

Proposed Dwelling Fittings Survey

Coolham House Cottage, Billingshurst Road, Coolham, Horsham

For

Mark Avery

Rev – P-

Reference **C2776**

Date **16th July 2025**

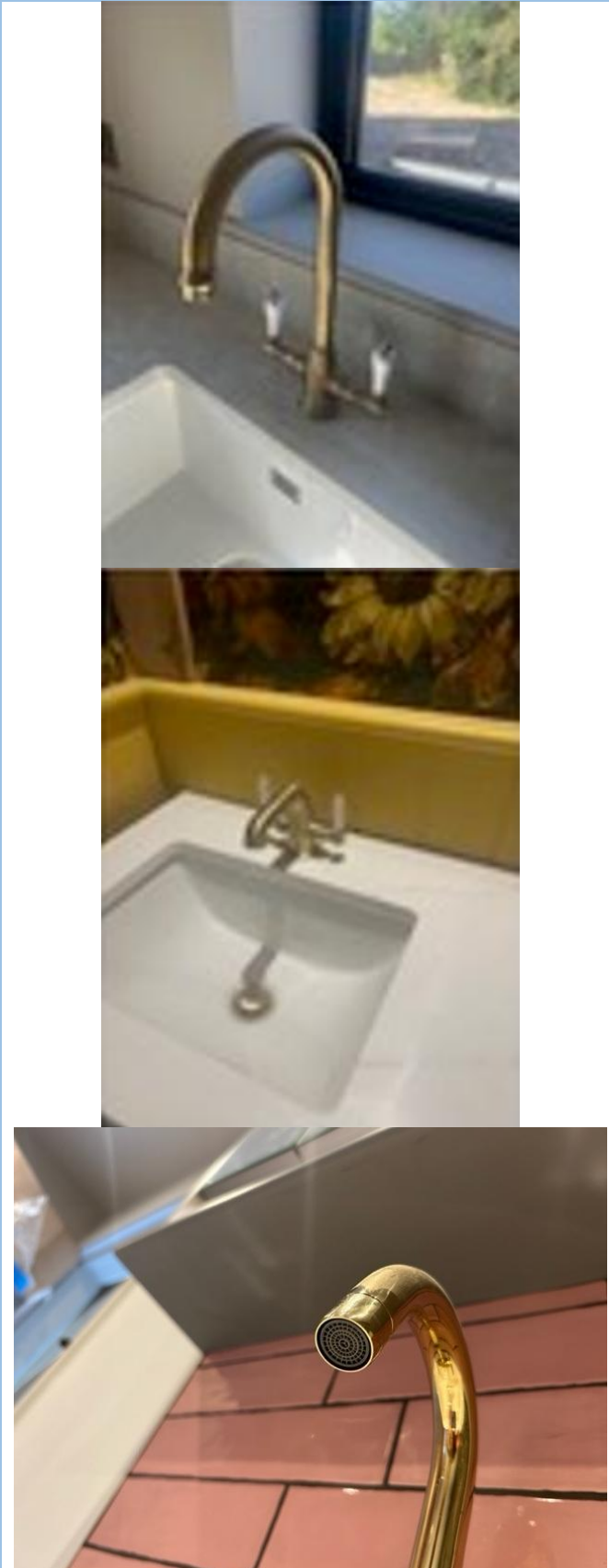
Revision	Date of Issue	Comments	Prepared By	Checked By
P-	16.07.2025	Initial Issue	LT	CS

1 Introduction

- 1.1.1 CGS Civils Ltd has been appointed by Mark Avery to undertake a survey of the fittings currently being installed within the new 4-bedroom dwelling currently being constructed at Coolham House Cottage, Billingshurst Road, Horsham. This report has been carried out in support of a Water Neutrality Report (refer to C2776A Water Neutrality Report).
- 1.1.2 The purpose of this report is to provide an overview on the fittings currently installed, or about to be installed within the proposed 4-bedroom dwelling and to confirm whether they comply with the guidance outlined within the Water Neutrality Report (refer to C2776A Water Neutrality Report).
- 1.1.3 The client has confirmed that the water pressure is plumbed at 0.5 BAR.

2 Proposed 4-bedroom dwelling at Coolham Cottage, Horsham

Fittings	Type of Fitting	Water usage requirement outlined within the Water Neutrality Report (refer to Appendix A)	Installed fitting's make, model and water usage (l/p/day) Refer to Appendix B)
	Toilets	5.84 – full flush 7.70 – part flush	8.76 – full flush 7.70 – part flush Model: Claygate Burlington Concealed Cistern and Ceramic Lever This toilet has full flush volume of 6 litres and a part flush volume of 2.5 litres. Model: Gerberit Smyle floor standing toilet with Smyle Square Exposed Cistern This toilet has full flush volume of 4 litres and a part flush volume of 2.6 litres.

	Taps (excluding kitchen)	5.53	6.32 Model: Abode Gosford Monobloc Kitchen Tap with GROHE Flow Restrictor Chrome 4817400 This tap is fitted with an aerator that has a flow rate of 3.0 l/min. Model: Tavistock Lansdowne Basin Mixer with GROHE Flow Restrictor Chrome 4817400 This tap is fitted with an aerator that has a flow rate of 3.0 l/min. Model: Victorian Plumbing Hudson Reed Tec Crosshead Mono Basin Mixer Tap with GROHE Flow Restrictor Chrome 4817400 This tap is fitted with an aerator that has a flow rate of 3.0 l/min.
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		Bath (shower also present)	15.95	16.50 Model: Wickes Hampstead Freestanding Traditional Double ended Roll Top Bath This is calculated from the bath's capacity of 150 litres.
		Shower (bath also present)	30.60	26.56 Model: Bathroompoint CORE Brushed Brass Thermostatic Rigid Exposed Rain Head This shower has a flow rate of 6.08 l/min at 0.5BAR.

	Kitchen sink taps	12.56	11.68 Model: Abode Gosford Monobloc Kitchen Tap with GROHE Flow Restrictor Chrome 4817400 This tap is fitted with an aerator that has a flow rate of 3.0 l/min.
	Washing machine	11.55	12.35 Model: Miele WSD323 This is calculated from the washing machine's litre/kg dry load rate of 5.88 l/min. The dishwasher uses 47.00 litres per cycle and has a maximum load of 8 kg.

	Dishwasher	2.62	2.81 Model: AEG FSK76738P 7000 GlassCare Dishwasher 60cm This is calculated from the dishwasher's litre/place setting rate of 0.78 l/min. The dishwasher uses 10.90 litres per cycle and has 14 place settings.
	Rainwater Harvesting Tank	Not Specified	-33.81 Model: 7,500-litre Platin complete package Silentio with PE lid This is based off of the rainwater harvesting tank supplying water to the proposed toilets, washing machine as well as 5 l/p/day for outdoor use.
	Total water demand (l/p/day) with normalisation factor and 5 l/p/day added for outdoor use (refer to Appendices):	89.04	58.57

3 Conclusion

- 3.1.1 Whilst the fittings differ in flow rates, the client has gone above and beyond with the installation of water efficient fittings and a rainwater harvesting tank which will reduce the water demand even further than specified within the water neutrality report. Therefore the installed fittings comply with the report and the site is water neutral.

4 Appendices

4.1 Appendix A:

Table 2 – Water Calculator from Building Regulations Part G – Information input from the water neutrality report (refer to C2776 Water Neutrality Report).

The Water Calculator for New Dwellings with Water efficient measures					
Installation Type	Unit of measure	Volume/ flow rate	Use factor	Fixed use	Litres/person/day
WC (Single Use)	Flush volume (l)	0	4.42	0	0
WC (Dual Flush)	Full Flush Vol.	4	1.46	0	5.84
	Part Flush vol.	2.6	2.96	0	7.70
WC (Multiple Fittings)	Average effective flush volume (l)	0	4.42	0	0
Taps (excl. Kitchen)	Flow rate (l/min)	2.5	1.58	1.58	5.53
Bath (shower also present)	Capacity to overflow (l)	145	0.11	0	15.95
Shower (bath also present)	Flow rate (l/min)	7	4.37	0	30.60
Bath only	Capacity to overflow (l)	0	0.5	0	0
Shower only	Flow rate (l/min)		5.6	0	0
Kitchen sink taps	Flow rate (l/min)	5	0.44	10.36	12.56
Washing Machine	Litres/kg dry load	5.5	2.1	0	11.55
Dishwasher	litres/place setting	0.73	3.6	0	2.62
Waste disposal unit	litres/use	0	3.08	0	0
Water softener	litres/person/day	0	1	0	0
Total Calculated use (l/p/d)					92.35
Contribution from greywater (l/p/d)					0
Contribution from rainwater (l/p/d)					0
Normalisation factor					0.91
External water use					5
Total water consumption (36(1)) (l/p/d)					89.04

4.2 Appendix B:

Table 2 – Water Calculator from Building Regulations Part G – Information input from the installed fittings.

The Water Calculator for New Dwellings with Water efficient measures					
Installation Type	Unit of measure	Volume/ flow rate	Use factor	Fixed use	Litres/person/day
WC (Single Use)	Flush volume (l)	0	4.42	0	0
WC (Dual Flush)	Full Flush Vol.	6	1.46	0	8.76
	Part Flush vol.	2.6	2.96	0	7.70
WC (Multiple Fittings)	Average effective flush volume (l)	0	4.42	0	0
Taps (excl. Kitchen)	Flow rate (l/min)	3	1.58	1.58	6.32
Bath (shower also present)	Capacity to overflow (l)	150	0.11	0	16.50
Shower (bath also present)	Flow rate (l/min)	6.08	4.37	0	26.56
Bath only	Capacity to overflow (l)	0	0.5	0	0
Shower only	Flow rate (l/min)	0	5.6	0	0
Kitchen sink taps	Flow rate (l/min)	3	0.44	10.36	11.68
Washing Machine	Litres/kg dry load	5.88	2.1	0	12.35
Dishwasher	litres/place setting	0.78	3.6	0	2.81
Waste disposal unit	litres/use	0	3.08	0	0
Water softener	litres/person/day	0	1	0	0
Total Calculated use (l/p/d)					92.68
Contribution from greywater (l/p/d)					0
Contribution from rainwater (l/p/d)					33.81
Normalisation factor					0.91
External water use					5
Total water consumption (36(1)) (l/p/d)					58.57