

BUILDING REGULATIONS NOTES

FOUNDATIONS

Existing foundations to be inspected and assessed by Structural Engineers/ Building Control to confirm structural suitability to take the additional loads to be imposed with any upgrading to the recommendations of the former.

FLOORS

Form the separating floor to achieve enhanced acoustic and fire performance in accordance with manufacturer's recommendations. Provide 22mm chipboard flooring deck laid over structural timber joists to engineer's specification. Within joist zone, maintain a 100mm residual cavity and friction fit 150mm mineral wool insulation to achieve required thermal and acoustic performance.

Below joists Fix two layers of 12.5mm Gyproc plasterboard to MF framework, construct a suspended MF ceiling system with a 100mm residual cavity, and extra fully filled with 100mm mineral wool insulation to further enhance acoustic attenuation. Fix two layers of 12.5mm Gyproc SoundBloc plasterboard, all joints staggered, taped, and filled to maintain acoustic integrity and fire compartmentation.

Seal all perimeter junctions and service penetrations using proprietary acoustic sealant to maintain performance. Build-up to comply with Approved Documents E and B to achieve required sound insulation and fire resistance standards. Refer to manufacturer's approved standard details for installation method and coordination with fire and acoustic design requirements.

EXTERNAL WALLS

Form the new external walls with cement board cladding fixed in accordance with manufacturer's recommendations to vertical treated softwood battens forming service void, set at centres to suit cladding specification. Fix battens over calcium silicate (fire) board screw fixed to external face of 140 x 50mm C24 treated timber studs set at 400mm centres, with 140mm PIR insulation friction fitted tightly between studs. Provide proprietary breather membrane between calcium silicate board and insulation to maintain vapour permeability and protect insulation.

Form a 50mm clear cavity between external stud wall and inner leaf. Construct inner leaf with 100mm timber studs set at centres to structural engineer's specification, friction fitted with 100mm Knauf Acoustic Roll to achieve required acoustic performance. To internal face screw fix 2no. layers of 12.5mm plasterboard with skim finish, with joints staggered, filled and taped to achieve minimum 60 minutes fire resistance.

Seal all junctions, including baseplates, head plates, and interfaces with structural steel, using fire mastic seal to maintain compartmentation. Provide mineral wool fire stop at junctions with floor beams, steelwork, and adjacent elements to achieve continuity of fire resistance. Where external wall abuts structural steel, wrap steel with fire-rated board or intumescent paint system as specified by fire engineer to achieve required protection, ensuring compliance with Approved Document B.

Provide Envirograf Product 55 cavity closers or equal approved to all window and door reveals to fully enclose structural timbers and prevent fire spread through cavities. All fixings to comply with manufacturer's requirements and BS EN standards relevant to structural timber, insulation, plasterboard, and cladding systems. Build-up to comply with structural timber association recommendations, BS 476 Part 22 for fire resistance, and Approved Documents B, E, and L to achieve the required fire, acoustic, and thermal performance.

Provide cavity fire barriers at all separating wall junctions and horizontally at all floors in accordance with Building regulations approved document Part B, document B3, refer to working drawings for locations.

Provide bed joint reinforcement in the two courses above and below openings such as windows to disperse the extra stresses in weak zone as per BS 5628 Part 3.

Upgrade existing external walls (uninsulated cavity wall) as follows:

Fix breather membrane over existing masonry to protect insulation. Install 10mm low emissivity unventilated cavity to improve thermal performance. Fix 50mm Celotex GA4000 PIR insulation board tightly to breather membrane, followed by 25mm Celotex GA4000 PIR insulation board internally to achieve required U-value in accordance with Approved Document L.

Provide vapour control layer (VCL) continuously with sealed laps to internal face of insulation to prevent interstitial condensation. Screw fix 2no. layers of 12.5mm Gyproc Fireline plasterboard with joints staggered, filled and taped to receive skim plaster finish, achieving minimum 60 minutes fire resistance in compliance with Approved Document B.

All insulation to be installed in accordance with Celotex manufacturer's recommendations, ensuring tight abutment and minimal thermal bridging. All plasterboard fixings to comply with Gyproc requirements, typically 3.5mm x 60mm self-tapping drywall screws at max. 300mm centres.

Build-up to comply with BS EN standards relevant to insulation, plasterboard, and fixings to achieve the required fire, acoustic, and thermal performance.

SEPARATING AND PARTY WALL

Form the new loadbearing party wall to comply with Approved Document B (fire safety), Approved Document E (acoustic performance), and Robust Details 'E-WT-2' specification, achieving a minimum of 60 minutes fire integrity and U-value of 0.18W/m²K.

Above the floor sheathing board, lay a continuous layer of fire/acoustic isolation strip where loadbearing separation walls are located. Construct wall using 50 x 100mm C24 treated timber studs set at 400mm centres with nogginns at 900mm centres. To each side of studwork, screw fix 18mm plywood sheathing board in accordance with structural engineer's fixing requirements.

Friction fit 100mm Isover Acoustic Partition Roll insulation between studs to achieve an (Airborne) Rw rating of 63dB and Rw + Ctr rating of 55dB, ensuring all gaps are filled with intumescent sealant in accordance with manufacturer's recommendations. Fix 25 x 47mm treated sw battens vertically at 600mm centres to form a 25mm service void to inner face. Over battens, screw fix 2no. layers of 12.5mm Gyproc SoundBloc plasterboard, joints staggered, filled, taped and finished with minimum 2.5mm skim plaster finish at minimum 8 kg/m² using Gyproc jointing products. All plasterboard fixings to be in accordance with Gyproc requirements, typically 3.5mm x 60mm self-tapping drywall screws at max. 300mm centres.

Cavity between the two skins to be filled with 50mm Isover Acoustic Partition Roll. Above the horizontal framing of each skin, install 2no. plies SolidStart LSL Rim joists with Rockwool RWA45 mineral wool fire stop tightly packed to underside of deck to achieve minimum 60 minutes fire resistance as per posi-joint designer specification. Provide fire stops at junctions with adjacent apartments to Approved Document B3, extending above party/external walls to meet underside of timber or concrete roof decking. Where fire stopping meets timber decking, extend fire stopping minimum 1.5m from intersection. Seal all connections at floor and roof junctions with fire mastic to maintain fire compartmentation.

LINTELS

Install galvanized lintels by Catnic or equal with the lintels to suit the cavity widths shown on working drive with flexible DPC tray over as recommended by lintel manufacturer. All lintels built into the external walls to be insulated with min. end bearings of 150mm onto a solid block and the tray overlapping ends by 150mm with the provision of stop ends. Provide weep holes at max. 450mm ctrs. min. 2no. per lintel. For lintel type and location refer to manufacturers schedule or Structural Engineer.

STRUCTURAL STEEL BEAMS

All structural steelwork as indicated on the drawings to be strictly in accordance with the structural engineer's calculations and details to be fire protected with intumescent paint or encased with plasterboard / masonry to achieve min. 1 hour fire resistance, unless noted otherwise.

STRUCTURAL ENGINEER

To provide full structural engineers details, calculations and specifications - to be submitted under separate cover to support this application prior to start of any works on site.

PADSTONES & WINDPOSTS

Provide / build in concrete padstones and steel wind-posts to structural engineers design and details and tied to the masonry walls and upper / lower floor constructions as specified.

CAVITY TRAYS & FLASHINGS

Cavity trays, horizontal and vertical DPC in 2000 gauge polythene to BS 6515 to all openings in external walls inclusive of meter boxes and wall/roof abutments. All DPC and DPM to be continuous and laps to be min.150mm. All cavity trays to be provided with weep holes. Provide code 4 & 5 lead horizontal and stepped flashings to wall and roof abutments where required installed in accordance with Lead association details and specification.

INTERNAL WALLS

Non-loadbearing partitions are to be sw stud partitioning with 100 x 38mm (min) at 600mm maximum centres, two rows of intermediate nogginns, faced both sides with 12.5mm Knauf Soundshield plasterboard (minimum 10kg/m²) with filled & taped joints. 75mm unfaced mineral wool batt or quilt with min density 10kg/m³ placed between studs creating 25mm cavity. 12.5mm Knauf Sound Moistureshield to all walls and ceilings to bathrooms & en-suites. Sole and head plates are to be one continuous piece. Construction in accordance with manufacturers details and instructions.

Provide plasterboard sheathing to bathroom and wc side of partitions with min. 19mm WBP plywood before fixing plasterboard linings, with setting out to allow for this.

STAIRS

Provide 21 No equal risers. (Floor to floor to be checked on site before fabrication of stair) See section for indicative layouts.

Risers to be max 170mm

Goings to be min 250mm

Width to suit opening

Max pitch 34 degrees

Provide clear unobstructed headroom of 2000mm over entire flight of staircase measured vertically off the pitch line. Hand rails to be fixed at 900mm above pitch line and at landing 1100mm above floor level. Balustrade to be 1100mm above finished floor level un-climbable and constructed so that a 100mm sphere is unable to pass through.

50mm diameter handrail set min. 50mm off wall face with non slip surface finish formed with material to avoid both cold and hot to touch with contrasting visibility to back ground. Nosing's to also be non slip in contrasting colour.

GAURDING TO LOW OPENABLE WINDOWS

To upper floor openable windows with sill less than 800mm high above FFL then a fixed laminated glazed guarding is to be provided across the opening to a height of 800mm, to resist a horizontal force of 3.6kN. Sill boards in this situation not to extend in front of the room side of the guarding to omit being able to climb.

WINDOWS

Windows to be standard double glazed PVC-U low 'E' or 'K' glass double glazed units with Max U-value of 1.4W/m²K, with BFRC data sheet evidence by nominated manufacturer. Frames to be positioned with a minimum 10mm overlap of cavity closer with 12mm air gap and insulated lintel to eliminate cold bridging and condensation.

All windows and doors to be draught stripped. Insulated cavity closers Dacatie T221, or equivalent, integral with window interceptors subframe. Glazing to doors where within 1.5 m from floor level will be class C to BS 6206. Safety glass to be provided where glazing unit is less than 800mm from FFL.

Window style and opening lights to be as shown on elevations, window schedule with frames to be positioned with a minimum 30mm overlap of cavity closer with air gaps foam filled prior to dry lining to eliminate cold bridging and air leakage. All UPVCu windows shall have min.10 year insurance backed warranty on the window as a complete unit and comply with the secured by Design criteria, tested to PAS 24 standard and cleaning access from the inside with internal bridging.

All locks should be suited in each dwelling and provided with external sill to project min. 38mm from the face of the wall finish. The windows facing onto the external covered corridor to have sill sets at min. 1100mm from FFL. to allow for means of escape under.

Safety glass to be provided where glazing unit is less than 800mm from FFL.to comply with the requirements B and C of BS 6206:1981 and any glazing below

1.5m to doors and within 300mm of adjacent side screens will consist of toughened safety glass.

Emergency egress windows should have an unobstructed opening, by easy clean hinges, that is at least 0.33m² with a clear opening of 450mm x 450mm would be a min satisfying paragraph 2.10 of Approved Doc B. The bottom of the opening should not be more than 1100mm.

EXTERNAL DOORS

All doors to be pointed around the frame externally with proprietary coloured polysulphide mastic with the external doors to client / planning confirmation and comply with BS1 PAS24:2012 incorporating thresholds to meet part M and all appropriate weathering details to prevent water ingress. External doors to have U value of 1.40 W/m2k and have a min. 775mm clear opening in accordance with approved document part M.

Letterboxes within communal area to have max. aperture of 160mm x 40mm and be located/ designed to inhibit persons from access to meet the requirements set out by the DHF technical specification TS 008:2012.

Provide centralised mains operated intercom system with remote door release system to all apartment units.

Frames to be mechanically fixed to the main structure to manufacturers specification.

All external doors are specified as secure doorsets, tested and certified to meet the requirements of PAS 24:2012 or an equivalent standard, in accordance with Approved Document Q of the Building Regulations.

Glazing in doors and accessible windows includes P1A-class security glass where breaking the glass would allow access to internal locking mechanisms.

Internal doors should allow air to move within the dwelling by providing a free area equivalent to a 10mm undercut in a 760mm wide door. Doors should be undercut to achieve one of the following If the floor finish is fitted: 10mm above the floor finish or the floor finish is not fitted: 20mm above the floor surface.

Glazing

All glazing to be double glazed 24mm units with LOW E glass, by specialist manufacturer.

All glazed doors and low level glazing below 800mm above finished floor level to be laminated and toughened safety glass to BS 6206:1981 to a height of 1500mm and at least 300mm either side of a door.

CAVITY CLOSERS

Provide proprietary cavity closer's at all openings in external cavity walls to suit width of cavity with min. thermal resistance of 0.45m2k/w, to be sealed to inner block leaf to provide air tightness.

INTERNAL DOORS

Internal doors as specified on the working drawings to have undercut of min. area 7600mm2 equivalent to 10mm gap above floor finish to ensure good air transfer throughout the dwellings in accordance with the Approved document F. The min. thickness of any door to be 35mm (unless otherwise stated).

Frames and linings to be in MDF with architraves to mask junction of frame and adjacent wall finish. All bathroom or shower doors to open outwards, with min. clear opening width of 775mm.

INTERNAL FIRE DOORS

The main entrance doors to apartments and cupboards opening onto either a protected stairwell or corridor are to be fire rated as indicated on the working drawings, fire strategy and door schedule, with details of intumescent seals, closer's etc. as per the fire strategy.

GENERAL UNIT VENTILATION

Ventilation to be in accordance with the details set out in the Approved document F. All habitable rooms accept kitchens, bathrooms or utility rooms to have ventilation opening of min. 1/20th of floor area with some part located a min. 1.75m above FFL.

Provide mechanical extraction via decentralized MCHR mechanical extraction to the design, specification and installed by nominated specialist to each apartment, to be in compliance with Part O further calculations maybe required to support the units provision.

For background ventilation provision refer to floor plans/window schedules.

through the wall ventilators may be considered as last solution.

Background ventilation to be provided in accordance with Approved Document F1 (2021 edition) for a single-storey dwelling. The open-plan kitchen and living area shall be provided with no fewer than 3 No. controllable trickle ventilators, each providing a minimum of \$10,000\text{(mm)}^{\wedge}2\text{\\$ Equivalent Area (EA), totaling } \\$30,000\text{(mm)}^{\wedge}2\text{\\$ EA for the space to ensure adequate cross-flow. All ventilators must be installed at least 1700mm above finished floor level (AFFL) to mitigate cold draughts while remaining accessible to occupants. Where mechanical extract fans are present, background ventilators must maintain a minimum separation distance of 500mm to prevent airflow short-circuiting. The total number of ventilators for the dwelling must meet the minimum requirement of 4 No. for one-bedroom properties or 5 No. for properties with two or more bedrooms. Vents are intended to be normally left open and should not be installed in conjunction with mechanical ventilation with heat recovery (MVHR) systems to avoid unintended air pathways.

ELECTRICS

All installations to comply with IEE Edition 19 regulations and all relevant codes of practice and certified to comply with approved document P upon completion and to be installed by a specialist sub-contractor being registered with the NICEIC or ECA.

Switches/Sockets- placed in a zone between 450mm and 1200mm from finished floor slab, Provide 40 lumens/circuit-watt luminaries (or fittings which can only receive the appropriate bulb) to comply with table 4 in Part L1 of the Buildings Regulations.

The electrical consumer unit should be positioned at a height of between 1350 1450mm from the finished floor height, under Approved Document P section 1.4.

LIGHTING

High efficiency light fittings, capable of only accepting lamps having a luminous efficiency greater than 75 lumens per circuit watt, will be provided in rooms or circulation areas most frequently used, at a rate of 100% of new fixed light fittings. (areas that do not count towards total are less used areas such as Cupboard, other storage etc).

Emergency escape lighting complying with BS 5266-1, is to be provided throughout the communal staircases and circulation routes

EMERGENCY LIGHTING

Emergency lighting systems shall be installed in accordance with the guidelines provided in the British Standard BS 5266-1 "Code of Practice for the Emergency Lighting of Premises."

The lighting system shall adhere to a minimum of one of the following product standards:

EN 60598-2-22:1999 - Luminaires - Part 2-22: Particular Requirements - Luminaires for Emergency Lighting

EN 60924 - Emergency Lighting Equipment for Use in Road Vehicles

EN 60925 - Luminaires for Emergency Lighting

Contractor to ensure that the selected product standard aligns with the specific requirements of the project and is in compliance with applicable regulations and safety standards.

An additional emergency lighting plan, including detailed specifications, locations, and related design elements, must be provided by the Mechanical & Electrical (M&E) Consultant. This plan should outline the emergency lighting strategy for the premises and ensure its effective integration with the overall building systems.

SMOKE ALARMS

The new flats to be formed on the first floor should each have an automatic fire alarm and detection system installed conforming to the guidance from the British Standard BS5839-6 for a Grade D1, Category LD2 system providing:

- Smoke detection in the principle habitable room

- Heat detection in rooms providing cooking facilities

- Smoke detection in the escape routes

A communal fire detection system is to be provided incorporating automatic smoke detection to BS 5839-1 [10] standard, Category LS, to detect smoke in the ground floor Riser lobby or stair and to operate the relevant smoke ventilation systems.

All smoke alarms are to be inter-connected and to be permanently wired to a separate 3 amp MCB fused circuit at the distribution board in accordance with IEE Regulations. A standby power supply such as a battery is required with visual and audible signal of power failure.

Building to comply with Building Regulations refer to Part B Vol 2., B5, Section 15, Paragraph 15.1- 15.3. Building has floor area of less than 2000 m2, top of the top storey is less than 11m and 15% < of perimeter of the building is accessible for fire engine appliance.

Provide AOV's to the top landing area of the staircase and the 7.5m long protected corridor inter connected with the communal fire detection system, configured to ensure that the automatic opening vent opens on activation of the alarm system.

HIGH SPEED ELECTRONIC COMMUNICATION NETWORK

To each unit provide conduit through external wall where indicated on working drawings to be in compliance with Approved document Part R1.

HEATING / HOT & COLD WATER/ WATER EFFICIENCY

Make reference to the specialists M&E consultants details, specification and design. Heating to individual apartments to be EDEL hot water cylinders with Dimplex Quantum high retention heaters.

Confirm 100l per day water usage per dwelling in accordance with Approved document Part G.

Install Honeywell controllers and scale reducers and 22mm Adey Magnaclean magnetic filter and provide mixer/blender valve on all bath taps to ensure that the temp. of water leaving tap outlet does not exceed 48°C and close to the final outlet to prevent the colonization of waterborne pathogens.

BOXING IN

All svp's are to be encased in ducts constructed in framing providing access panels where required fixed with brass cups and screws and where they pass through any compartment walls or floors provide proprietary fire collars to ensure 60 minutes fire protection is maintained between the different dwellings and communal areas.

Voids to be packed with 50mm thick mineral wool insulation and all joints to the encasements sealed with proprietary intumescent fire/stop compound surround in 12.5mm thick moisture resistant plasterboard with all joints filled, taped to receive skim finish.

FLAT ROOF CONSTRUCTION

Form the new flat roof with proprietary single ply membrane roofing system achieving Broof(t4) classification in accordance with Approved Document B and manufacturer's recommendations, laid over 18mm OSB3 board screw fixed to structural deck.

Provide minimum 150mm tapered Celotex XR4000 insulation to achieve required U-value and falls to drainage, installed over polythene 1000 gauge vapour control layer (VCL) laid continuously with sealed laps to maintain airtightness.

Deck to be formed with 18mm fire-resistant (Euro Class B) plywood, extending minimum 1.5m either side of cavity to maintain fire protection continuity, fixed to softwood timber firings laid to falls and secured to ceiling joists below at centres to structural engineer's specification.

To underside of ceiling joists, screw fix 2no. layers of 12.5mm Gyproc Fireline plasterboard with joints staggered, filled and taped to receive skim finish, achieving minimum 60 minutes fire resistance. All plasterboard fixings to comply with Gyproc requirements, typically 3.5mm x 60mm self-tapping drywall screws at max. 300mm centres.

All materials and installation to comply with Approved Document B for fire safety, Approved Document L for thermal performance, BS EN standards for timber, insulation, and membranes, and manufacturer's recommendations to achieve required fire, thermal, acoustic, and structural performance.

RAINWATER GOODS (upvc)

Rainwater goods colour to match existing, 100mm upvc half round guttering with 68mm dia upvc down pipes, Marley or similar, to positions indicated on plan, and to drainage engineer's design to discharge into existing underground drainage system.

SURFACE WATER DRAINAGE

All surface water drainage be laid to 1:40 falls reduced if found necessary to drainage engineer confirmation / design. Provide ACO or equal drainage channels with grating suitable for foot and mobility access to prevent storm water discharging onto the roads.

EXISTING DRAINS

Before starting work, check invert levels and positions of existing drains, sewers, inspection chambers and manholes against information shown on drawings and report and discrepancies. Adequately protect existing live drains and maintain informal flows during construction.

UNDERGROUND DRAINAGE

To be designed in accordance with BS 8301 Building Drainage BS 8005 and in accordance with the Building Regulations, Approved Doc H.

Plastic pipelines for drainage generally to be PVCu to BS EN 1401-1 Class SN4 Kitemark certified. Strength to suit particular location of drainage and traffic loads to Engineers details. Bedding Class to be Type P under roads and Type W under the building to be in accordance with BS 8301. Bedding flexible pipes to be in accordance with diagram 10 of Building Regulations, Approved Doc. H, 100mm of granular material below pipe back filled to crown with similar material with further same material to 100mm above crown (granular material to conform to BS EN 12620 size 4/10 Annex B Table B and should be single size material or graded material from 5mm up to a max size of 10mm for 100mm pipes, 14mm for 150mm pipes, 20mm for pipes 150 to 600mm diameter. Excavated material may be used as back fill in max 300mm consolidated layers but to be free of stones larger than 40mm, lumps of clay over 100mm, timber frozen material and vegetable matter. Compaction factor 0.3 for Class N, 0.2 for Class F and B.

ABOVE GROUND DRAINAGE

To be plastic soil vent pipework and WC Branches. Pipes, fittings and accessories to BS 4514 Kitemark certified. Method of fixing stacks to be steel brackets at 1800mm c/c. Plastic branch pipework in MuPVC ABS polyethylene up to 50mm diameter for pipes, fittings and accessories to BS 5255. Cranked SVP laid to falls of 1:60.

MATERIALS

surface linings of circulation routes within apartments and maisonettes should have a fire classification of C-s3, d2 -

surface linings of small rooms of less than 4m² should have a fire classification of D-s3, d2

Materials should comply with appropriate British Standards or Agre'ment Certificates and the materials should be marked, stamped, independently certified or otherwise justified by test or calculation to show their suitability.

WORKMANSHIP

All workmanship to be carried out by appropriately certificated workmen and in no circumstances fall below the standards set out in BS 8000: All Parts.

CDM (2015) REGULATIONS

The Principal Contractor must:

- Plan, manage and monitor the construction phase and coordinate health and safety matters to ensure that, so far as is reasonably practicable, the construction work is carried out without risks to health or safety;

- Liaise with the Principal Designer for the duration of the Principal Designer's appointment and share relevant health and safety information;

- Make and maintain arrangements for effective cooperation of matters relating to health, safety and welfare of workers;

- Consult with workers on matters that may affect their health, safety and welfare

DEMOLITION

The contractor should be familiar with key structural elements of the building, to enable a sequence of demolition and adequate support that ensures the integrity of the building, and safety of site operatives/general public. Under no circumstances is any demolition work to be undertaken unless a Refurbishment & Demolition Asbestos Survey has been prepared in accordance with the Control of Asbestos Regulations 2006. If located on site, any asbestos should be managed in accordance with current HSE directives.

ACCESSIBILITY

To provide ramps not exceeding a gradient of 1:15 with maximum crossfall of 1:40 and there are no external steps to entrances. External entrance doors to achieve min 775mm clear opening.

All internal doors (except to storage rooms / cupboards) provide clearance in excess of min. 775mm (910mm structural opening to, give approximate min. 780mm clearance). Widths of doors and corridors to comply with Document Part M (M4(1)), Table 1.1 on page 8.

Sockets outlets, telephone and TV sockets set at 450mm above finished floor level except in kitchens where sockets are at 1000mm above finished floor level. Light switches and door handles to be at 1000mm above finished floor level and window controls 1700mm above finished floor level.

All worktop surfaces at all points are set at max 850mm above the floor, ensuring a clear space beneath of minimum 700mm to allow wheelchair users access to facilities.

Water delivery mechanisms to ensure lever handle taps or similar ensuring ease of use for all occupants.

Where appropriate ensure clear colour contrast of detail provisions.

NOTES:

- 1) All dimensions to be checked on site. Any discrepancies to be reported to the CA, prior to manufacture/construction
- 2) Refer to Structural Engineers details/ drawings for all beam, column, padstone, masonry strength calculations
- 3) Finishes & decorations to Clients specification
- 4) Allow for cutting of tiles around switches, sockets and making good
- 5) Allow for boxing's to existing & new services
- 6) All fixings and installation to manufacturers specifications and detail requirements
- 7) Existing Walls/doors/ floors to be protected
- 8) All M&E fixtures/fittings/equipment is notional. Final positions to be checked and confirmed with client
- 9) Sanitary appliances are not images of actual products. They are for illustrative purposes only

B	BCO Report	24/12/25
No.	Description	Date

**rs
studio**

t. 02382 542011
e. info@rs-studio.co.uk
w. www.rs-studio.co.uk

Drawing Title:

Notes
AS PROPOSED

Project Title:

95-95A London Road
Waterlooville
PO7 7EQ

Drawing No.:

1802-GA-10

Date: July 2025

Scale: Various

Drawn: AS

Checked: RS

This drawing is the copyright of the company and must not be reproduced or used