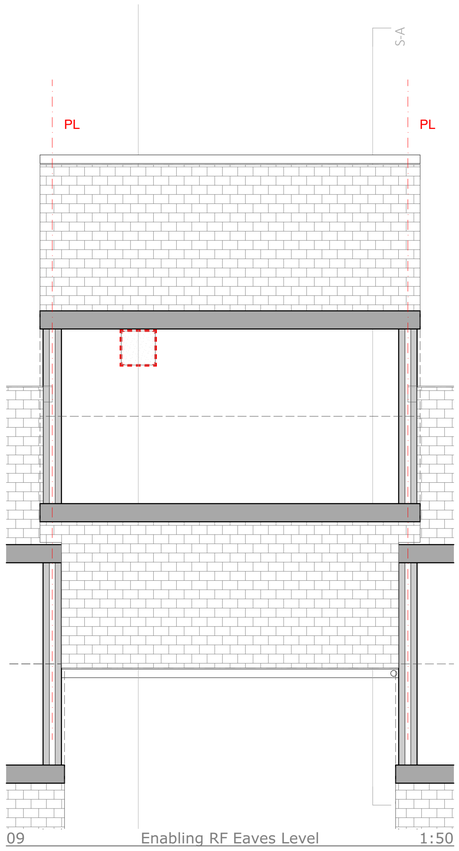
1:100 1m 2 3 4 5

Drawing Number
7083 -CTS- - 28 -D-A-4807

Revision
01







Door ID	Room	Existing Undercut	Undercut Required
INT-01	Kitchen	Adequate	☐
INT-01	Living Room	Adequate	☐
INT-02	Dining Room	Adequate	☐
INT-04	Bedroom 3	Not Adequeate	☒
INT-06	Bedroom 1	Not Adequeate	☒
INT-07	Bathroom	Not Adequeate	☒

N

NOTE
ALL DOOR UNDERCUT REQUIREMENTS AS PER CONDITION REPORT FINDINGS, TO BE CONFIRMED AND PHOTOGRAPHED DURING WORKS TO ENSURE COMPLIANCE

To Be Demolished

Door Undercuts To Be Executed

ENABLING

1 Ventilation Strategy Preparation
- Remove existing kitchen and bathroom extract fans: ensure 110mm clear core drill aperture and existing fuse spur is adequate for new dMEV fan
- Ventilation of kitchen appliances and open flue items where agreed to be retained and insulated
- New rigid ducting/sleeve to be installed for dMEV, mitigating deformation
- All air bricks above DPC and below roof insulation to be filled.
-Trickle vents to be removed from existing kitchen/bathroom window

2 Roof and Loft Preparation
- Existing gutters, soffits and fascia's to be assessed for degradation, replace where required
- Remove personal items and debris from the loft space
- Loose cabling to be secured underneath loft insulation/ to the back face of the ceiling board
-Remove existing loft hatch

4 Wall Preparation for EWI Areas
- Remove all trellis or greenery on external walls
- Remove outside lights and associated fixtures, install new lights upon completion
- Remove any satellite dishes or aerials, work to be carried out in conjunction with service
providers, replace upon completion
- Remove existing porch canopy
- Remove, retain, and replace handrail to step, replace upon completion
- Remove RWP's; ensuring 200mm offset from wall, swan neck connection where pipes
terminates below ground, adhering to EWI manufacturer's and CTS Detail Pack
- Extend 40mm wastewater pipes and overflows
- Remove garden tap, extend copper pipe, replace upon completion or install new outside
tap where one is not present
- Remove kitchen and bathroom extract fans:
ensure 110m clear core drill aperture and existing fuse spur is adequate for new dMEV fan
- If gas meter box is present retain, refer to EWI manufacturers details
- All Airbricks above DPC to be filled, ventilation of kitchen appliances to be retained and
insulated

8 Site Preparation
-Remove or cutback fences/gates, replace upon completion
-Works to external steps to be agreed with TGP, where applicable

ENABLING

A1 Scales 1:50

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CONSTRUCTIVE THINKING

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Maintenance/Cleaning Risks

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Revision	Date	Modeled By	Checked By
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings Enabling R1 Roof Level, Existing GF Ground Floor, Door Undercuts, Enabling GF Ground Floor, Enabling 01 First Floor, Enabling RF Eaves Level

File 17 Chaucer Close_(AC28)

Enabling Floor Plans

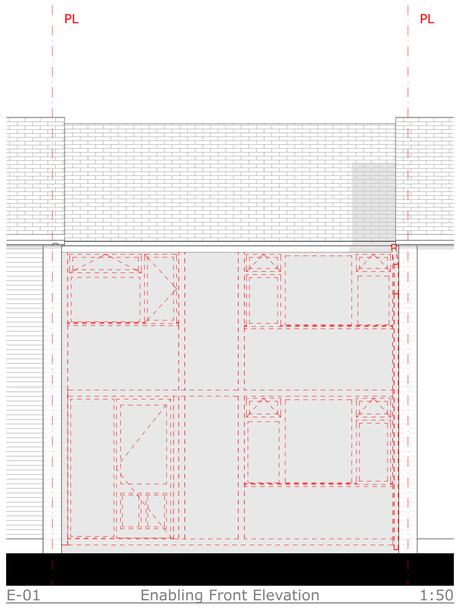
28 Pyle Close, PO8 8JN

1:50 0 10m 20

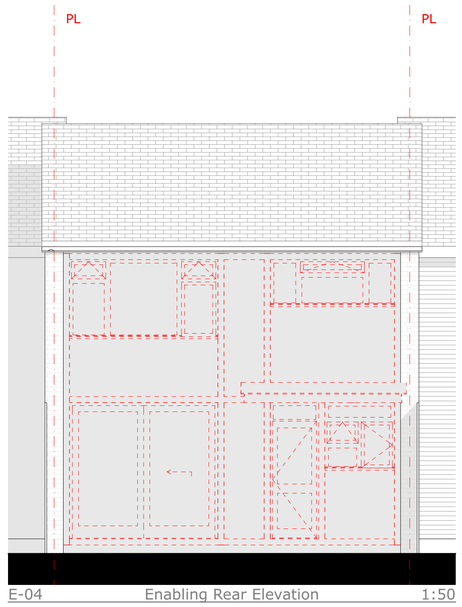
1:100 0 1m 2 3 4 5

Drawing Number
7083 -CTS- - 28 -D-A-4808

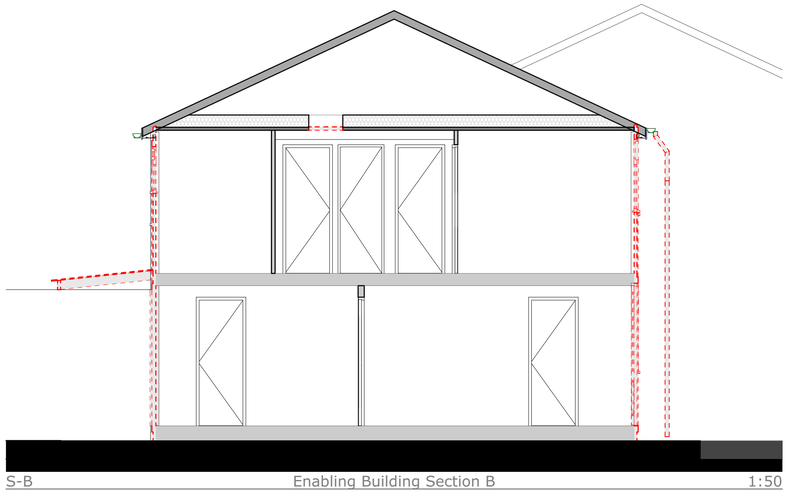
Revision
01



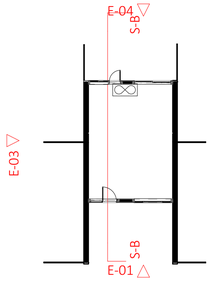
E-01 Enabling Front Elevation 1:50



E-04 Enabling Rear Elevation 1:50



S-B Enabling Building Section B 1:50



NOTE
ALL DOOR UNDERCUT REQUIREMENTS AS PER CONDITION REPORT FINDINGS, TO BE CONFIRMED AND PHOTOGRAPHED DURING WORKS TO ENSURE COMPLIANCE

To Be Demolished

ENABLING

1	Ventilation Strategy Preparation	- Remove existing kitchen and bathroom extract fans: ensure 110mm clear core drill aperture and existing fuse spur is adequate for new dMEV fan - Ventilation of kitchen appliances and open flue items where agreed to be retained and insulated - New rigid ducting/sleeve to be installed for dMEV, mitigating deformation - All air bricks above DPC and below roof insulation to be filled. -Trickle vents to be removed from existing kitchen/bathroom window
2	Roof and Loft Preparation	- Existing gutters, soffits and fascia's to be assessed for degradation, replace where required - Remove personal items and debris from the loft space - Loose cabling to be secured underneath loft insulation/ to the back face of the ceiling board -Remove existing loft hatch
4	Wall Preparation for EWI Areas	- Remove all trellis or greenery on external walls - Remove outside lights and associated fixtures, install new lights upon completion - Remove any satellite dishes or aerials, work to be carried out in conjunction with service providers, replace upon completion - Remove existing porch canopy - Remove, retain, and replace handrail to step, replace upon completion - Remove RWP's; ensuring 200mm offset from wall, swan neck connection where pipes terminates below ground, adhering to EWI manufacturer's and CTS Detail Pack - Extend 40mm wastewater pipes and overflows - Remove garden tap, extend copper pipe, replace upon completion or install new outside tap where one is not present - Remove kitchen and bathroom extract fans: ensure 110m clear core drill aperture and existing fuse spur is adequate for new dMEV fan - If gas meter box is present retain, refer to EWI manufacturers details - All Airbricks above DPC to be filled, ventilation of kitchen appliances to be retained and insulated
8	Site Preparation	-Remove or cutback fences/gates, replace upon completion -Works to external steps to be agreed with TGP, where applicable

ENABLING

A1 Scales 1:50

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Safety Health and Environmental Information

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Maintenance/Cleaning Risks

Cleaning windows from height. Appropritate equipment to be used. PPE to be worn. For Further information see Risk Register.

Revision	Date	Modeled By	Checked By
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings Enabling Right Side Elevation, Enabling Left Side Elevation, Elevations Legend Alt 4, Enabling Legend, Inspection / General Caveats, Enabling Front Elevation, Enabling Building Section B, Enabling Rear Elevation

File 17 Chaucer Close_(AC28)

Enabling Elevations

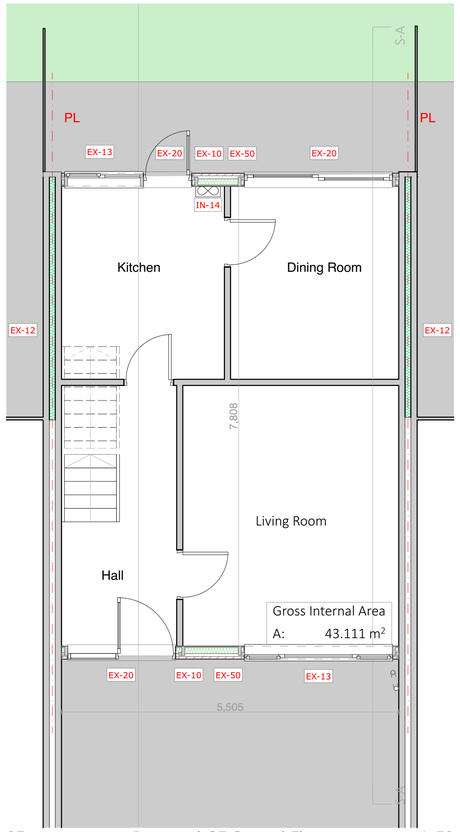
28 Pyle Close, PO8 8JN

1:50 0 10m 20

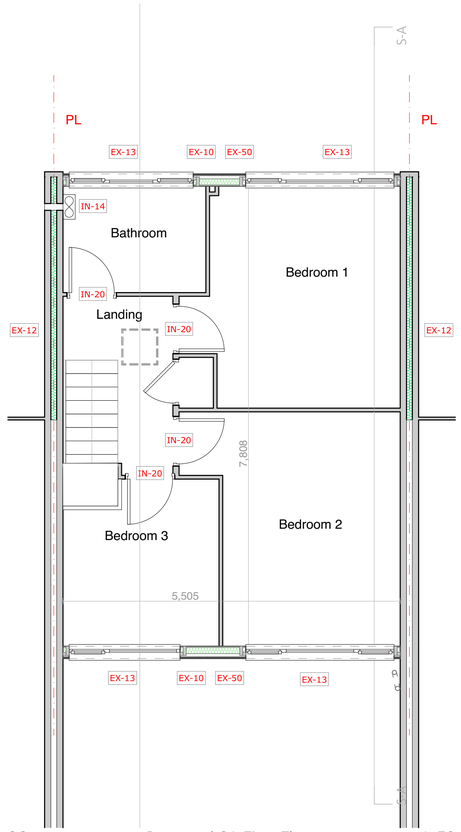
1:100 0 1m 2 3 4 5

Drawing Number
7083 -CTS- - 28 -D-A-4809

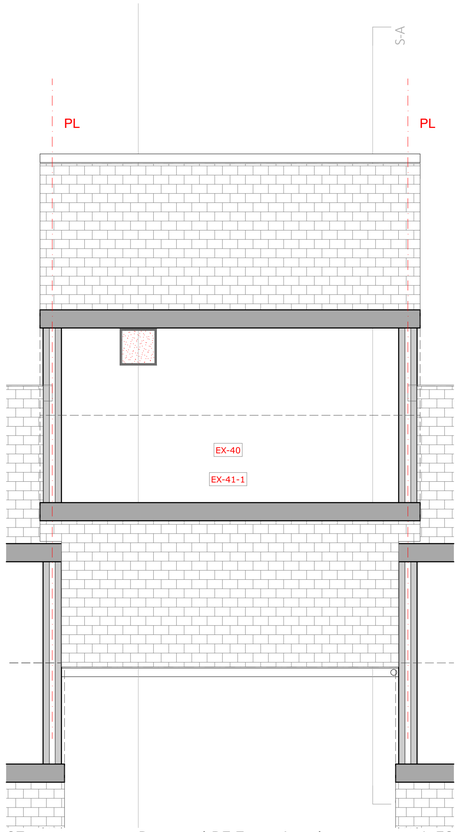
Revision
01



05 Proposed GF Ground Floor 1:50



06 Proposed 01 First Floor 1:50



07 Proposed RF Eaves Level 1:50

NOTE
IN SITUATIONS WHERE WINDOWS ARE NOT REPLACED, EXISTING CAVITIES AND OPENINGS TO BE INSPECTED VIA PIBI's FOR CAVITY CLOSERS:
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(2) WHERE NO CAVITY CLOSERS ARE PRESENT, CWI INSTALL EMPTICAN PROCEED. WHEN WINDOWS ARE REPLACED IN THE EMPTIFUTURE, INSULATED CAVITY CLOSERS TO BE INSTALLED.

NOTE
INTERNAL REMEDIAL WORKS TO BE CONFIRMED AND COMPLETED FOLLOWING PIBI´s

EX EXTERNAL WORKS

EX-10	External Wall to be Insulated and Reinforced
EX-12	New Cavity Wall Insulation (CWI)
EX-13	New Windows
EX-20	New External Doors
EX-40	Pitched Roof/Loft Insulation
EX-41-1	Roof Ventilation
EX-43	Eaves/Verge Extension
EX-46	Roof Tile Vents (if no replacement)
EX-50	Structural Panel
EX-60	External Fixtures

IN INTERNAL WORKS

IN-11	Monitoring Sensors
IN-14	New dMEV to be located in kitchen and bathroom
IN-20	Door Undercuts

RM RENEWABLE MEASURES TO NET ZERO

RM-30	Renewable Ready Measures

MTIP MID TERM IMPROVEMENT PLAN

MTIP-21	Insulate the Solid Floor

PROPOSED

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	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings Proposed R1 Roof Level, Existing GF Ground Floor, Wall Thickness Legend, Proposed GF Ground Floor, Proposed 01 First Floor, Proposed RF Eaves Level

File 17 Chaucer Close_(AC28)

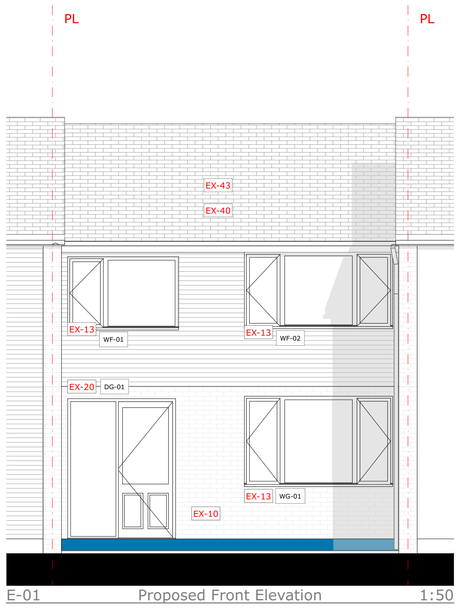
Proposed Floor Plans

28 Pyle Close, PO8 8JN

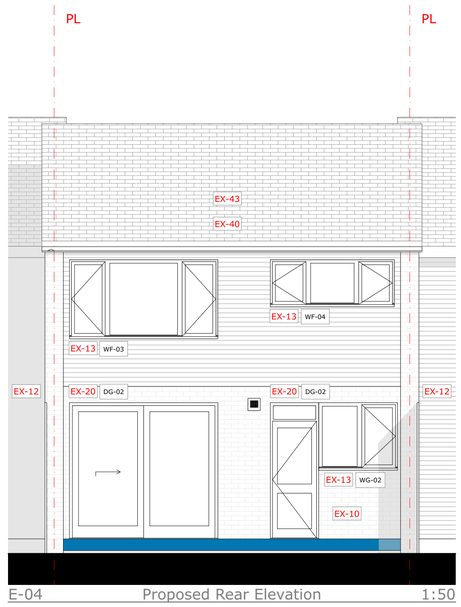
1:50 10m 20
1:100 1m 2 3 4 5

Drawing Number
7083 -CTS- - 28 -D-A-4810

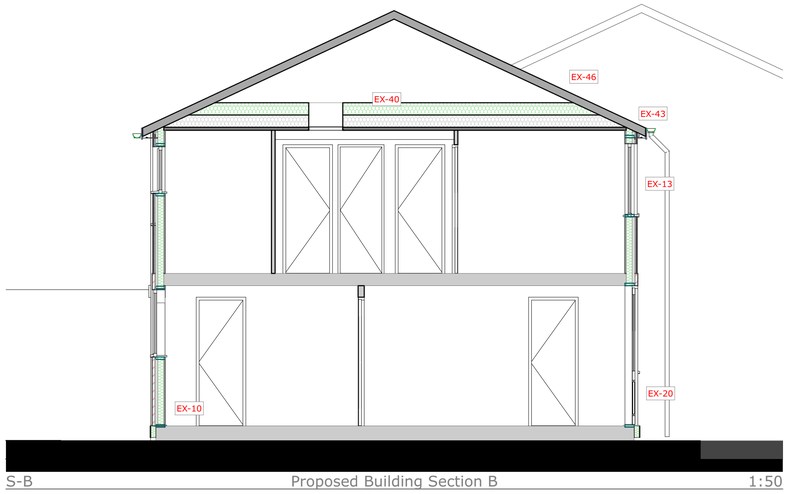
Revision
01



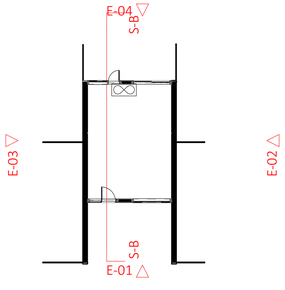
E-01 Proposed Front Elevation 1:50



E-04 Proposed Rear Elevation 1:50



S-B Proposed Building Section B 1:50



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RM-30	Renewable Ready Measures

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MTIP-21	Insulate the Solid Floor

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Revision	Date	Modeled By	Checked By
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings Proposed Right Side Elevation, Proposed Left Side Elevation, Proposed Building Section A, Elevations Legend Alt 4, Wall Thickness Legend, Proposed GF Ground Floor, Proposed Front Elevation, Proposed Rear Elevation, Proposed Building Section B

File 17 Chaucer Close_(AC28)

Proposed Elevations

28 Pyle Close, PO8 8JN

1:50 10m 20

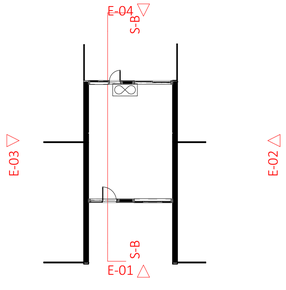
1:100 1m 2 3 4 5

Drawing Number
7083 -CTS- - 28 -D-A-4811

Revision
01

01 Proposed Front Elevation - Textures 1:50

02 Proposed Rear Elevation - Textures 1:50



PLANNING

A1 Scales

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Revision	Date	Modeled By	Checked By
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

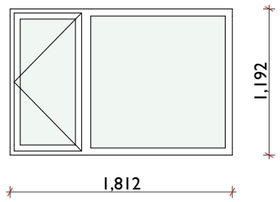
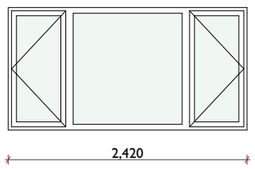
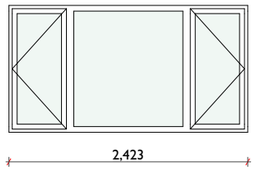
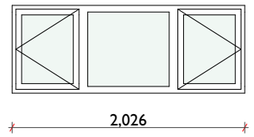
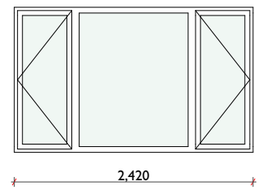
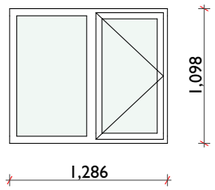
Drawings Elevations Legend Alt 4, Proposed Front Elevation - Textures, Proposed Rear Elevation - Textures, External Finishes

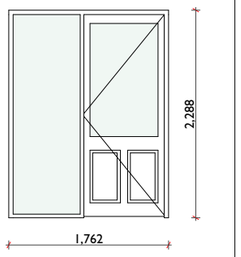
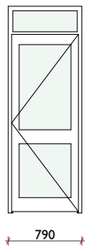
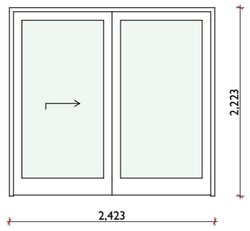
File 17 Chaucer Close_(AC28)

Planning Elevations

28 Pyle Close, PO8 8JN

Drawing Number
7083 -CTS- - 28 -D-A-4812
Revision
01

WINDOW SCHEDULE						
Element ID	WF-01	WF-02	WF-03	WF-04	WG-01	WG-02
External Elevation						
Width	1,812	2,420	2,423	2,026	2,420	1,286
Height	1,192	1,242	1,287	764	1,470	1,098
Thermal Performance	Refer to Technical Standards	Refer to Technical Standards	Refer to Technical Standards	Refer to C	Refer to Technical Standards	Refer to Technical Standards
Window Description	1.2 W/m2K or better; A1 Fire Rated	1.2 W/m2K or better; A1 Fire Rated	1.2 W/m2K or better; A1 Fire Rated	1.2 W/m2K or better; A1 Fire Rated	1.2 W/m2K or better; A1 Fire Rated	1.2 W/m2K or better; A1 Fire Rated
Window Area	2.16	3.01	3.12	1.55	3.56	1.41

DOOR SCHEDULE			
Element ID	DG-01	DG-02	DG-02
External Elevation			
Width	1,762	790	2,423
Height	2,288	2,223	2,223
Thermal Performance	Refer to CTS Specifications	Refer to CTS Specifications	Refer to CTS Specifications
Door Description	1.2 W/m2K or better; A1 Fire Rated	1.2 W/m2K or better; A1 Fire Rated	1.2 W/m2K or better; A1 Fire Rated
Door Area	4.03	1.76	5.39

All windows and doors require a sill or threshold.

All windows to have trickle vents, except wetrooms e.g. Kitchen, WC and Bathroom

All windows to meet FENSA and PAS24 compliance standards.

An opening light is to be provided to each first floor habitable room to allow for emergency egress. Minimum of 450x450mm, and have a minimum area of 0.33sqm.

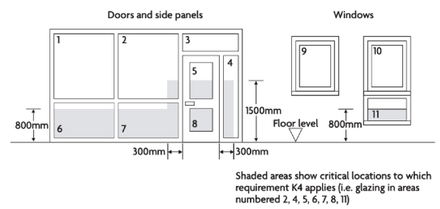
Any glazing which is obscured as exsiting, must be reinstalled as obscured, satin privacy glass.

Dimensions are for cost purposed only

Handing of doors to math existing

Windows and doors to be measured on site.

See paras 5.1–5.2, 7.1–7.2



Shaded areas show critical locations to which requirement K4 applies (i.e. glazing in areas numbered 2, 4, 5, 6, 7, 8, 11)

Diagram 5.1 Critical glazing locations in internal and external walls

K4: All windows and external dooes to meet AD K Section 5: Protection against impact with glazing requirements. Refer to Diagram 5.1 for critical glazing locations in internal and external walls.

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	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings Window Schedule, Door Schedule, Windows / Doors Caveats

File 17 Chaucer Close_(AC28)

Window and Door Schedule

28 Pyle Close, PO8 8JN

Drawing Number
7083 -CTS- - 28 -D-A-4813

Revision
01

EX EXTERNAL WORKS

EX-10	External Wall to be Insulated and Reinforced	- External Wall to achieve 0.3W/m^2K as per Part L Requirements - Existing Wall to be Reinforced as per Architect's and Structural Engineer's Details - Refer to Architect's Details, Structural Engineer's Details and Calculations, and Manufacturer's Specifications
EX-12	New Cavity Wall Insulation (CWI)	- Integrity of any existing Cavity Wall Insulation to be inspected. If damp is present, extract, dry and replace with resin bead insulation. - Installed as per manufacturer´s spec. - System to be CIGA certified
EX-13	New Windows	- New Windows to achieve U-value of 1.20 W/m2K - All windows to meet FENSA and PAS24 compliance standards - Windows to have trickle vents installed except in wet rooms where dMEV is present -Cavity closers to be inspected
EX-20	New External Doors	-Composite Front Doors to achieve U-value of 1.20 W/m2K - Installed as per manufacturer's technical spec, sealed with expanding foam tape - Internal reveals to be made good, cavity closers to be inspected - Part L doors to be in accordance with manufacturers spec and employers requirements
EX-40	Pitched Roof/ Loft Insulation	- Top up Mineral Wool Quilt Loft Insulation to 400mm, refer to CTS Specification - Ventilation to be ensured with proprietary vent trays if required - Loft Insulation to be rolled into the eaves, ensuring continuous thermal envelope, refer to CTS details - Install new insulated loft hatch as per manufacturer´s specifications - Skeilings to be insulated as per CTS Detail Pack - Inspect existing fascia, soffit and rainwater goods for degradation and replace where neccessary
EX-41-1	Roof Ventilation	- New breathable membrane, battens, tiles, and dry ridge system to be fitted in accordance with manufacturer's details and specification. Client to instruct on material finish. Inspections required to confirm structural integrity of existing roof structure prior to roof replacement.
EX-43	Eaves/Verge Extension	- Eaves/Verges to be Extended where required; Min 40mm overhang from finish face of EWI System - Refer to CTS Detail Pack
EX-46	Roof Tile Vents (if no replacement)	- Existing Roof ventilation strategy to be confirmed for compliance, if breather membrane is present disregard below; - Minimum 2 vent tiles per roofscape, e.g. a hip roof would be 6 tile vents - Vent tiles to be installed as close to eaves as possible and above new insulation height - Vent tiles position to be coordinated to allow provision for potential PV in the future
EX-50	Structural Panel	- Structherm Structural Panel above DPC, unless alternative thickness indicated, installed as per Constructive Thinking Studio (CTS) Detail Pack and Structherm specification and details installed as per manufacturer's technical spec.
EX-60	External Fixtures	-New External Lights -New External Canopy soffit to be installed as per manufacturer's details

IN INTERNAL WORKS

IN-11	Monitoring Sensors	To be installed as per CTS specifications

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	08/08/2025	WJ	FN

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Drawings

File 17 Chaucer Close_(AC28)

Measures

28 Pyle Close, PO8 8JN

Drawing Number
7083 -CTS- - 28 -D-A-4816

Revision
01

IN-14	New dMEV to be located in kitchen and bathroom	- Where existing extract fans are already present, remove and replace with new dMEV fans; New dMEV fans mount type to match existing i.e. ceiling or wall mount - Where no extract fan is present in any bathroom or kitchen, form/core drill new opening to external air - Refer to ventilation strategy for minimum extract rates - Install to manufacturers specification, install with switched spur to employers requirements
IN-20	Door Undercuts	- Minimum 7600mm2 undercuts beneath all internal doors to allow through ventilation - Typically, 10mm gap required between the finished floor level and the bottom of the door - Remove door leaf, trim from the bottom and making good where required
MTIP MID TERM IMPROVEMENT PLAN		
MTIP-21	Insulate the Solid Floor	- 4.5mm Acousticork T66 Underlay & feathered screed
RM RENEWABLE MEASURES TO NET ZERO		
RM-30	Renewable Ready Measures	- Install insulated ducting for cabling and pipework; flow and return - Separate spur from the fuse board to be supplied to proposed ASHP location - Existing roof structure to be inspected by suitably qualified professional to determine its capacity for the weight of future PV

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Safety Health and Environmental Information

In addition to the hazard/risks normally associated with the types of work detailed on this drawing take note of the below. It is assumed that all works on this drawing will be carried out by a competent contractor working, where appropriate, to an appropriate method statement.

This document and its design content is copyright ©. It shall be read in conjunction with all other associated project information including models, specifications, schedules and related consultants documents. Do not scale from documents. All dimensions to be checked on site. Immediately report any discrepancies, errors or omissions on this document to the Originator. If in doubt ASK.

CONSTRUCTIVE THINKING

Demolition/Adapation Risks

Risk of fragile render, existing cladding and rainwater goods collapsing. Contractor to ensure operatives wear PPE and carry out works carefully. For Further information see Risk Register.

Construction Risks

Risk of injury to operatives through working from height, tripping hazards, etc. Care to be taken while working on site and appropriate PPE to be worn. For further information see Risk Register.

Maintenance/Cleaning Risks

Cleaning windows from height. Appropritate equipment to be used. PPE to be worn. For Further information see Risk Register.

Revision	Date	By	Check
	08/08/2025	WJ	FN

Client **TGP**

Project **TGP Portsmouth**

Status **Stage Approval Subject to Building Control - A1 -**

Drawings

File 17 Chaucer Close_(AC28)

Measures II

28 Pyle Close, PO8 8JN

Drawing Number
7083 -CTS- - 28 -D-A-4817

Revision
01