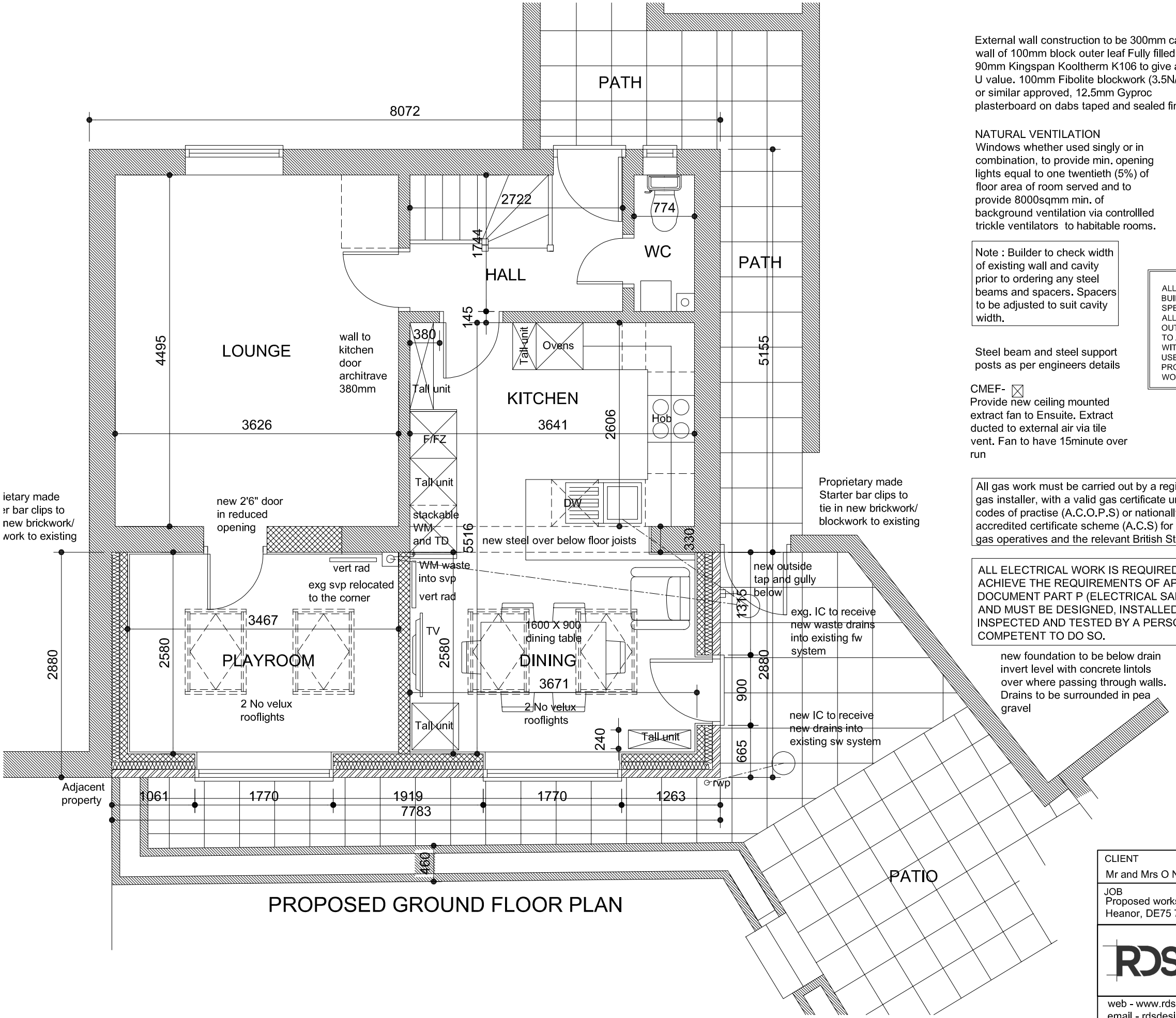

PROPOSED GROUND FLOOR PLAN

External wall construction to be 300mm cavity wall of 100mm block outer leaf Fully filled with 90mm Kingspan Kooltherm K106 to give a 0.18 U value. 100mm Fibolite blockwork (3.5N/mm2) or similar approved, 12.5mm Gyproc plasterboard on dabs taped and sealed finish.

NATURAL VENTILATION
Windows whether used singly or in combination, to provide min. opening lights equal to one twentieth (5%) of floor area of room served and to provide 8000sqmm min. of background ventilation via controllled trickle ventilators to habitable rooms.

Note : Builder to check width of existing wall and cavity prior to ordering any steel beams and spacers. Spacers to be adjusted to suit cavity width.

ALL APPROPRIATE DESIGN DETAILS AND BUILDING TECHNIQUES HAVE BEEN SPECIFIED.
ALL WORK ON SITE MUST BE CARRIED OUT IN WAYS THAT CAN BE EXPECTED TO ACHIEVE REASONABLE CONFORMITY WITH THE SPECIFICATION.
USE ROBUST DETAILS AS A GUIDE TO PRODUCING GOOD CONSTRUCTION WORK

Steel beam and steel support posts as per engineers details

CMEF- ☒
Provide new ceiling mounted extract fan to Ensuite. Extract ducted to external air via tile vent. Fan to have 15minute over run

Proprietary made Starter bar clips to tie in new brickwork/ blockwork to existing

All gas work must be carried out by a registered gas installer, with a valid gas certificate under the codes of practise (A.C.O.P.S) or nationally accredited certificate scheme (A.C.S) for individual gas operatives and the relevant British Standards.

ALL BUILDING WORK TO ACHIEVE THE FOLLOWING:
'U; Values:
WALLS - 0.18W/m2K
ROOF - 0.15W/m2K (INSULATION AT CEILING LEVEL)
FLOOR - 0.18W/m2K
GLAZING - 1.4W/m2K

ALL ELECTRICAL WORK IS REQUIRED TO ACHIEVE THE REQUIREMENTS OF APPROVED DOCUMENT PART P (ELECTRICAL SAFETY) AND MUST BE DESIGNED, INSTALLED , INSPECTED AND TESTED BY A PERSON COMPETENT TO DO SO.

all new glazing to have 20mm air gap to achieve a maximum u-value of 1.4

CLIENT
Mr and Mrs O Nicks

JOB
Proposed works to: 23 Brockhall Rise, Heanor, DE75 7TL

DESCRIPTION OF WORKS
Proposed ground floor rear extension.

SHEET TITLE
Proposed Ground Floor Plan

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job ref.	date
25-029	Aug 2025
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