



Submain Isolator must be installed where cable length from meter to consumer unit exceeds 3m
Refer to Section 110 of STANDARD DETAILS - GROUP HOUSE TYPES for typical details

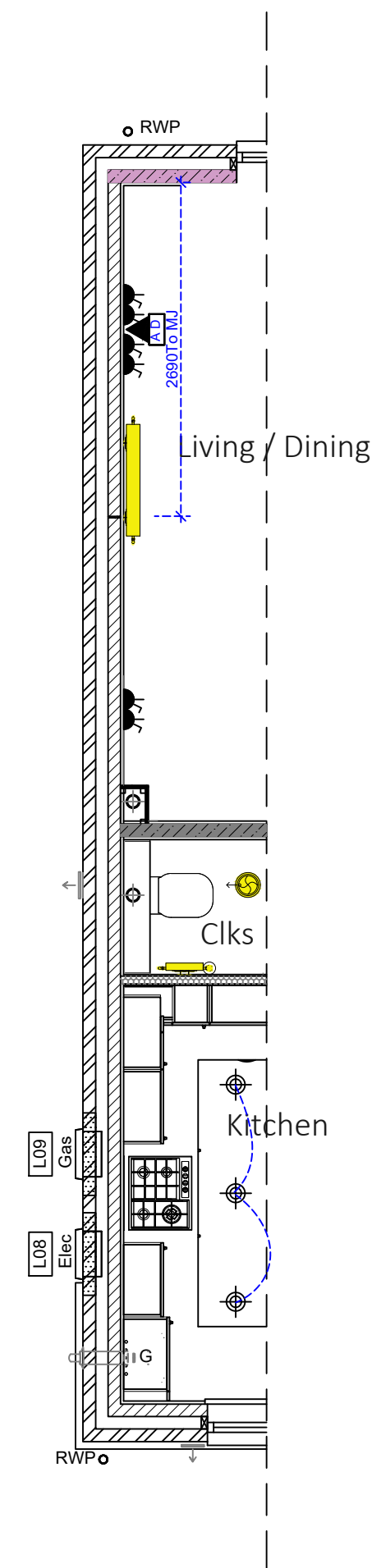
Electrical

	Pendant light fitting		Frost thermostat
	Batten holder fitting		Weather compensator
	IP65 recessed spotlight		Ceiling mounted detector Smoke Heat
	IP65 recessed spotlight to be supplied with Fire Hood / Shroud		Wall mounted CO detector (installed @ 2000mm above FFL)
	External Wall mounted light fitting		20VA Dual volt shaver socket (1350mm to underside above FFL)
	Multi (8g)		BT point (3) Master Secondary
	Remote switches to unswitched sockets (2) Single Multi (8no max)		BT Customer Splice Point located externally (conduit to be installed 300-770mm above FGL)
	Light switch 1 way 1 2 3 gang		BT Customer Splice Point located externally (conduit to be installed 300-770mm above FGL)
	Light switch 2 way 1 2 3 gang		Room thermostat (1) Zone 1 Zone 2
	Light switch - Intermediate (1)		Fan isolator switch (installed to centreline of door, 2150mm above FFL to underside of switch)
	13A Single Un-switched fused spur connection		Shower isolator switch (1)
	13A Single double pole switched fused spur connection		AC Isolator switch for solar panels (1)
	20A DP Switch Flex Outlet w/ Neon indicator (for Immersion Heater)		2 module 4 module A = Co-axial aerial D = CAT6 data - = Blank
	Single unswitched socket (13A) high level (2) low level (2)		Lounge / Media Plate; Co-axial aerial, 2x CAT6 data, 2x satellite & 2x 13A double socket outlets (2)
	Single switched socket (13A) high level (2) low level (2)		Wall mounted meter box (Electricity or Gas); Base of box / structural opening @ 900mm (12no bc) above external FGL
	Double switched socket (13A) high level (2) low level (2)		Low level Gas meter box (external ground level)
	Cooker outlet plate (3) with 6mm Ø cable to 45A double pole switch		FTTP Key:- ONT:- Optical Network Termination unit, complete with Battery Backup Unit (BBU) CP-Rou:- Customer Provided Router NetSwitch:- Customer Provided Unmanaged Gigabit Network Switch
	45A double pole switch (2) with 6mm Ø cable to distribution board		
	Hot water cylinder connection box (Blank Faceplate) (2)		
	Consumer unit (underside of unit installed 1350mm above FFL)		
	25A Flex outlet plate high level (2) low level (2)		

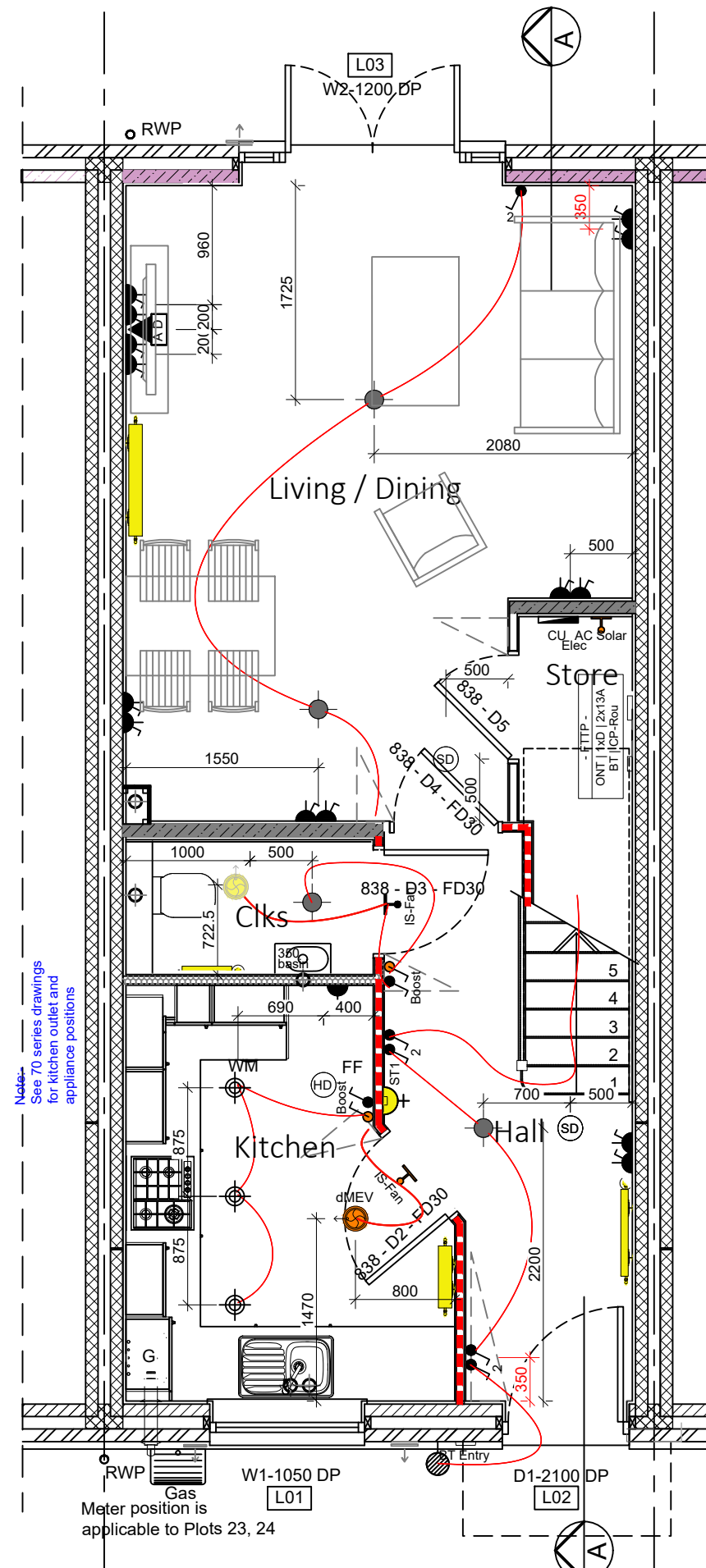
- (1) Switches / controls installed @ 1200mm above FFL to top of fitting
(2) Switches installed @ 1050mm above FFL to underside of fitting (sockets located in kitchen islands to be mounted @ 750mm above FFL)
(3) Switches installed @ 450mm above FFL to underside of fitting
General Note - sockets located 400mm from internal corners of rooms to centrelines of sockets, unless otherwise stated

General Note - M4(2) requires all electrical items to have a min clear access of 300mm to any inside corner. Red dims denote critical areas.

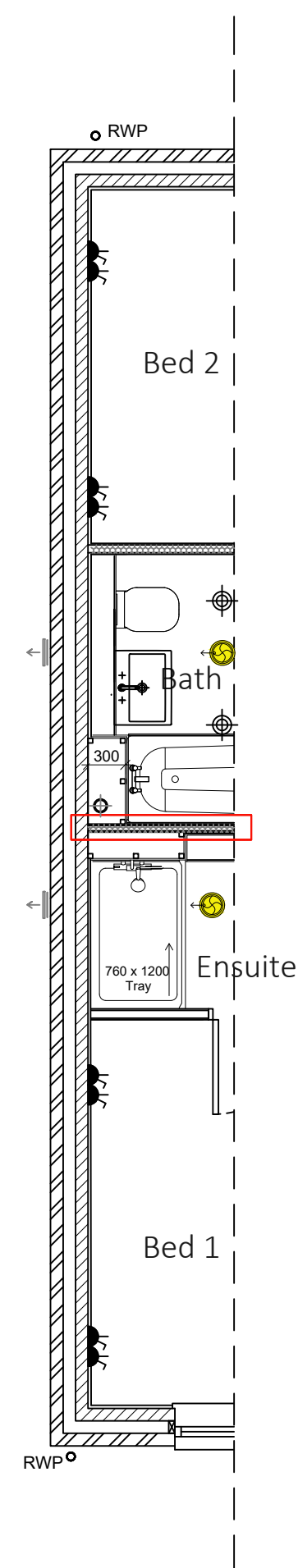
	Ceiling mounted extract fan (arrow indicates ducting direction, RT = roof terminal) Yellow = intermittent fan for 2013 regs, dMEV fan for 2021 regs. Orange = dMEV for 2021 regs only; no fan required for 2013 regs. (dMEV = Decentralised Mechanical Extract Ventilation - System 3) See 95/0/02 for details of individual fan requirements
	Wall mounted extract fan (installed @ 2000mm above FFL to centreline). Yellow = intermittent fan for 2013 regs, dMEV fan for 2021 regs. Orange = dMEV for 2021 regs only; no fan required for 2013 regs. (dMEV = Decentralised Mechanical Extract Ventilation - System 3) See 95/0/02 for details of individual fan requirements
	Orange Boost Switch - lightswitch to control boost function of dMEV fan (2021 specification only)
	Orange Isolator Switch - 2021 specification switch only. Text identifies use (IS - Fan = Extract Fan Isolator AC Solar = Solar Inverter AC Isolator)



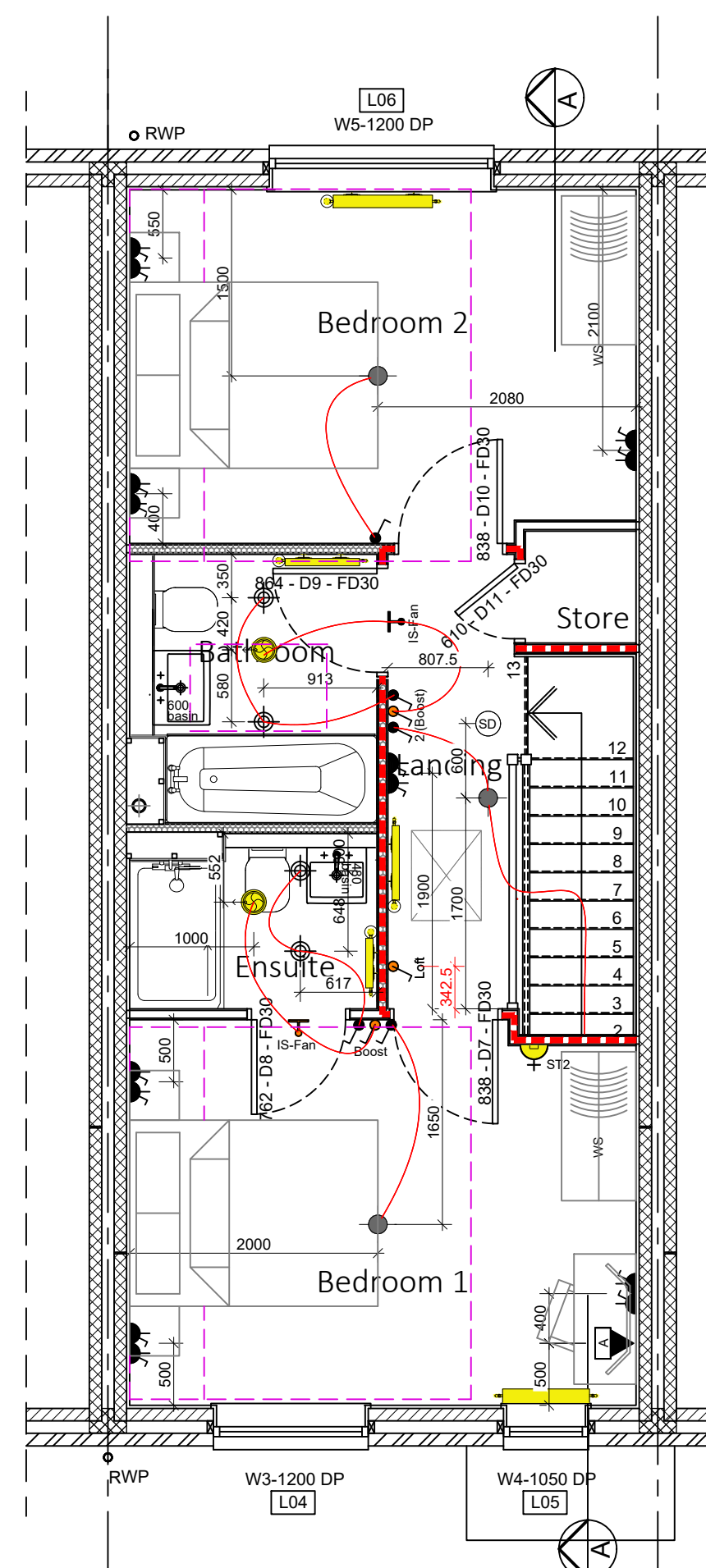
Plot 21



Ground Floor Plan
Plots 21 & 23 As
Plot 24 Handed

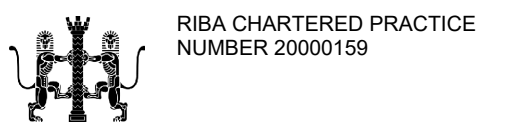


Plot 21



First Floor Plan
Plots 21 & 23 As
Plot 24 Handed

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Drawings not to be scaled.
Work to figured dimensions only.
All dimensions to be checked on site, and any discrepancies reported to the Architect immediately

All drawings are to be read in conjunction the BELLWAY Company Specification and Project Specifications, Company Standard Details and with the current Building Regulations and Codes of Practice.

It is the Contractor's responsibility to ensure that all works are carried out in accordance with the same.

All concrete work to be carried out in accordance with BS EN 1992-1-1:2004.

All brickwork and blockwork to be carried out in accordance with BS EN 1996-1-2:2005.

All structural steelwork to be carried out in accordance with BS EN 1993-1-1:2005 Steelwork to be Grade S275.

All structural timber to be used in accordance with BS EN 1995-1-1:2004 and is to be preservative treated in accordance with BS4072.

All plumbing to be in accordance with BS6700, BS EN 12056, BS6465:Part 1 and BS6367.

All glass falling within critical zones as defined by Part N of the Building Regulations is to be toughened or safety glass in accordance with BS EN 12600

All building works to be undertaken in accordance with Robust Enhanced Accredited Details.

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