



O3
A3 PROPOSED GROUND FLOOR
SCALE: 1:100

WL1 - New wall

Wall Construction build-up: from inside

3mm skim coated 37.5mm Kingspan Kooltherm K118 insulated plasterboard fixed to 100mm timber studs at 400mm centres.

75mm Kingspan Kooltherm K12 Framing Board

25mm timber stop battens

DPC strip on studs

102.5mm facing brick to match existing on existing concrete floor to achieve 'U' value of 0.22W/Sq.M.K.

Floor Construction:

Provide 1200G DPM on top of existing concrete floor, the DPM to be lapped with wall DPC, provide 100mm Kingspan Kooltherm K3 insulation, provide 75mm thick cement/sand screed to achieve 'U' value of 0.22W/Sq.M.K.

WL2

50 x 100 mm soft wood (treated) studs @ 400 mm c/c with two layers of 12.5 mm moisture resistant plasterboard towards the bathroom/kitchen side for ceramic tiling to manufacturer's recommendations and two layers of 12.5mm plasterboard with 5mm skim on the other side.

Plasterboard fixing and jointing to be carried out strictly in accordance with manufacturer's recommendations.

Allow for all necessary base plate, top plate intermediary plate and noggings.

Noggings to be positioned for electric sockets and switches. 70mm 'Rockwool Flexi' insulation to be provided in all stud walls.



O3
A3 PROPOSED FRONT ELEVATION
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NOTE: NO CHANGES TO OTHER ELEVATIONS

Ventilation:

All new windows to habitable rooms to have openable area of minimum 1/20 th of floor area and provided with background ventilation of 8000 Sq.mm.

All new windows to be double glazed with 16mm air gap and soft low-E coating or 12mm air gap argon filled and soft low-E coating to achieve U-value of 1.4W/SqM.K.

Safety glass (Toughened) to be provided to areas below 800mm above finished floor level and 1500mm in doors and side panes within 300mm of doors.

NOTES:

All electrical work required to meet the requirements of App. Doc. Part P (Electrical Safety) must be designed, installed, inspected and tested by a person competent to do so.

Internal switches and socket outlets to be located between 450mm and 1200mm from finished floor level.

Interlinked - mains fed (battery backed up) self contained smoke detectors to be provided in the ground floor & first floor hallways and linked to HD in the kitchen.

Energy efficient lighting:

energy efficient lighting to be provided minimum 3 per 4 fixed light fitting.

Fixed external lighting: the lamp capacity does not exceed 150W per light fitting and automatically switches off (when there is enough daylight) No recessed lighting proposed within the existing/proposed floors.

Fire Safety:

The Window to newly formed room to be 0.33Sq.M opening area with a minimum clear width of 450mm and situated between 800 - 1100mm from floor level.

ASEA Ltd

Architectural Services & Energy Assessment
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Location:
3A The Drive
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Title: Proposed Plan & Elevations
Scale: 1:100 Date: July.2023
Drawing No: ASE/2023/741/PP/03 Rev:
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HD Heat Detectors
S Smoke Detectors

