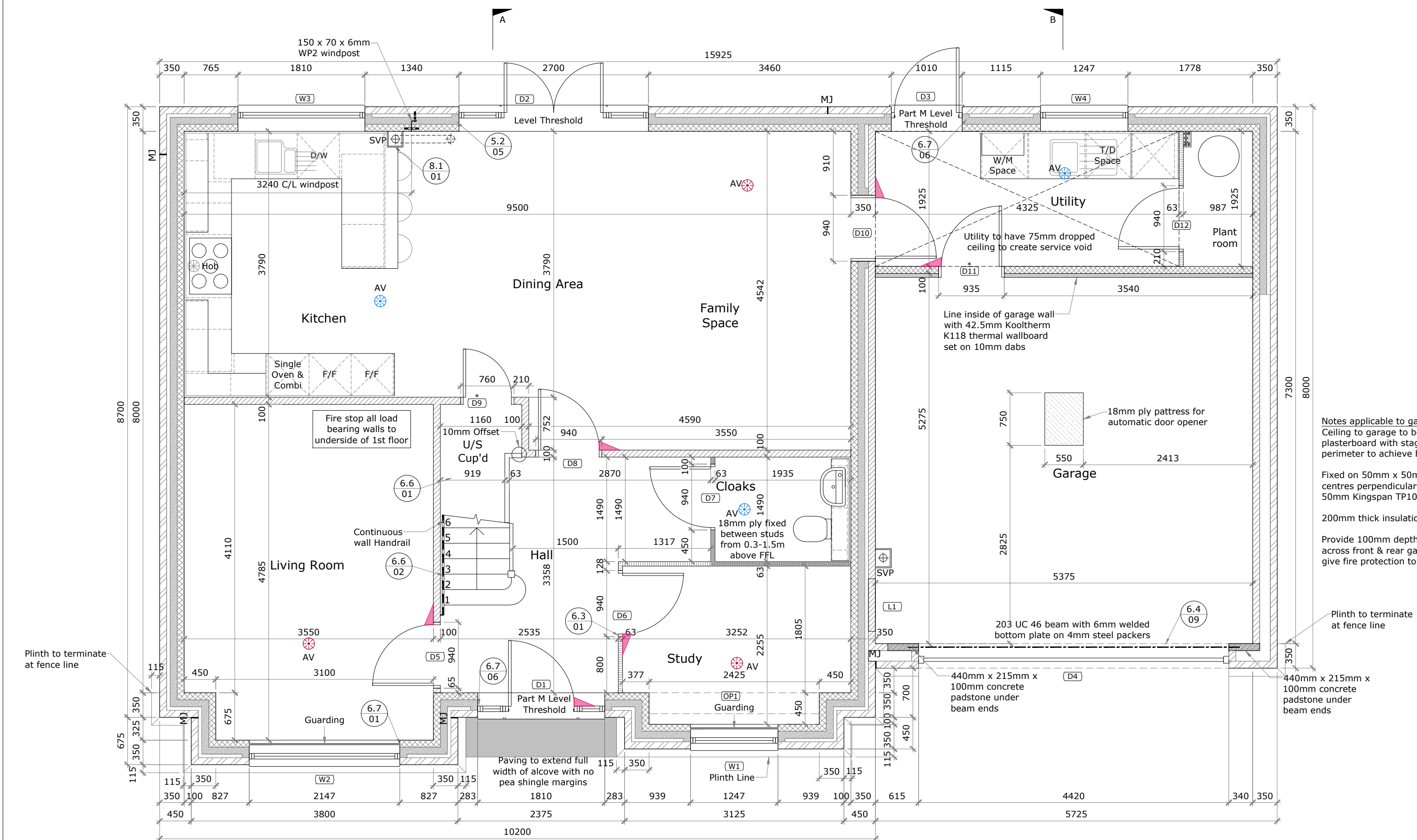
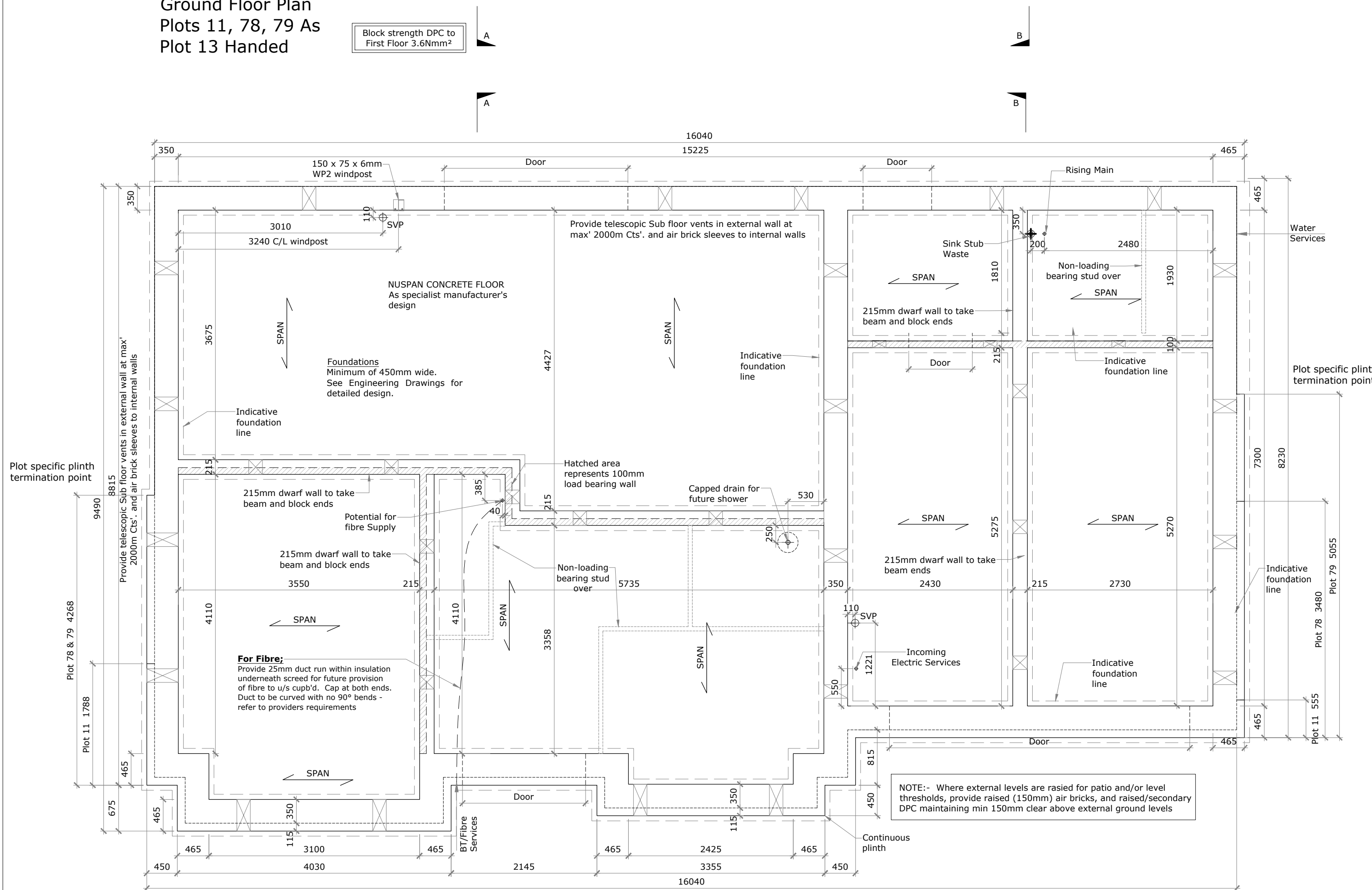




Ground Floor Plan  
Plots 11, 78, 79 As  
Plot 13 Handed



Substructure Plan  
Plot 11, 78, 79 As  
Plot 13 Handed

#### Wall Hatch Key

|  |                                                                                                                                                               |
|--|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
|  | 100mm facing brick external leaf                                                                                                                              |
|  | 100mm Durox Supabloc                                                                                                                                          |
|  | 100mm Hemelite standard, light weight aggregate block (Density 1360-1520kg/m³)                                                                                |
|  | Kingspan TW50 partial fill cavity insulation                                                                                                                  |
|  | Isover RD Party Wall Roll acoustic insulation                                                                                                                 |
|  | Partition wall 63mm x 38mm studs at 600mm cts (400mm cts where walls are tiled) with head & sole plates and finished either side with 12.5mm Gyproc Wallboard |
|  | Partition wall as above with 65mm Isover 'APR 1200' glass mineral wool roll between studs                                                                     |
|  | Shading of wall indicated 18mm plywood fitted from 300-1500mm above FFL between studs, to allow for fitting of future grab rails, seats adaptations etc.      |

Notes:-  
See each floor plan for block widths and strengths

Notes applicable to garage  
Ceiling to garage to be 2 layers of 12.5mm plasterboard with staggered joints & caulk perimeter to achieve half hour fire resistance  
Fixed on 50mm x 50mm sw battens @ 600mm centres perpendicular to u/s joists and friction fit 50mm Kingspan TP10 between.  
200mm thick insulation between ceiling joists.  
Provide 100mm depth of 15mm gyproc wall board, across front & rear garage at high level to give fire protection to all exposed wall plates.

Plinth to terminate at fence line

| Lintel, Door & Window Schedule |                               |                                             |
|--------------------------------|-------------------------------|---------------------------------------------|
|                                | Ground Floor                  | Lintels and Arch Centres                    |
| Ref.                           | Ground Floor - EXTERNAL       |                                             |
| D1                             | Front Entrance Door           | See Catnic Schedule                         |
| W1                             | Study Front Window            | No Lintel                                   |
| W2                             | Living Room Front Window      | See Catnic Schedule Incl ACA                |
| W3                             | Kitchen Rear Window           | See Catnic Schedule                         |
| W4                             | Utility Rear Window           | See Catnic Schedule                         |
| D2                             | Dining Room Rear French Doors | See Catnic Schedule                         |
| D3                             | Utility Rear Door             | See Catnic Schedule                         |
| D4                             | Garage Door                   | 203 UC 46 Beam with 6mm welded bottom plate |
| D5                             | Living Room Door              | See Catnic Schedule                         |
| D6                             | Study Door                    | No Lintel                                   |
| D7                             | Cloakroom Door                | No Lintel                                   |
| D8                             | Family/Dining/Kitchen Door    | See Catnic Schedule                         |
| D9                             | Under Stair Cup'd Door        | See Catnic Schedule                         |
| D10                            | Utility Room Door             | See Catnic Schedule                         |
| D11                            | Garage Personal Door          | See Catnic Schedule                         |
| D12                            | Plant Room Door               | No Lintel                                   |
| L1                             | Recessed Electric meter box   | See Catnic Schedule                         |
| OP1                            | Study Bay window opening      | See Catnic Schedule                         |
| W5                             | Bedroom 4 Front Window        | See Catnic Schedule                         |
| W6                             | Landing Front Window          | See Catnic Schedule                         |
| W7                             | Bedroom 3 Front Window        | See Catnic Schedule Incl ACA                |
| W8                             | Bedroom 2 Rear Window         | See Catnic Schedule                         |
| W9                             | En-suite 2 Rear Window        | See Catnic Schedule                         |
| W10                            | Bedroom 5 Rear Window         | See Catnic Schedule                         |
| W11                            | Bedroom 1 Front Dormer Window | No Lintel                                   |
| D13                            | Bedroom 3 Door                | No Lintel                                   |
| D14                            | Bedroom 4 Door                | No Lintel                                   |
| D15                            | Bedroom 4 Wardrobe Door       | No Lintel                                   |
| D16                            | MVHR Cup'd Doors              | No Lintel                                   |
| D17                            | Bathroom Door                 | No Lintel                                   |
| D18                            | Bedroom 1 Door                | No Lintel                                   |
| D19                            | En-suite 1 Door               | No Lintel                                   |
| D20                            | Bedroom 2 Wardrobe Door       | No Lintel                                   |
| D21                            | Not assigned                  | No Lintel                                   |
| D22                            | Bedroom 5 Door                | No Lintel                                   |
| D23                            | Landing Cup'd Door            | No Lintel                                   |
| D24                            | Landing Cup'd Door            | No Lintel                                   |
| D25                            | Bedroom 2 Door                | No Lintel                                   |
| D26                            | En-suite 2 Door               | No Lintel                                   |
| D27                            | Bedroom 1 Wardrobe Door       | No Lintel                                   |
| OP2                            | Bedroom 1 Opening             | See Catnic Schedule                         |

Windows, doors and double glazing installed to the specifications and in compliance with current Building Regulation requirements. Background ventilation are not require where MVHR is present. Purge ventilation to a habitable rooms to be a minimum of 1/20th of the floor area and a minimum of 30° opening.  
'SG' denotes Safety Glass refer to elevations.  
'FE' denotes Fire Escape windows.  
'TBW' denotes to be measured on site.  
All external doors to be ordered with mobility threshold but refer to Engineering Layout for details of plot specific level access requirements. For external door types refer to Site Schedule 2.  
Part O Overheating Strategy based on minimum 40° opening.

E5. 300mm door nibs shown  
E4. Window guarding added to W1, W2, W6  
E3. Plot 13 re-added, W1,2 increased to 1425, 1200 windows reduced to 1125. MJ's added  
E2. Plot 13 removed, new plans added. Brick plinths set out. 2024 update, kitchen and wardrobes amended  
E1. Issue for Codicote.

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093  
Cowards Lane, Codicote

HOUSE TYPE  
P5037M

Plots 11, 78, 79 As  
Plot 13 Handed

MAIN WORKING DRAWING  
Floor Plans & Schedule

SCALE : 1:50 @ A1

DATE : 26/03/2021

DRAWN : CW

CHECKED :

DRG.No. : 093/P5037M/30

Note:- For general construction notes see site specific Building Regulations & General Specification Document

E5