THIS DRAWING SHOULD BE READ IN CONJUNCTION WITH ANY OTHER RELEVANT DRAWINGS AND THE CONSTRUCTION MANUAL.
THE BUILDER SHOULD CHECK ALL LEVELS AND SITE DIMENSIONS BEFORE WORK STARTS AND NOTIFY SCANDIA OF ANY DISCREPANCY

IF IN DOUBT PLEASE ASK

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REV	DESCRIPTION	DATE	DRN	CHK
A	GENERAL REVISIONS	10/10/24	JP	
B	GENERAL REVISIONS	23/10/24	JP	
C	GENERAL REVISIONS	6/11/24	JP	
D	GENERAL REVISIONS	2/12/24	JP	
E	GENERAL REVISIONS	2/12/24	JP	
F	GENERAL REVISIONS	14/01/25	CC	
G	LENGTHENED PLAN	25/4/25	CC	
H	BUILDING REGS	25/7/25	JP	
I	MANIFOLD ADDED TO LINEN CPD	31/7/25	JP	
J	BUILDING REGULATIONS	15/8/25	JP	
K	FLOOR PLANS UPDATED	21/8/25	JP+CC	

GENERAL BUILDING REGS NOTES

ALL PLASTERBOARD TO WALLS AND CEILINGS TO BE MIN. OF 10KG/M

PART P – ELECTRICAL SAFETY REQUIREMENT
ELECTRICAL INSTALLATION FOR THIS DWELLING IS TO BE DESIGNED AND INSTALLED BY A QUALIFIED/CERTIFIED ELECTRICIAN. IN EITHER CASE COMPLIANCE WITH BS7671 REQUIRED

PART G – WATER EFFICIENCY
ON COMPLETION OF THE DWELLING THE BUILDER MUST PROVIDE TO THE LOCAL AUTHORITY WATER EFFICIENCY AND WHOLESOME WATER CONSUMPTION CALCULATIONS IN ACCORDANCE WITH THE APPROVED DOCUMENT. THE POTENTIAL CONSUMPTION OF WHOLESOME WATER SHOULD BE SHOWN TO BE LESS THAN 125 LITRES PER PERSON PER DAY AS CALCULATED BY 'THE WATER EFFICINCY CALCULATOR'

THE HOT WATER SUPPLY TO ANY BATH SHOULD INCLUDE MEASURES TO PREVENT THE TEMPERATURE EXCEEDING 48 DEGREES CENTIGRADE
ANY HOT TAPS ARE TO BE ON THE LEFT HAND SIDE OF THE BASIN/SINK/BATH.
HOT WATER SYSTEMS WITH STORAGE VESSELS ARE TO INCORPORATE PRECAUTIONS TO PREVENT THE STORED WATER EXCEDDING 100 DEGREES CENTIGRADE. ANY SAFETY FEATURES ARE TO BE VISIBLE IN ACCORDANCE
COMMISSIONING OF HEATING & HOT WATER SYSTEMS AND OPERATING AND MAINTENANCE INSTRUCTIONS OF THE FIXED BUILDING SERVICES TO BE PROVIDED ON COMPLETION TO ENABLE THE OWNER/OCCUPANT TO USE THE SYSTEM EFFICIENTLY. REFER TO PLUMBING AND HEATIING NOTES FOR FURTHER INFORMATION ON HEATING SYSTEM.
HOT WATER PIPES TO BE INSULATED THROUGHOUT THEIR LENGTH.

SURFACE WATER
PLEASE NOTE THAT THE RAINWATER POSITIONS SHOWN ARE INDICATIVE ONLY AND EXACT NUMBER REQUIRED AND THEIR POSITIONS ARE TO BE ESTABLISHED ON SITE BY THE BUILDER AND APPROVED BY THE LOCAL BUILDING CONTROL.
RAINWATER COLLECTION TO GO TO NEW 3M³ SURFACE WATER DRAINS TO REAR OF SITE

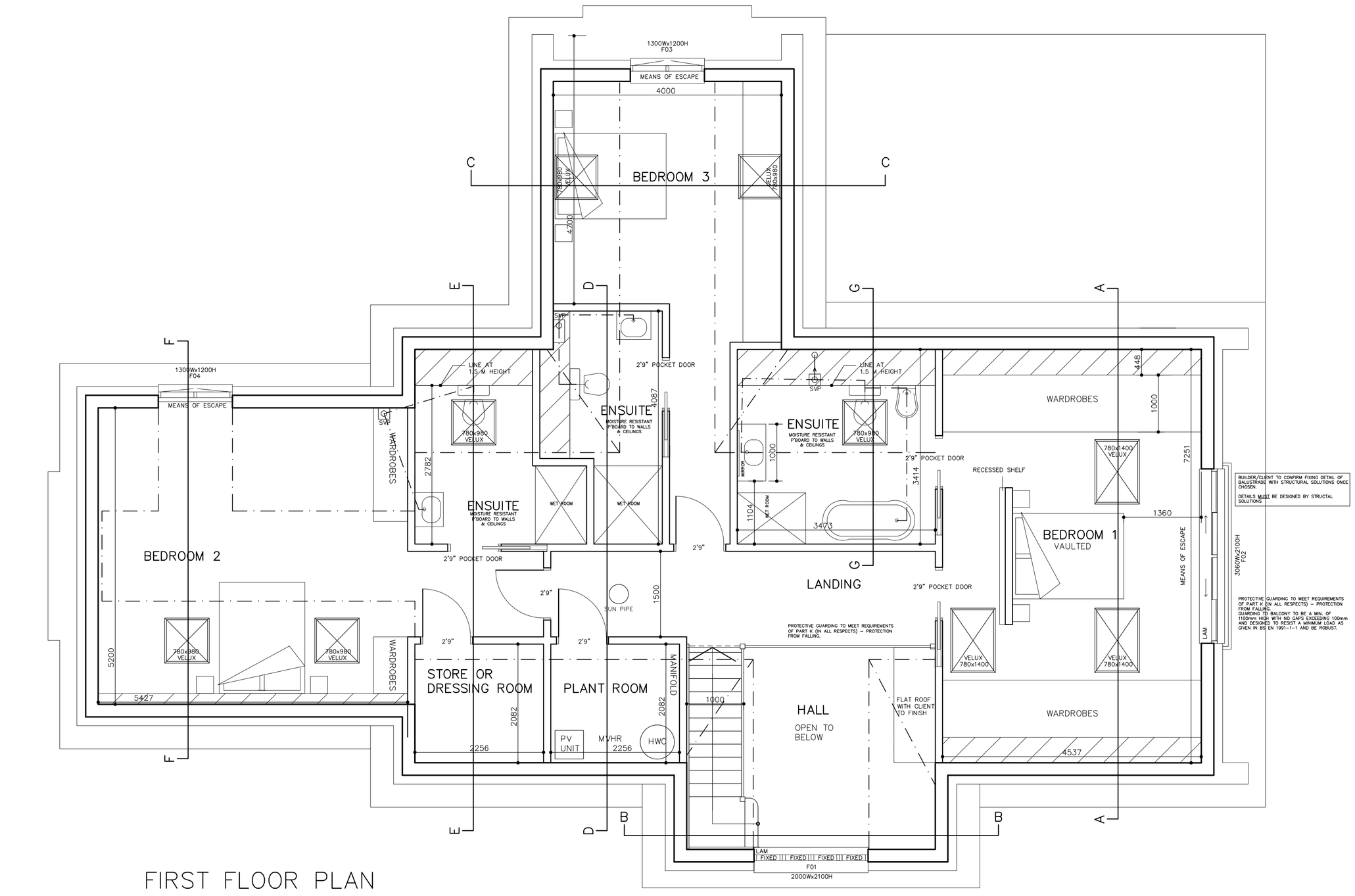
ALL SVP'S TO BE VENTED AT HIGH LEVEL VIA RIDGE OR SIMILAR

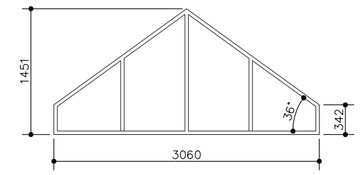
PART L – LIGHTING
PROVISION FOR 'EFFICIENT LIGHTING' TO COMPLY WITH PART L1 OF THE CURRENT APPROVED BUILDING REGULATIONS DOCUMENT. 100% OF LIGHT FITTINGS NEED TO BE ENERGY EFFICIENT.
ANY EXTERNAL LIGHTING SHOULD AUTOMATICALLY EXTINGUISH IN DAYLIGHT HOURS & ALSO WHEN NOT REQUIRED AT NIGHT.
150 WATTS MAX PER FITTING.
ALL LIGHT SWITCHES, POWER SOCKETS, TV SOCKETS, TELEPHONE JACK POINTS ETC SHOULD BE POSITIONED BETWEEN 450mm–1200mm ABOVE FINISHED FLOOR.
UNDER THE DOMESTIC BUILDING SERVICES GUIDE A MAXIMUM OF 6 LIGHTS CAN BE OPERATED BY 1 SWITCH.
CONSUMER UNIT SHOULD BE POSITIONED BETWEEN 1350–1450mm ABOVE FINISHED FLOOR.

WINDOWS
ALL WINDOWS AND DOORS TO BE MECHANICALLY FIXED.
ALL GROUND FLOOR WINDOWS AND DOORS TO COMPLY WITH BS PUBLICATION PAS 24.2012.
MEANS OF ESCAPE WINDOWS TO PROVIDE A CLEAR OPENING OF 450x750MM.

BUILDING TO BE EQUIPPED WITH A HIGH-SPEED-READY-IN BUILDING INFRASTRUCTURE TO ALLOW INSTALLATION OF DEVICES CAPABLE OF USING BROADBAND GREATER THAN 30 Mbps.

S/D SMOKE DETECTOR
H/D HEAT DETECTOR
C/M CARBON MONOXIDE DETECTOR





FIRST FLOOR PLAN

NEW EXTERNAL AREA: 153.8 M²
NEW INTERNAL AREA: 133.1 M²

1/50 0 0.5 1 1.5 2 2.5 5

scandiahus
SCANDIA-HUS BUSINESS PARK,
FELCOURT ROAD, FELCOURT, EAST GRINSTEAD,
WEST SUSSEX, RH19 2LP : TEL 01342 838060

FOR
MR M + MRS M VARCO

SITE
MARLPOST MEADOWS
BONFIRE HILL
SOUTHWATER, RH13 9BU

TITLE
PROPOSED DWELLING
FIRST FLOOR PLAN

C/No.	O/No.	SCALE
707708		1:50 @A1

DRAWN	DRAWING NUMBER
JP	03
DATE	REV K
30/9/24	