

The Jeweller (CW) - Drawing Schedule

Drawing No.	Drawing Title	Variant	Status	Rev	Rev Date	Dept
A/1737/00/0/00	Drawing Register (CW)	All Variants	Construction	A	02 Mar 2020	INFORMATION
A/1737/00/AT/01	Planning Layouts	All Traditional Variants	Construction	A	02 Mar 2020	PLANNING / LAND
A/1737/00/CW/02	Planning Elevations	Country Weatherboarding	Construction	A	02 Mar 2020	PLANNING / LAND
A/1737/10/AT/01	Ground Floor Setting Out Plan	All Traditional Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/10/AT/02	First Floor Setting Out Plan	All Traditional Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/10/AT/03	Country Bay Window Details	All Traditional Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/10/AT/04	Town Bay Window Details	All Traditional Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/15/AT/01	Ground Floor Electrical GA	All Traditional Variants	Construction	A	02 Mar 2020	ELECTRICAL
A/1737/15/AT/02	First Floor Electrical GA	All Traditional Variants	Construction	A	02 Mar 2020	ELECTRICAL
A/1737/20/AT/01	Section A-A	All Traditional Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/20/AT/03	Section B-B	All Traditional Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/25/CW/00	Elevations	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/25/CW/01	Front Elevation	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/25/CW/02	Rear Elevation	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/25/CW/03	Gable Elevation	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/25/CW/04	Gable Elevation	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/30/0/01	Foundation Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/30/0/02	Structural Floor Beam Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/30/0/03	Beam Details (Sheet 1)	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/30/0/04	Beam Details (Sheet 2)	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/40/0/01	First Floor Joist Setting Out	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/40/0/02	Joist Plan and Take Off	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/40/0/03	1st Floor Joist 3d View	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/40/0/04	Floor Boards Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/50/0/01	Staircase Details	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/60/0/01	Roof Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/60/0/02	Roof Trusses	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/60/0/03	Roof Structure 3d View	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/65/CW/01	Canopy Details	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/70/0/S/01	Kitchen Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/70/0/S/02	Kitchen 3D Perspective	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/70/0/S/03	Utility Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/70/0/S/04	Kitchen & Utility Electrics	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/75/0/01	Ground Floor W/C Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/75/0/02	Bathroom Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/75/0/03	Ensuite 1 Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/75/0/04	Ensuite 2 Layout	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/80/AT/01	Ground Floor Heating GA	All Traditional Variants	Construction	A	02 Mar 2020	MECHANICAL
A/1737/80/AT/02	First Floor Heating GA	All Traditional Variants	Construction	A	02 Mar 2020	MECHANICAL
A/1737/80/AT/05	Ground Floor DHCW Layout	All Traditional Variants	Construction	A	02 Mar 2020	MECHANICAL
A/1737/80/AT/06	First Floor DHCW Layout	All Traditional Variants	Construction	A	02 Mar 2020	MECHANICAL
A/1737/80/AT/09	Heating Schedules and Installation Notes	All Traditional Variants	Construction	A	02 Mar 2020	MECHANICAL
A/1737/90/CW/01	Lintel & Door Schedules	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/90/CW/02	Window Schedule	Country Weatherboarding	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/95/0/01	Wall Material Take Off	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/95/0/02	Electrical Take Off	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION
A/1737/95/0/03	Soil, Waste & Pipe Accessories	All Variants	Construction	A	02 Mar 2020	CONSTRUCTION

Total number of sheets: 47

Construction (Design and Management) Regulations 2015 (CDM 2015)

As Designer, Bellway Group has a key role to play in CDM as it is in a position to reduce the risks that arise during construction work. Fundamental to this process is to establish whether significant risks* (SR) remain within the design.

Significant Risk Schedule				
Housetype	Configuration	SR?	Assessed By	Date
The Jeweller	4b Det	No	DL	02 Mar 2020

* A significant risk is one that is not likely to be obvious to a competent contractor or builder; unusual or likely to be difficult to manage effectively.

Key to Drawing Numbers

A - ft² - variant - series - drgNo

Series codes:-	00	Planning
	10	GA Plans
	15	Electrical GAs & Setting Out
	20	Section(s)
	25	Elevations
	30	Foundation
	40	Joist Layout(s)
	50	Stairs Layout(s)
	60	Roof Layout(s)
	65	Entrance Canopy(ies)
	70	Kitchen & Utility Layout(s)
	75	Wetroom Layouts
	80	Heating Layouts
	90	Lintle, Window and Door Schedules
	95	Material / Equipment Takeoffs

Variant Codes:-	0	All
	CB	Country Brick
	CC	Country Contemporary
	CT	Country Tile Hanging
	CW	Country Weatherboarding
	TB	Town Brick
	TC	Town Contemporary
	TF	Town Feature Brick
	TT	Town Tile Hanging
	AT	All Traditional Variants
	AC	All Contemporary Variants

Roof Options:-	R1	Standard roof shape
(if applicable)	R2, R3 etc...	Optional roof shapes

NHBC Type Approvals Ref:- 0612/--/2019

SAP Summary:-	2013
DER:- xx.xx	DFEE:- xx.xx
TER:- xx.xx	TFEE:- xx.xx

Air Permeability Figure:-	5.01 m³/hr/m²
Improvement over AD L1a 2013:-	3.57%

Approved Document G

Category:- M LpppD:- 100.28

Floor Areas (Structural)

Name	Area (m²)	Area (ft²)
Ground Floor	81.20 m²	874 ft²
First Floor	80.18 m²	863 ft²
Combined	161.38 m²	1737 ft²

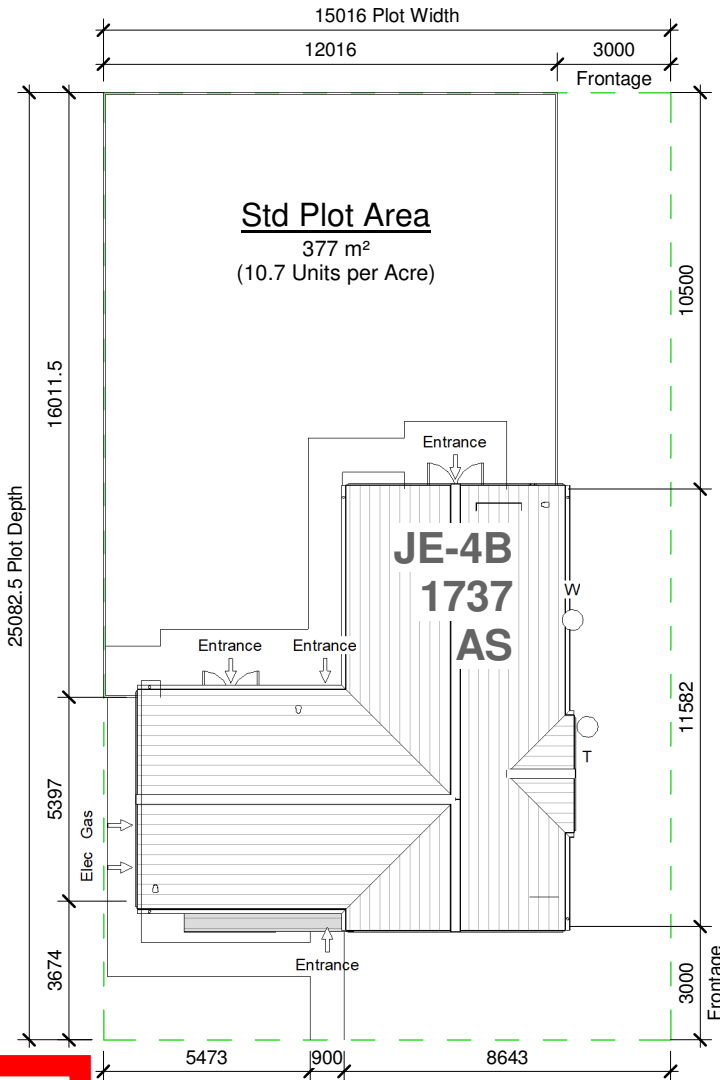
Room Areas (Finished)

Room	Area (m²)	Area (ft²)
Kitchen/Family/Dining	26.63 m²	287 ft²
Living	18.85 m²	203 ft²
Hall	11.65 m²	125 ft²
Study	7.93 m²	85 ft²
Utility	5.94 m²	64 ft²
Cup'd	3.02 m²	33 ft²
W/C	2.06 m²	22 ft²

Bed 2	13.98 m²	150 ft²
Bed 1	11.75 m²	126 ft²
Landing	11.44 m²	123 ft²
Bed 3	10.76 m²	116 ft²
Bed 4	8.45 m²	91 ft²
Ensuite	6.28 m²	68 ft²
Bath	4.38 m²	47 ft²
Dressing	3.58 m²	39 ft²
Ensuite 2	3.48 m²	37 ft²
Cup'd	1.06 m²	11 ft²

Revision Schedule

Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



Pack to be used in conjunction with render elevations and setting out



INFORMATION



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Project
The Artisan Collection
2019 Issue
Working Drawings



Drawing Title

The Jeweller

1737 ft² | 4b Det | All Variants
Drawing Register (CW)
JE-4B-2S-0

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	1 : 200
Job No	Drg Status	Revision
	Construction	A

Drawing No.
A/1737/00/0/00

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Cup'd	1.06 m²	11 ft²



1 Ground Floor
1 : 100



2 First Floor
1 : 100


Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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2019 Issue
Working Drawings



Drawing Title The Jeweller 1737 ft² 4b Det All Traditional Variants Planning Layouts JE-4B-2S-AT		
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 100
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/00/AT/01		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 Front Elevation
1 : 100



4 Gable Elevation
1 : 100

2 Rear Elevation
1 : 100

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2019 Issue
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Drawing Title		
The Jeweller		
1737 ft² 4b Det Country Weatherboarding		
Planning Elevations		
JE-4B-2S-CW		
Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	1 : 100
Job No	Drg Status	Revision
	Construction	A
Drawing No.		A/1737/00/CW/02

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Wall Legend (100mm Cavity)

	Standard External Insulated Cavity Wall 102.5mm facing brickwork 100mm cavity filled with blown mineral fibre insulation 100mm aerated concrete block (2.9N/mm²) 12.5mm gypsum board on adhesive dabs
	Mid Strength External Insulated Cavity Wall 102.5mm facing brickwork 100mm cavity filled with blown mineral fibre insulation 100mm mid strength aerated concrete block (3.6N/mm²) 12.5mm gypsum board on adhesive dabs
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Note:- all blockwork drawn magenta to be 3.6N/mm²
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Refer to current Construction Specification for further details
For Country Tile (CT), Country Weatherboard (CW) and Town Tile (TT), external skin to be replaced with 3.6N/mm² lightweight aggregate blocks to areas which are to receive alternative external treatment only.
This drawing must be read in conjunction with 25 series drawings.

CONSTRUCTION

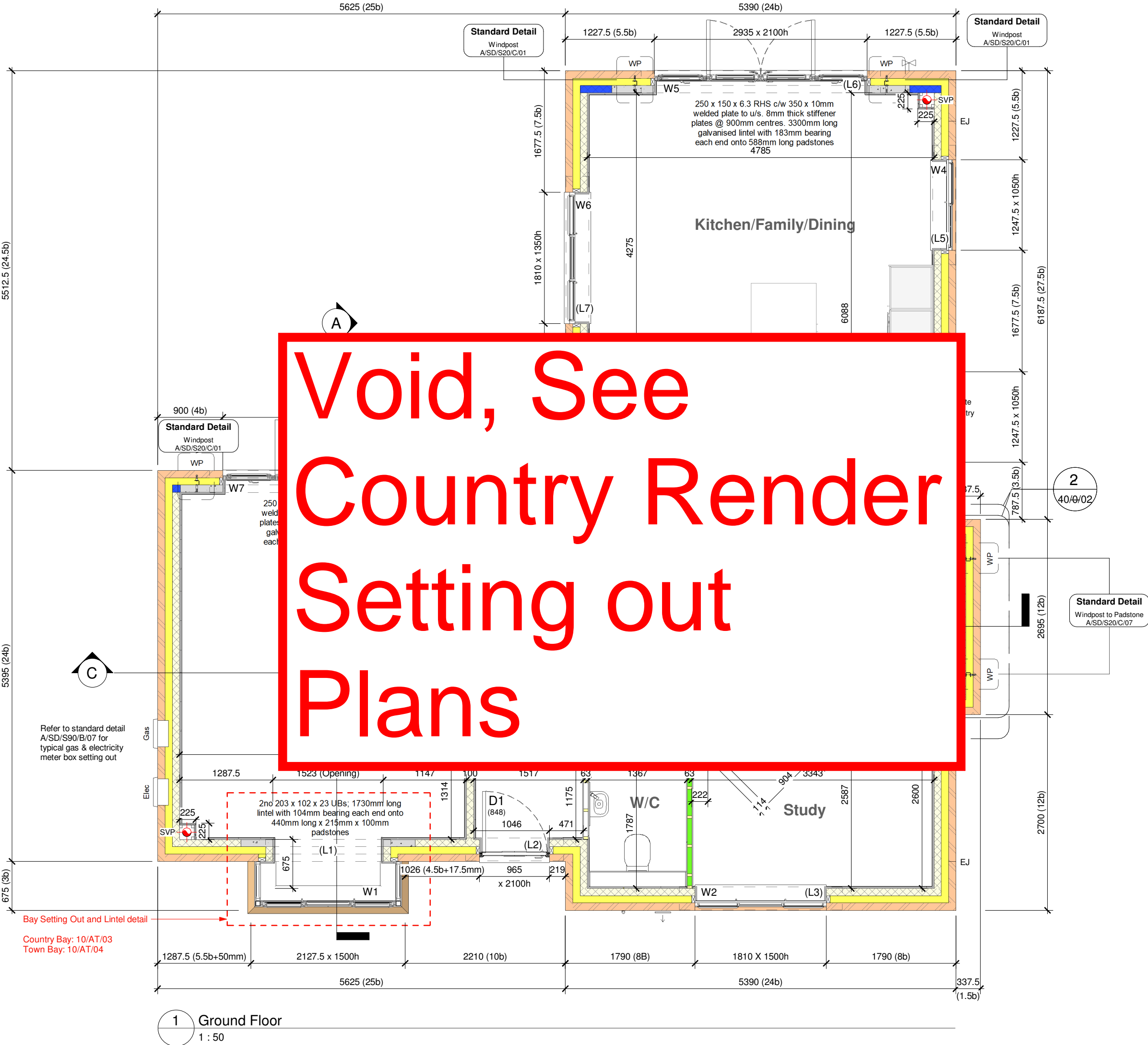
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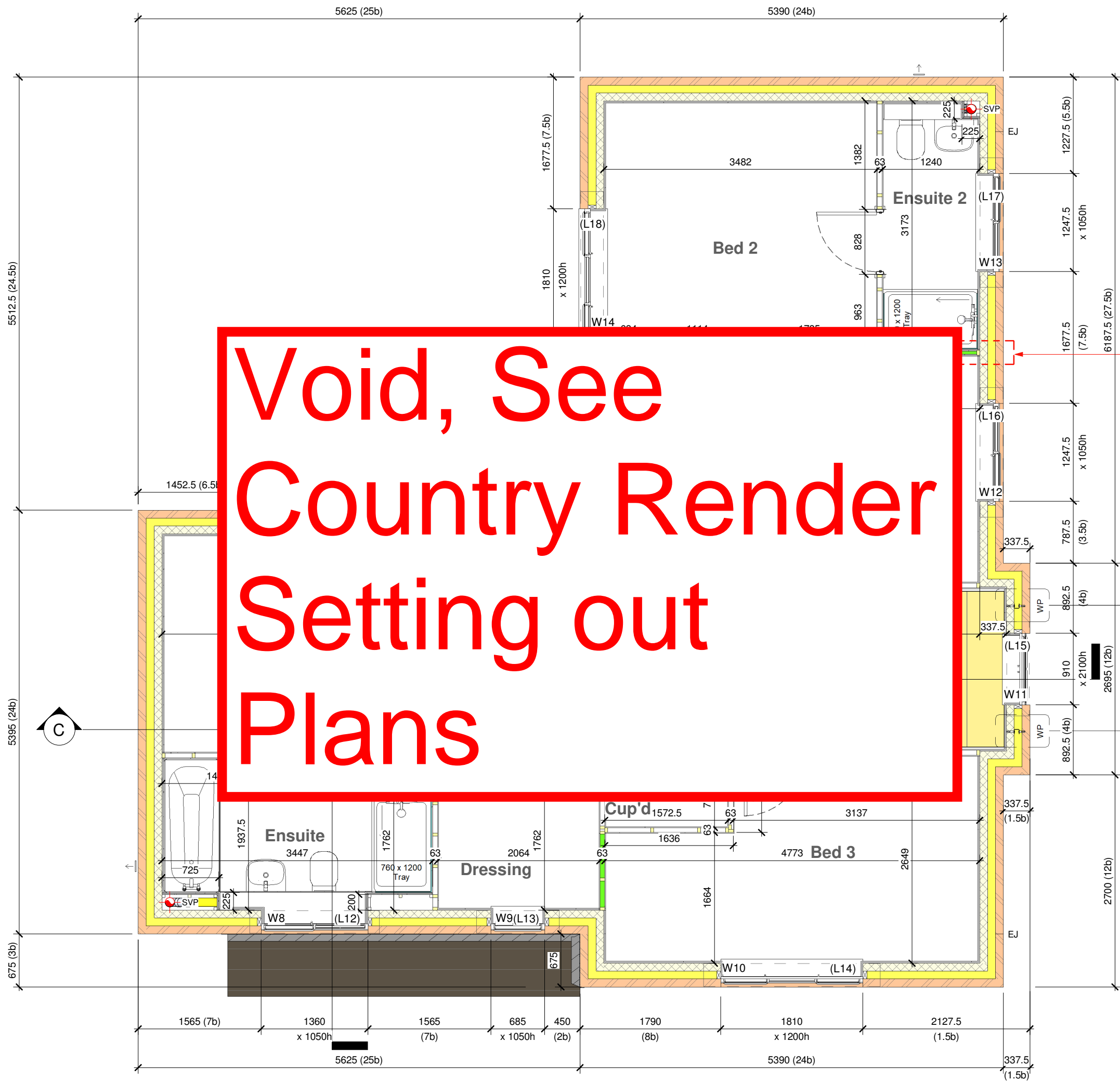
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Project

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2019 Issue
Working Drawings

Drawing Title		
The Jeweller		
1737 ft² 4b Det All Traditional Variants		
Ground Floor Setting Out Plan		
JE-4B-2S-AT		
Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	1 : 50
Job No	Drg Status	Revision
	Construction	A
Drawing No.		
A/1737/10/AT/01		





1 First Floor
1 : 50

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A	02 Mar 2020	See Amendment Schedule

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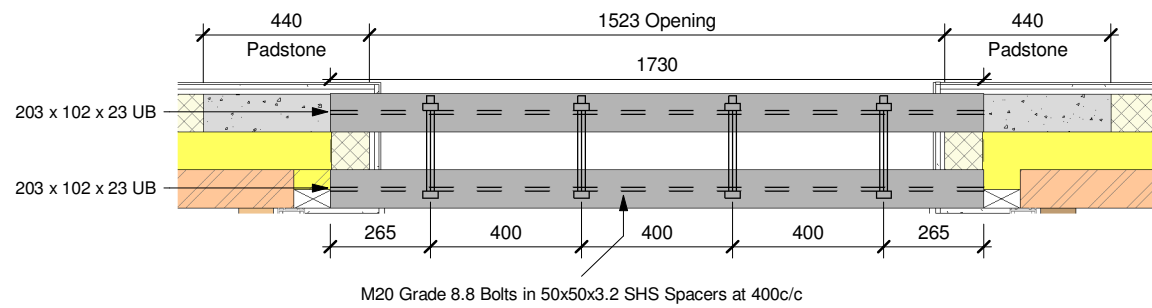
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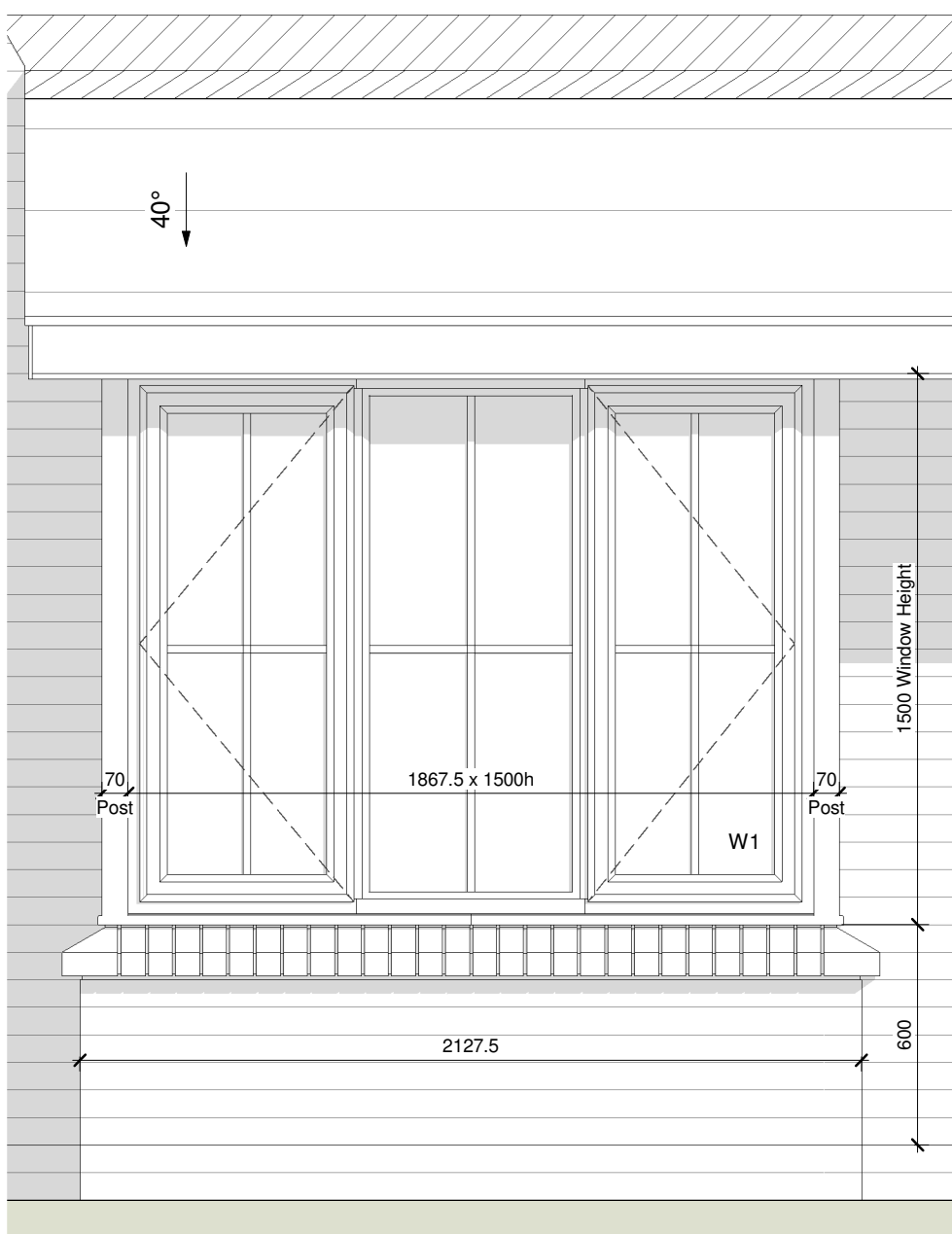
Project
The Artisan Collection
2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | All Traditional Variants
First Floor Setting Out Plan
JE-4B-2S-AT

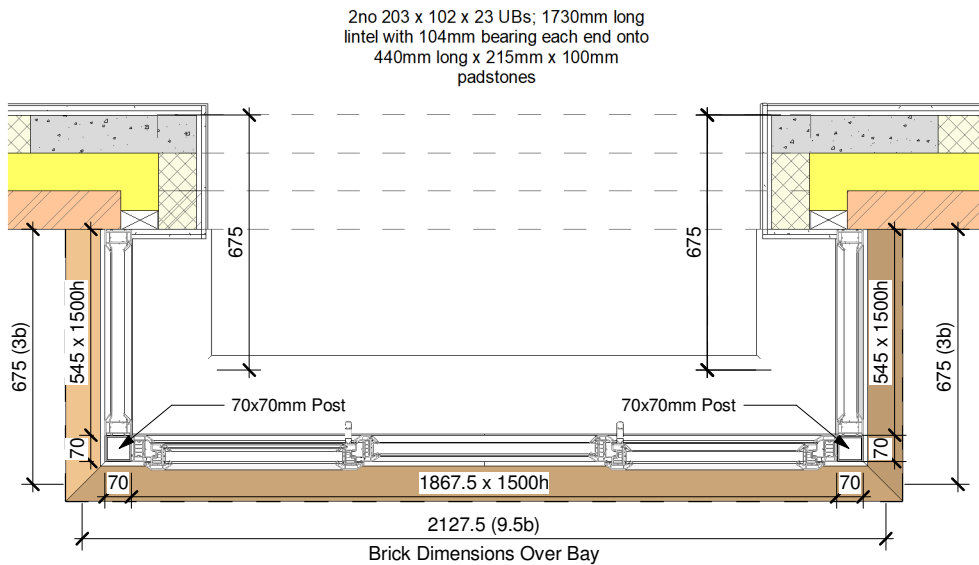
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/10/AT/02		



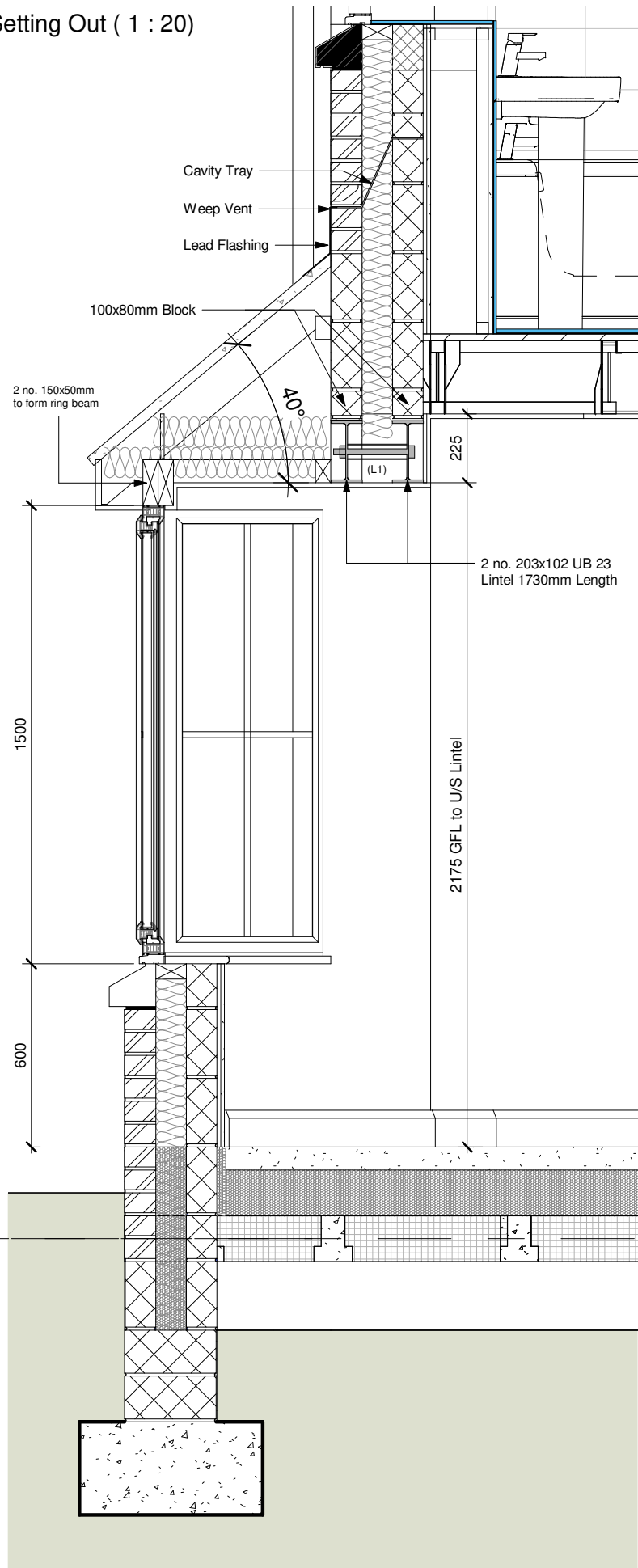
Lintel 1 - Steel Beam Connection Setting Out (1 : 20)



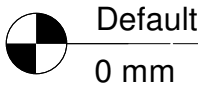
Bay Elevation (1 : 20)



Bay Window Plan View (1 : 20)



Country Bay Window Section (1 : 20)



Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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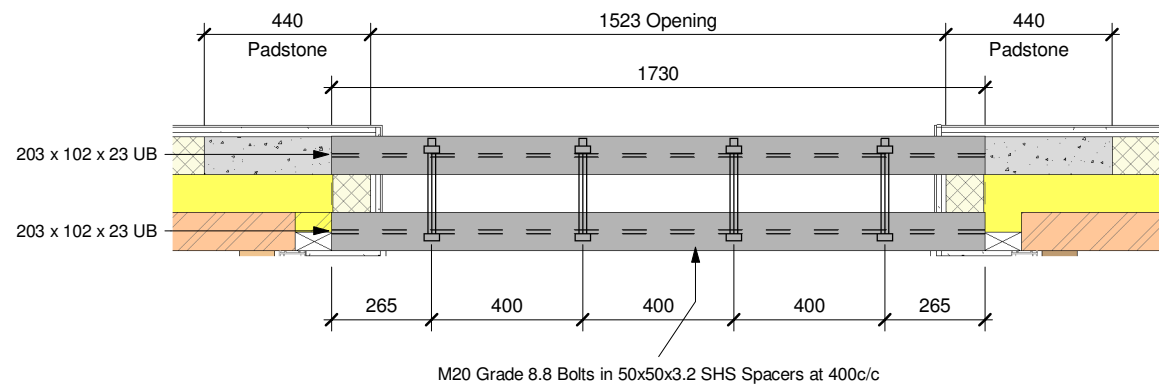


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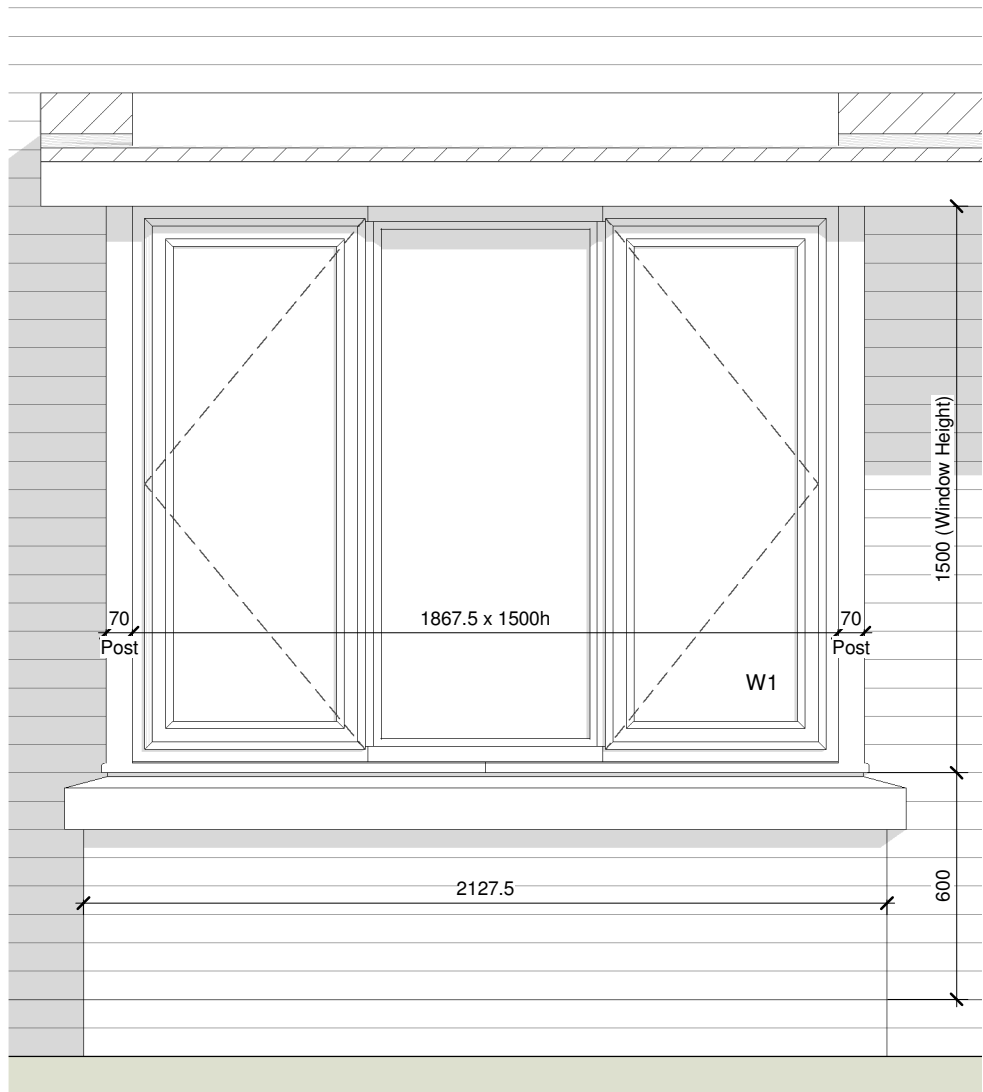
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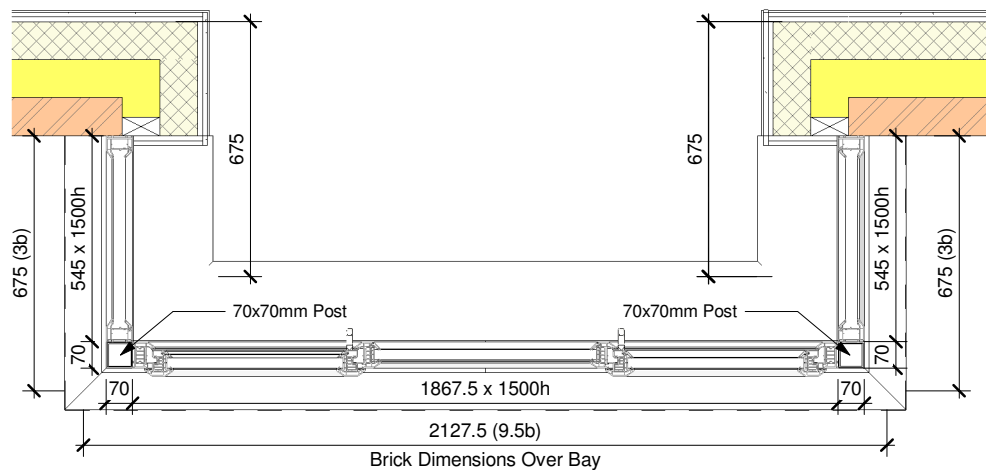
Drawing Title The Jeweller 1737 ft² 4b Det All Traditional Variants Country Bay Window Details JE-4B-2S-AT		
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/10/AT/03		



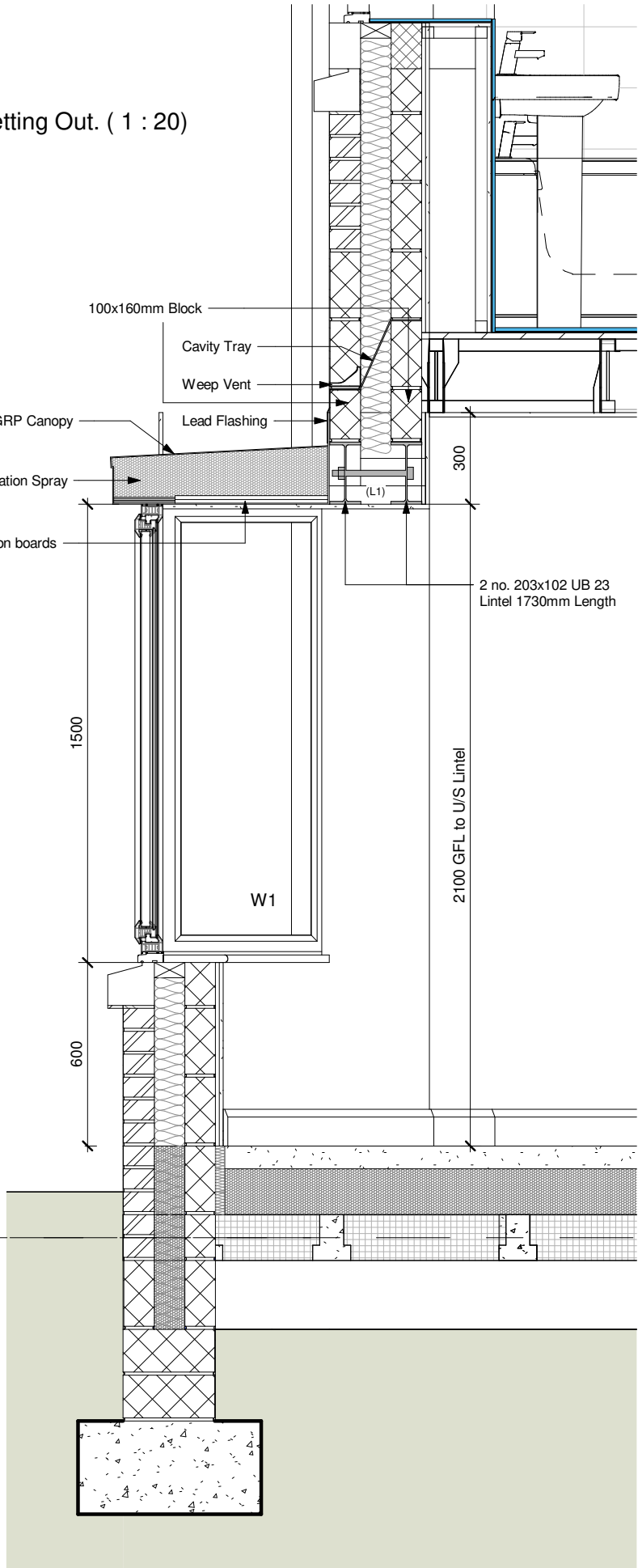
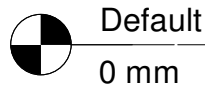
Lintel 1 - Steel Beam Connection Setting Out. (1 : 20)



Bay Elevation (1 : 20)



Bay Window Plan View (1 : 20)



Town Bay Window Section (1 : 20)

Revision Schedule		
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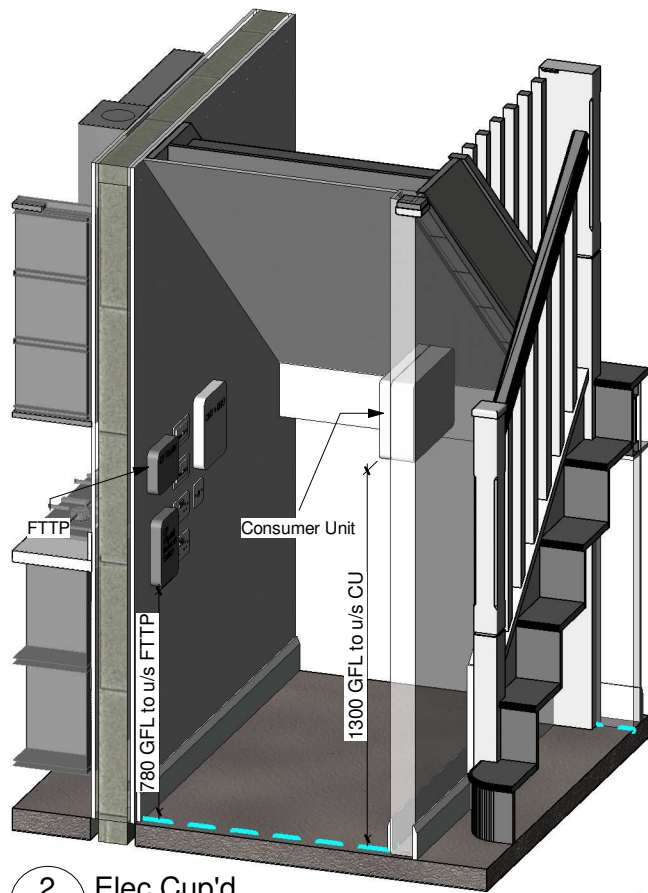
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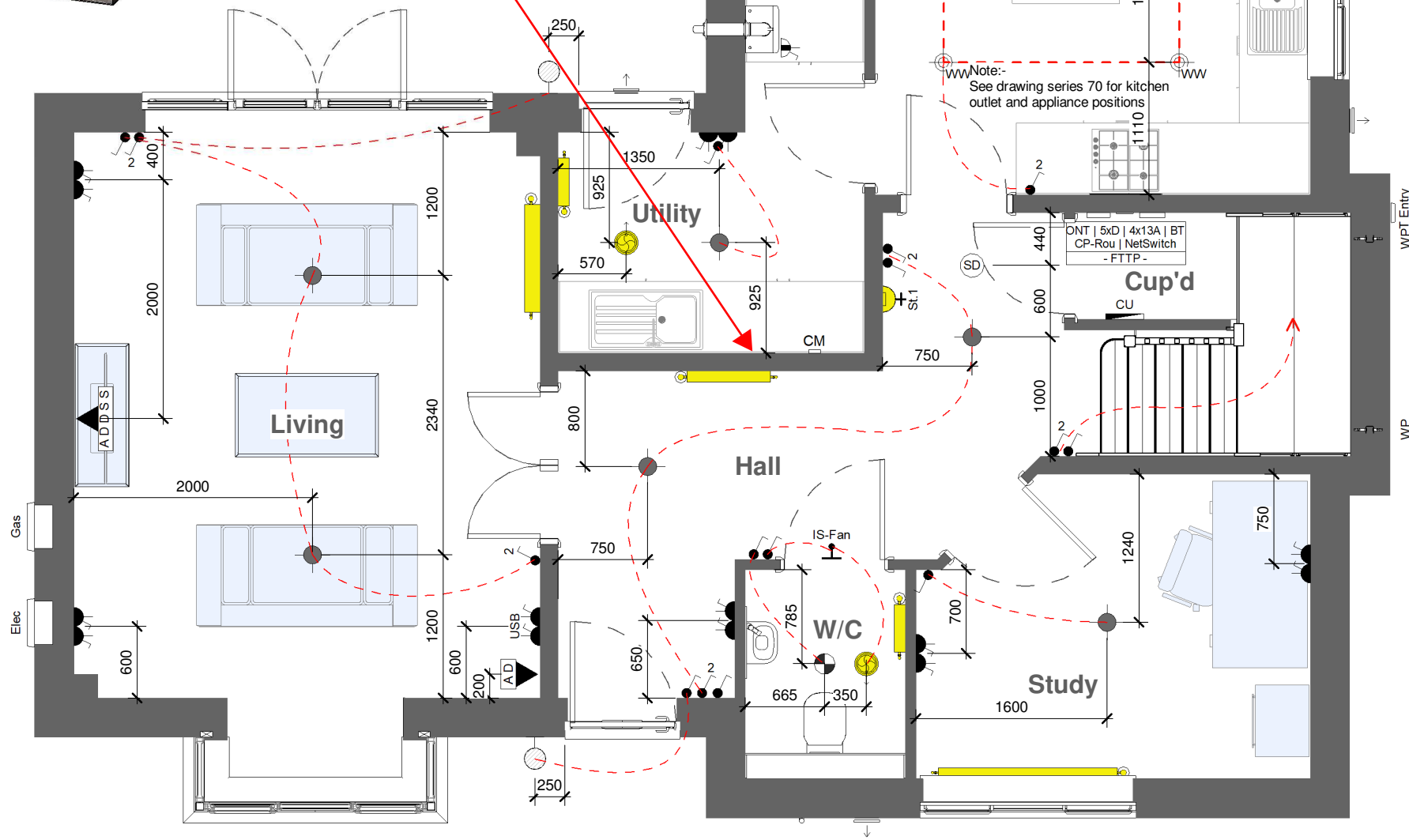
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The Artisan Collection
2019 Issue
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Drawing Title
The Jeweller
1737 ft² | 4b Det | All Traditional Variants
Town Bay Window Details
JE-4B-2S-AT

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/10/AT/04		



2 Elec Cup'd.



1 Ground Floor Electrical GA
1 : 50

Please See Drawing
AK01/1737/15/AT/01 For Plots:
352, 365, 370, 383, 396 & 399

Revision Schedule

Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Electrical Legend

	Pendant light fitting		Ceiling mounted smoke detector
	Batten holder fitting		Ceiling mounted heat detector
	IP65 recessed spotlight Cool White Warm White		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) Remote switches to unswitched sockets ⁽²⁾ Single Multi (8no max)		BT point ⁽³⁾ Master Secondary
	Light switch 1 way ⁽¹⁾ 1 2 3 gang		BT Customer Splice Point located externally (conduit to be installed 300-770mm above FGL)
	Light switch 2 way ⁽¹⁾ 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		Wall mounted extract fan (installed @ 2125mm above FFL to centreline)
	20A DP Switch Flex Outlet w/ Neon indicator (for Immersion Heater)		Ceiling mounted extract fan (arrow indicates ducting direction, RT = roof terminal)
	Single unswitched socket (13A) high level ⁽²⁾ low level ⁽³⁾		1x CAT6 data point ⁽²⁾ 4x CAT6 data points ⁽²⁾
	Single switched socket (13A) high level ⁽²⁾ low level ⁽³⁾		2 port Euro module; Co-axial aerial & CAT6 data ⁽³⁾
	Double switched socket (13A) high level ⁽²⁾ low level ⁽³⁾		Lounge / Media Plate; Co-axial aerial, 2x CAT6 data, 2x satellite & 2x 13A double socket outlets ⁽³⁾
	20A microwave control unit ⁽²⁾ with 8mm Ø cable to distribution board		Wall mounted meter box (Electricity or Gas). Base of box / structural opening @ 900mm (12no bc) above external FGL
	30A cooker control unit ⁽²⁾ with 10mm Ø cable to distribution board		Low level Gas meter box (external ground level)
	Hot water cylinder connection box (Blank Faceplate) ⁽²⁾		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
	Consumer unit (underside of unit installed 1350mm above FFL)		
	Weather compensator		
	Frost thermostat		

⁽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

ELECTRICAL



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Project

The Artisan Collection

2019 Issue

Working Drawings



Drawing Title

The Jeweller

1737 ft² | 4b Det | All Traditional Variants

Ground Floor Electrical GA

JE-4B-2S-AT

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No.	A/1737/15/AT/01	

Please See Drawing
AK01/1737/15/AT/01 For Plots:
352, 365, 370, 383, 396 & 399

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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	Batten holder fitting		Ceiling mounted heat detector
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	Light switch 1 way ⁽¹⁾ 1 2 3 gang		BT Customer Splice Point located externally (conduit to be installed 300-770mm above FGL)
	Light switch 2 way ⁽¹⁾ 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)
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	Single switched socket (13A) high level ⁽²⁾ low level ⁽³⁾		2 port Euro module; Co-axial aerial & CAT6 data ⁽³⁾
	Double switched socket (13A) high level ⁽²⁾ low level ⁽³⁾		Lounge / Media Plate; Co-axial aerial, 2x CAT6 data, 2x satellite & 2x 13A double socket outlets ⁽²⁾
	20A microwave control unit ⁽²⁾ with 8mm Ø cable to distribution board		Wall mounted meter box (Electricity or Gas). Base of box / structural opening @ 900mm (12no bc) above external FGL
	30A cooker control unit ⁽²⁾ with 10mm Ø cable to distribution board		Low level Gas meter box (external ground level)
	Hot water cylinder connection box (Blank Faceplate) ⁽²⁾	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	
	Consumer unit (underside of unit installed 1350mm above FFL)		
	Weather compensator		
	Frost thermostat		

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

- ⁽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

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Project
The Artisan Collection
2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | All Traditional Variants
First Floor Electrical GA
JE-4B-2S-AT

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/15/AT/02		

1 First Floor Electrical GA
1 : 50

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



A Section A - A
1 : 50

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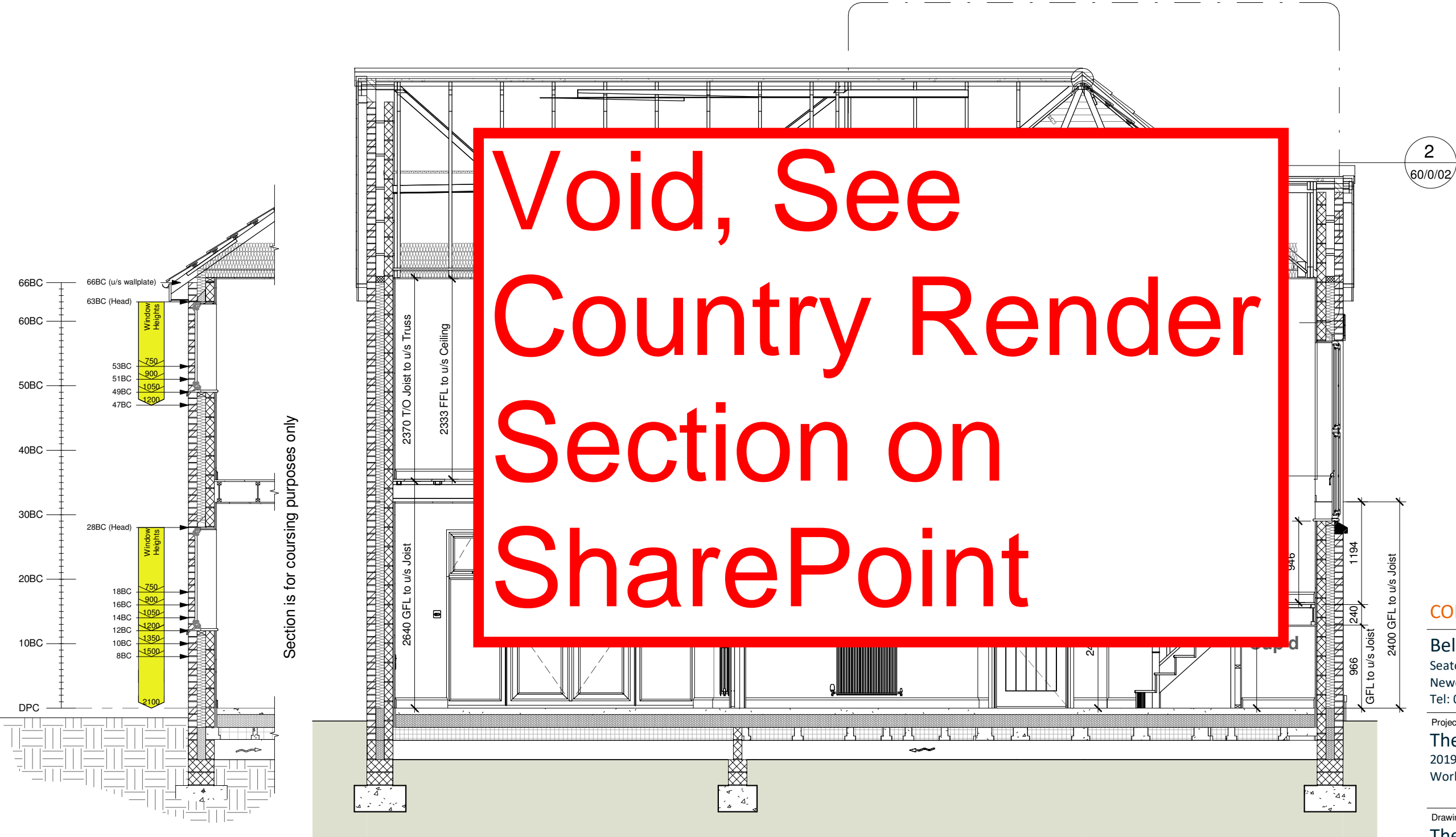
Project
The Artisan Collection
2019 Issue
Working Drawings



Drawing Title
The Jeweller
1737 ft² | 4b Det | All Traditional Variants
Section A-A
JE-4B-2S-AT

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/20/AT/01		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



C Section B - B
1 : 50

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Working Drawings



Drawing Title
The Jeweller
1737 ft² | 4b Det | All Traditional Variants
Section B-B
JE-4B-2S-AT

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A

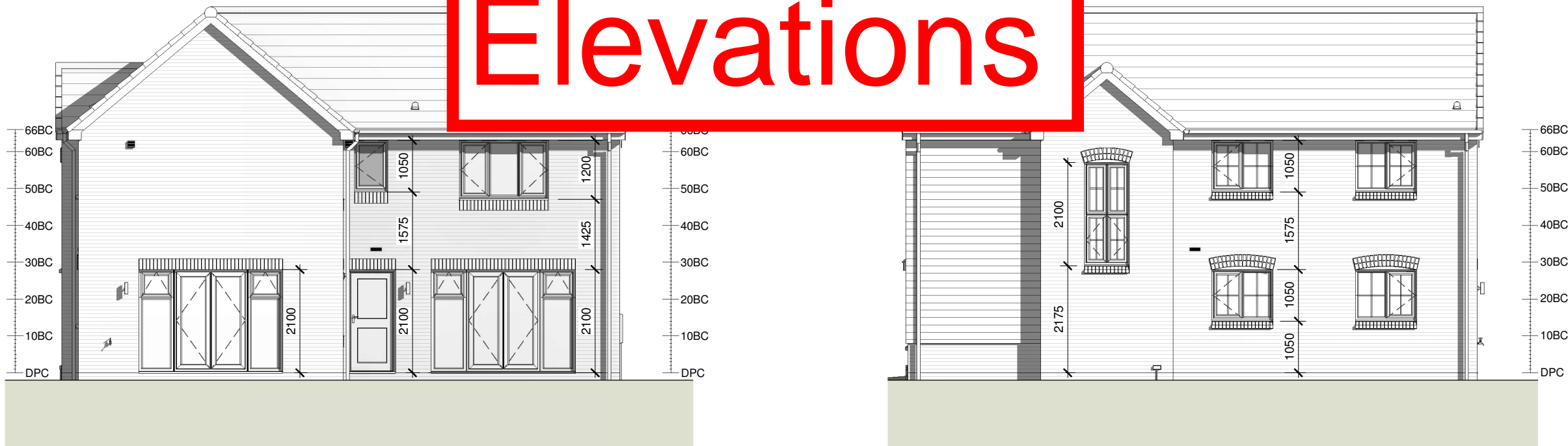
Drawing No.
A/1737/20/AT/03

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 Front Elevation
1 : 100

Void, See
Country
Render
Elevations



3 Rear Elevation
1 : 100

4 Gable Elevation
1 : 100

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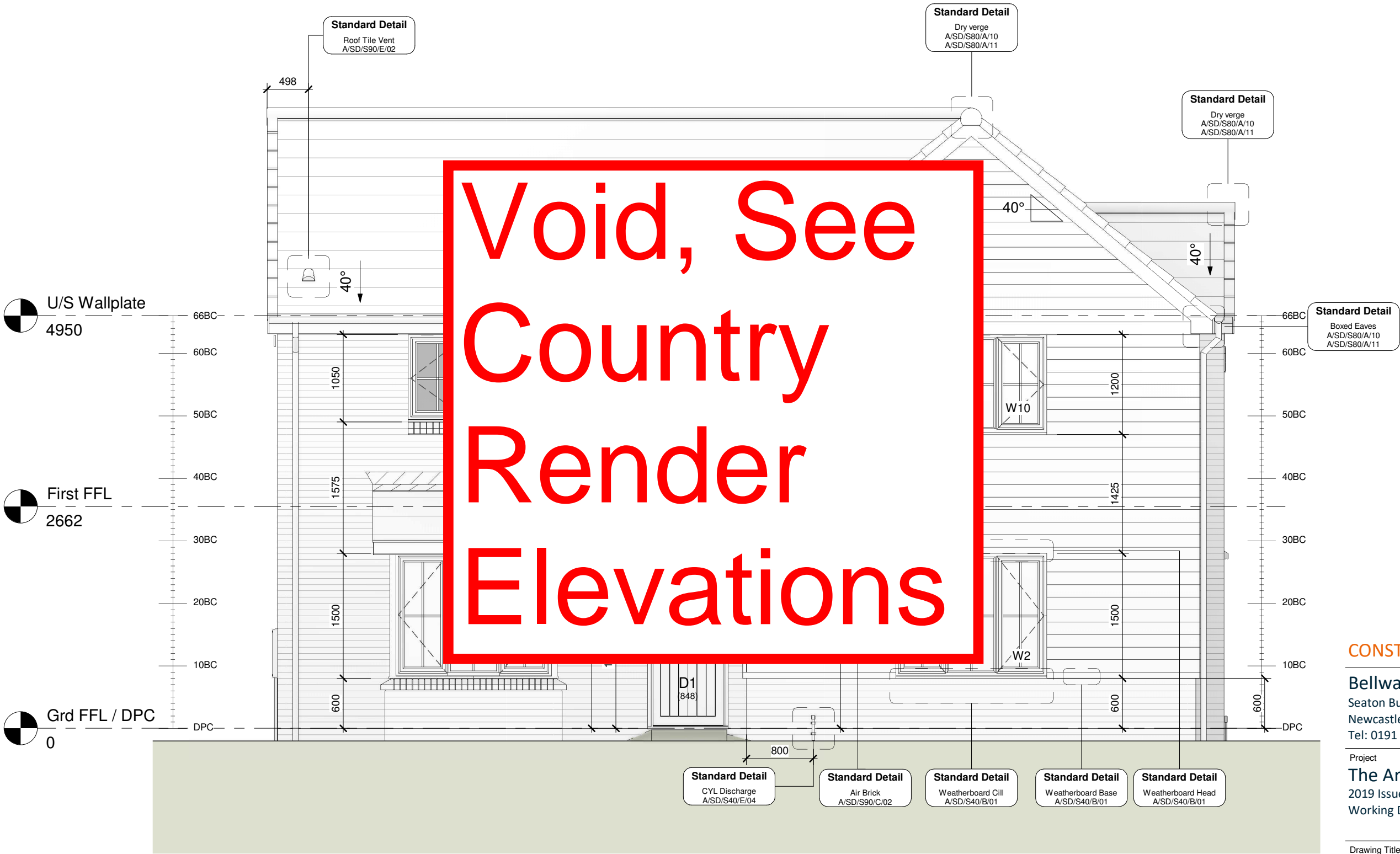
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Project
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2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | Country Weatherboarding
Elevations
JE-4B-2S-CW

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 100
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/25/CW/00		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 Front Elevation
1 : 50

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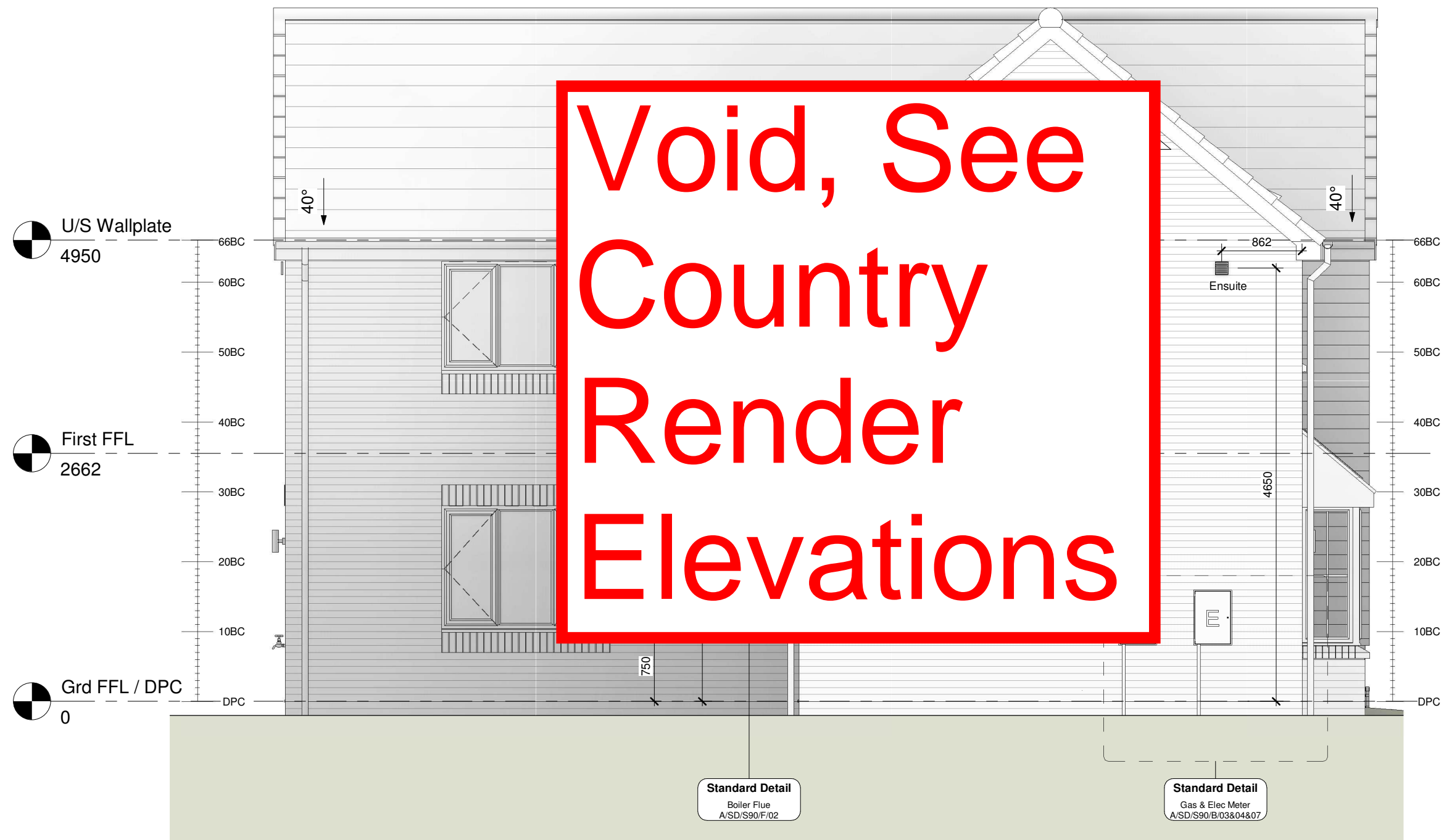
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2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | Country Weatherboarding
Front Elevation
JE-4B-2S-CW

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/25/CW/01		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 Gable Elevation
1 : 50

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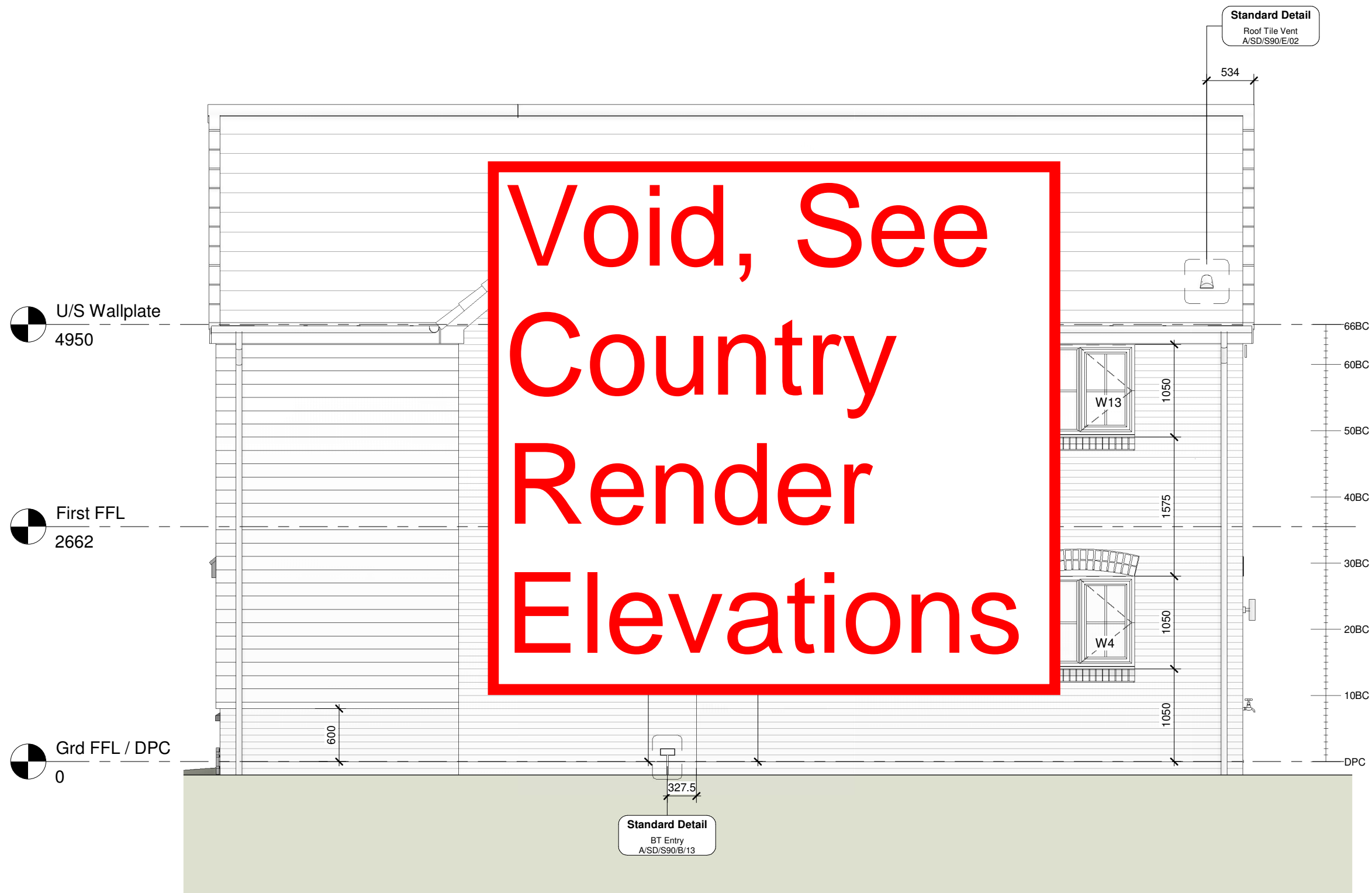
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Project
The Artisan Collection
2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | Country Weatherboarding
Gable Elevation
JE-4B-2S-CW

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/25/CW/03		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 Gable Elevation
1 : 50

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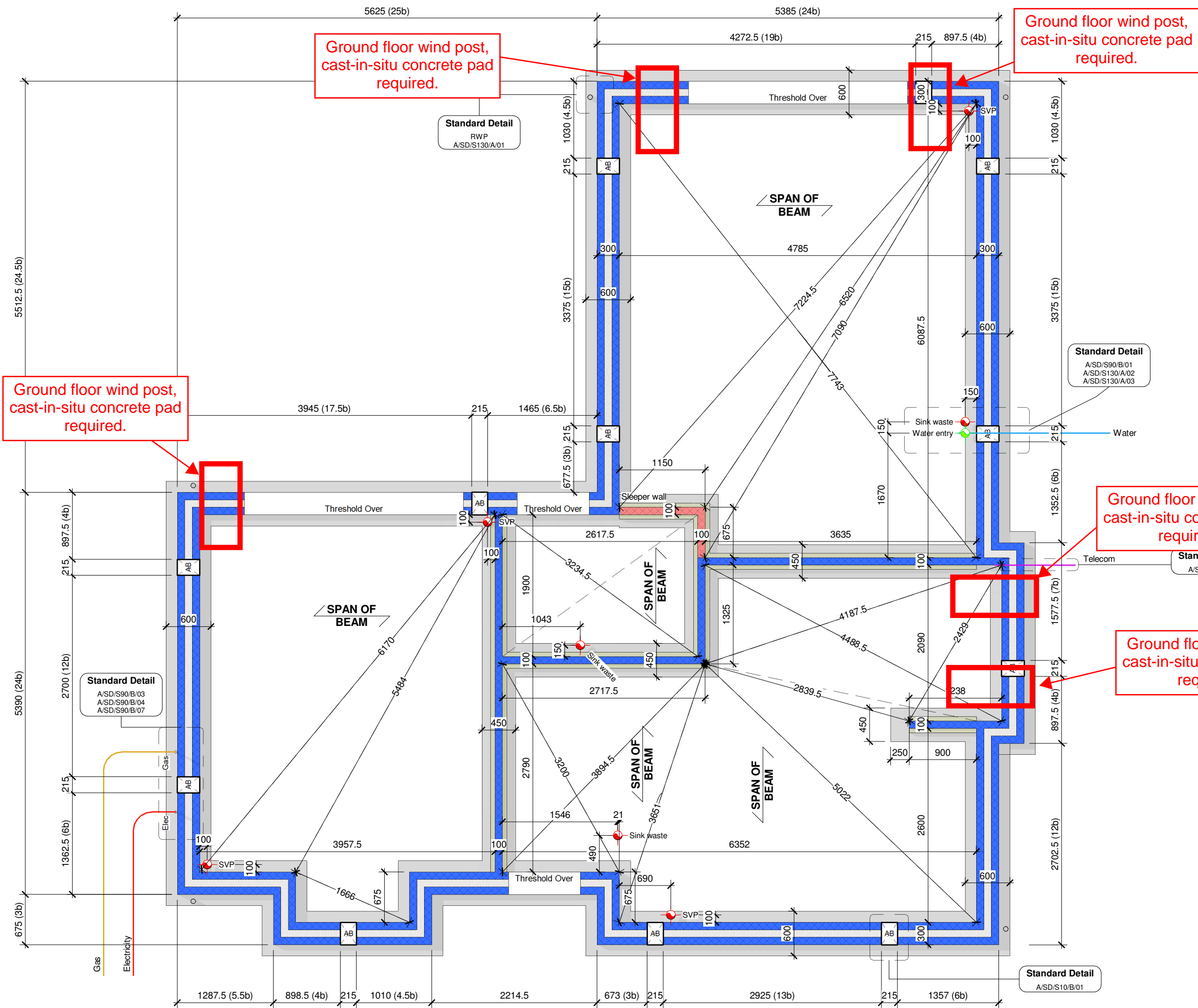
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The Artisan Collection
2019 Issue
Working Drawings



Drawing Title
The Jeweller
1737 ft² | 4b Det | Country Weatherboarding
Gable Elevation
JE-4B-2S-CW

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/25/CW/04		



Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Substructure Wall Legend (100mm Cavity)	
	Standard External Insulated Cavity Wall (Below Ground) 100mm blocks (7.3N/mm²) upto 150mm below external ground level, then class B engineering brickwork (102.5mm) to DPC level 100mm cavity with expanded polystyrene board (thermal conductivity 0.038 W/m²/K) 100mm aerated concrete block / coursing bricks (7.3N/mm²)
	External Uninsulated Cavity Wall (To Garage etc - Below Ground) 100mm blocks (7.3N/mm²) upto 150mm below external ground level, then class B engineering brickwork (102.5mm) to DPC level 100mm cavity 100mm aerated concrete block / coursing bricks (7.3N/mm²)
	Party Wall (Below Ground) 100mm aircrete block (7.3N/mm²) 100mm cavity with expanded polystyrene board (thermal conductivity 0.038 W/m²/K) 100mm aircrete block (7.3N/mm²)
	Internal Blockwork Partition (Below Ground) 100mm aerated concrete block (7.3N/mm²) (Suspended ground floor beam manufacturer's coursing blocks / bricks as required)
	Sleeper Wall 100mm aerated concrete block (7.3N/mm²) to underside of suspended ground floor beams

Refer to current Construction Specification for further details

NB. 3.6N/mm² Blockwork may be used below DPC subject to Divisional Consulting Engineers Approval.

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2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
Foundation Layout
JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/30/0/01		

3. Once the beams and blocks have been installed, the floor should be suitably grouted with a nominal 4:1 sharp sand cement mix.

OVERALL U VALUE OF FLOOR = 0.128 W/m²/°K

Bearing level is: FFL - 375mm

W = Wide poly block (485mm)
N = Narrow poly block (295mm)
C = 100mm thick poly inlay sheet (tolerance) cut
after inserting block runs.

ENSURE AIRBRICKS ARE POSITIONED AS SHOWN

Floor to provide:- 1500mm² per metre run of external wall OR...
500mm² per square metre of floor area
whichever is greater

Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Qty	Length	Description	Weight (kg)
4	4300	B2 Prestressed Beam	142
5	4150	B2 Prestressed Beam	137
2	3850	B2 Prestressed Beam	127
3	3650	B2 Prestressed Beam	121
3	3000	B2 Prestressed Beam	99
1	2800	B2 Prestressed Beam	92
2	2300	B2 Prestressed Beam	76
6	2100	B2 Prestressed Beam	69
1	1700	B2 Prestressed Beam	57

Location	Qty of Overlay Sheet	Qty of Poly Edge Strip (75mm high)
Ground Floor	79.82 m ²	66.5 m

Qty	Area	Block Type
41	3.7 m ²	440 x 215 x 100mm 7N/mm ² infill blocks

- W - Wide Poly Block (485mm wide)
- N - Narrow Poly Block (295mm wide)
- C - 100mm thick poly inlay sheet (tolerance), cut after inserting block runs.

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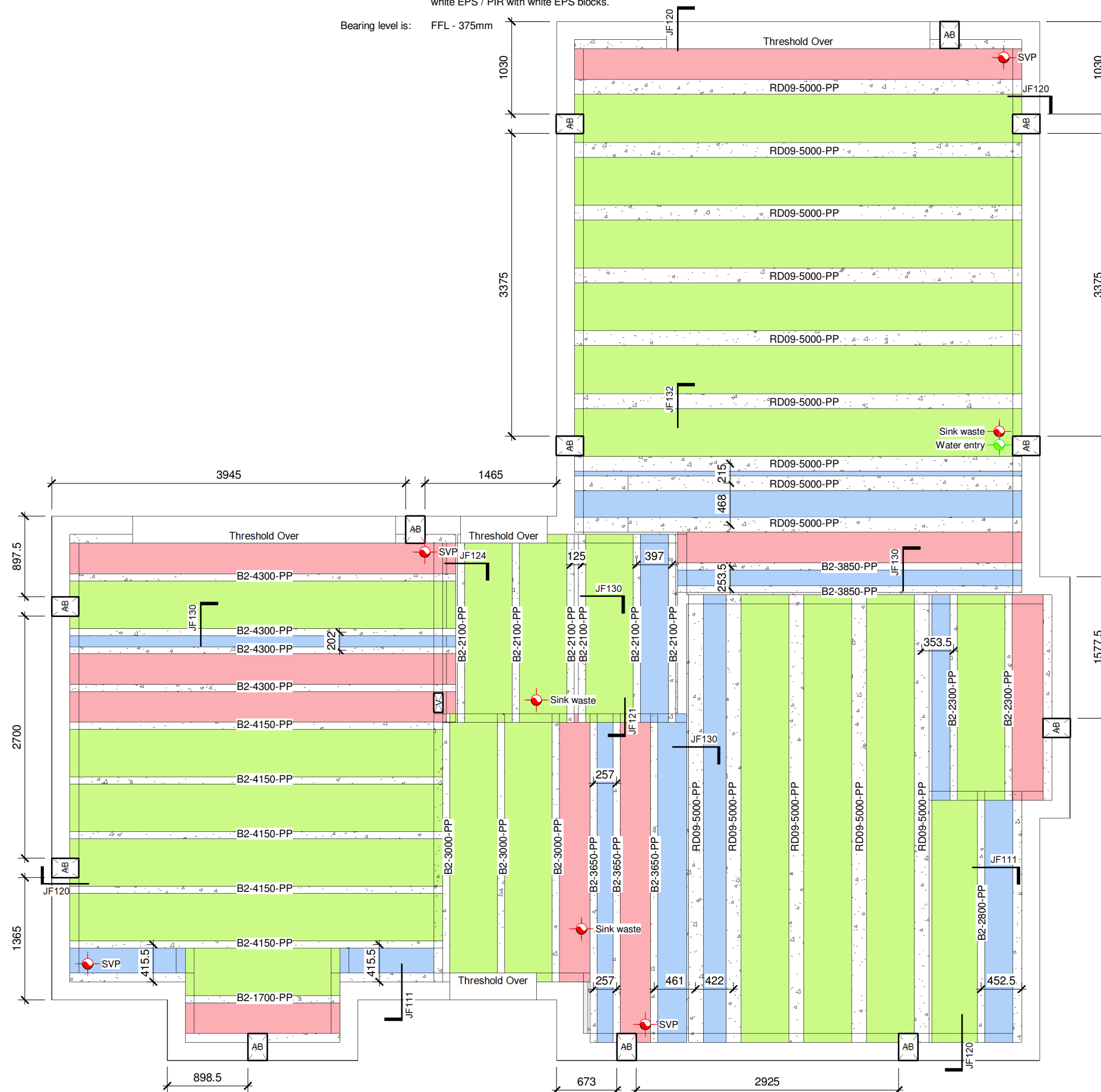
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Working Drawings



JE-4B-2S-0

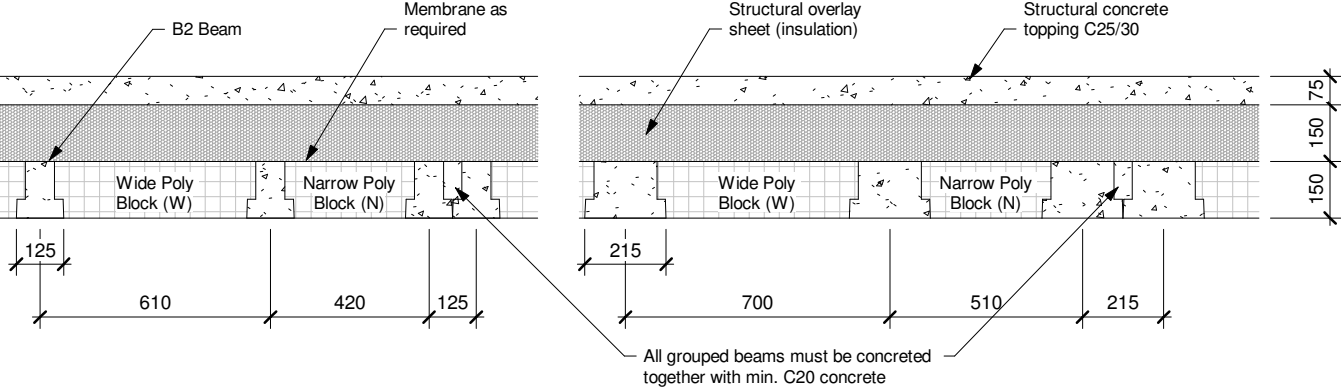
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. <div style="text-align: center; font-size: 1.5em; font-weight: bold;">A/1737/30/0/02</div>		



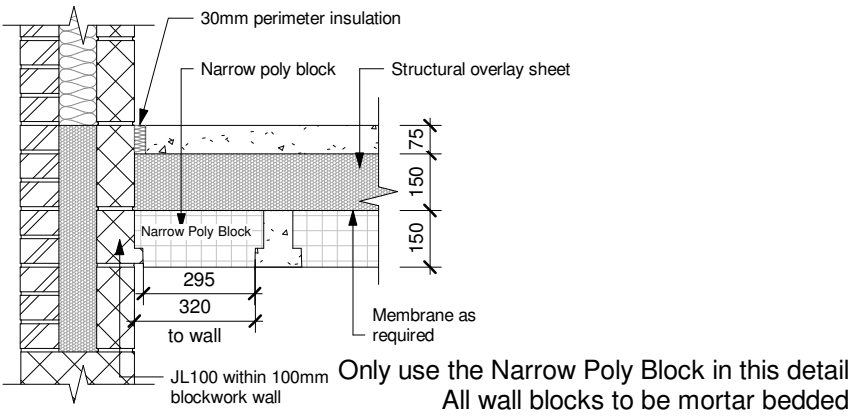
1 Beam Layout 1-50

1 : 50

General Arrangement (See plan for locations)

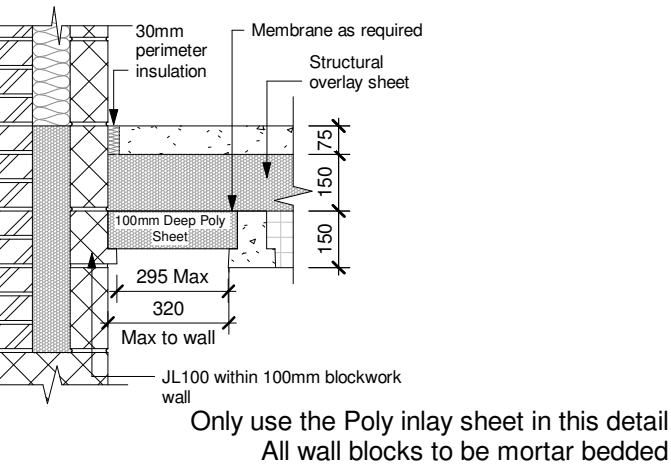


JF110 - Narrow Block Edge Detail

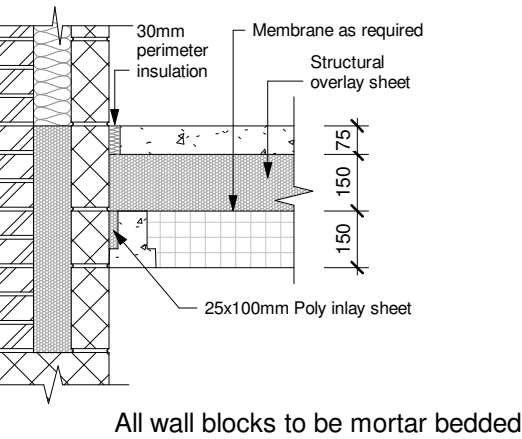


Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

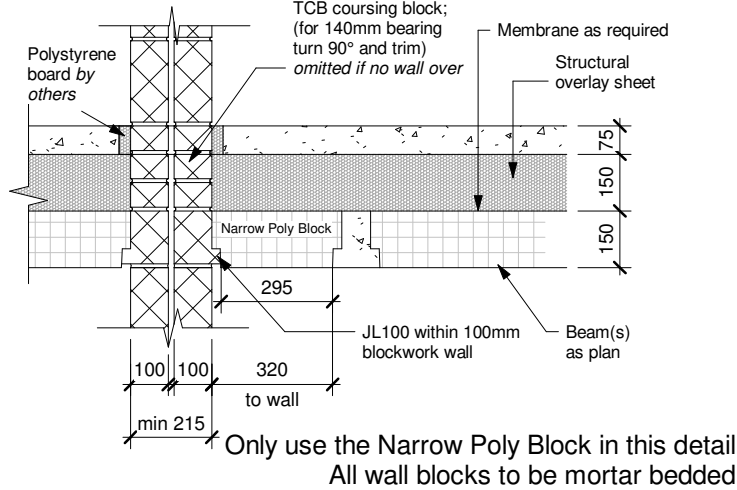
JF111 - Poly Sheet Edge Detail



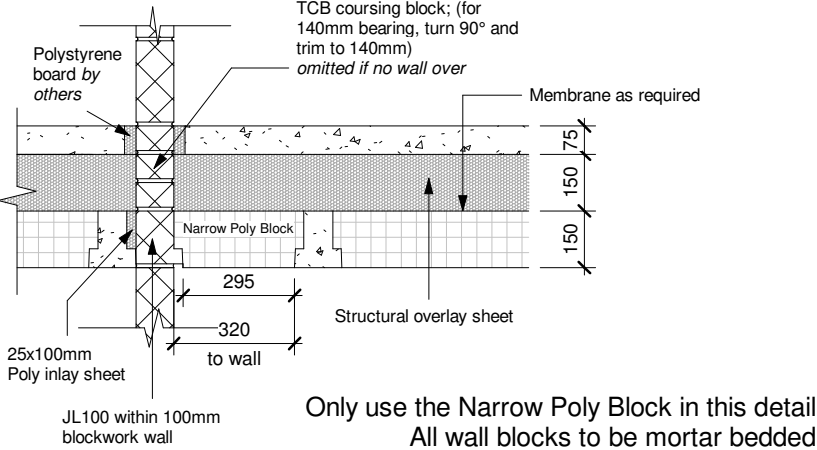
JF112 - Beam-Tight Edge Detail



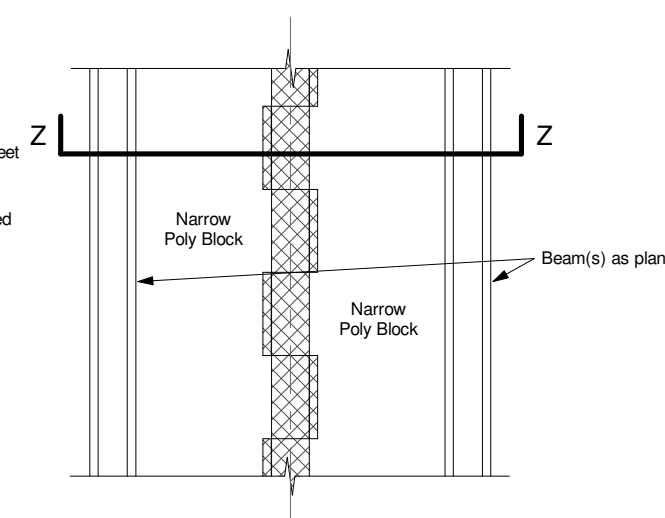
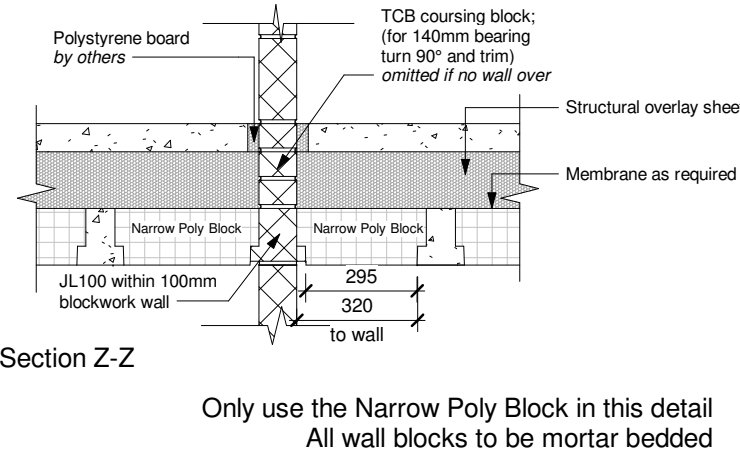
JF113 - Min. 215mm Internal Loadbearing Wall Edge Detail



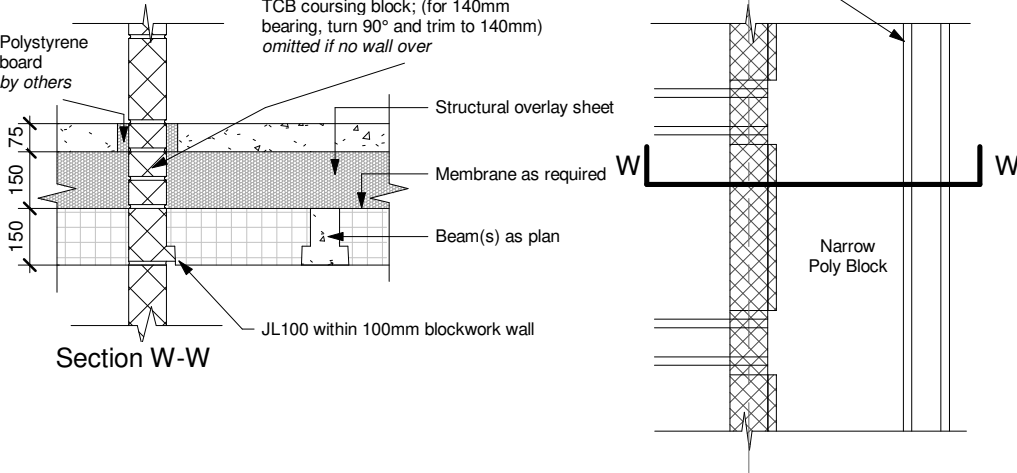
JF114 - Internal Loadbearing Wall Edge Detail



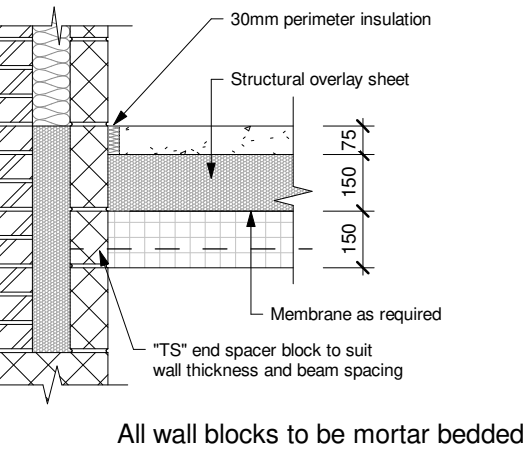
JF115 - 100mm Shared Edge Bearing



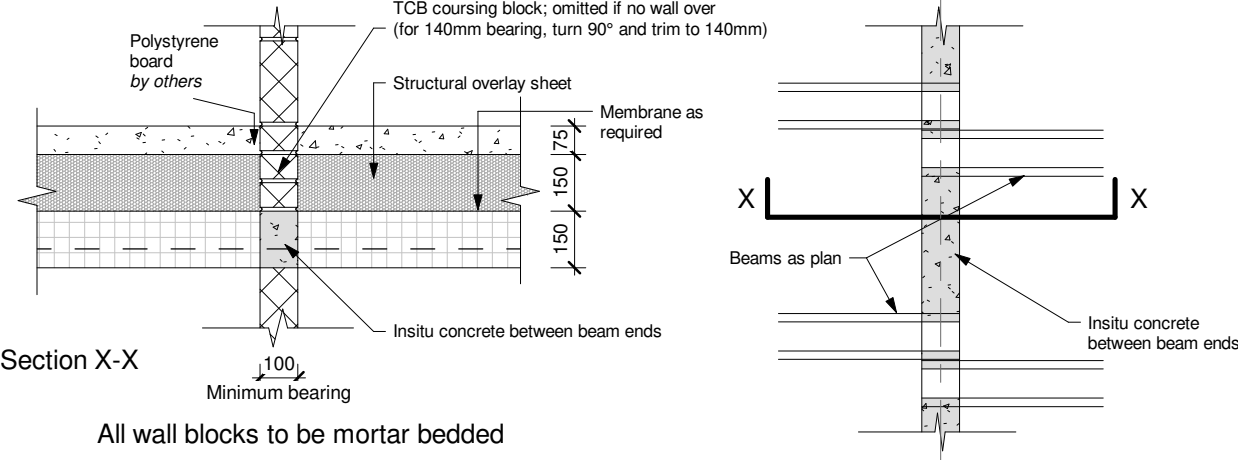
JF116 - Transverse Span, Loadbearing Wall



JF120 - Bearing End Detail



JF121 - Staggered Bearing Loadbearing Wall



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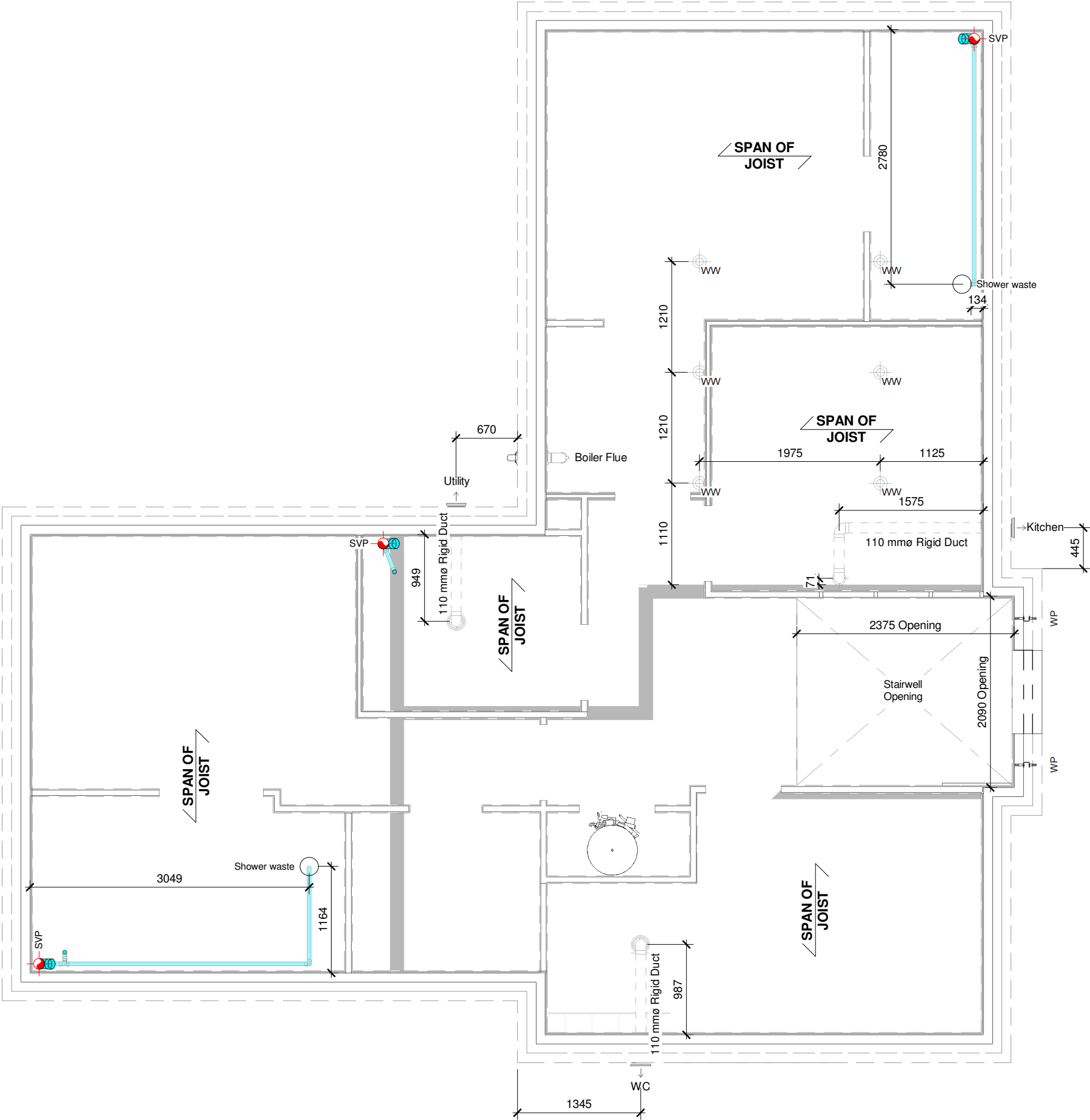
Project
The Artisan Collection
2019 Issue
Working Drawings



Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
Beam Details (Sheet 1)
JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 20
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/30/0/03		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 First Floor Joist Setting Out
1 : 50



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Project
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2019 Issue
Working Drawings



Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
First Floor Joist Setting Out
JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/40/0/01		

Steico First Floor Accessories

Ref	Description	Qty
ZS38N Z Clip 38mm		
		110
Backer Block		
BB1	ST3202 Backer Block 300 x 157 x 18 mm	8
BB2	ST3215 Backer Block 300 x 157 x 41 mm	4
End Device		
SES158/45	End Device	30
SES158/58	End Device	7
SES158/89	End Device	17
Hanger		
H1	LITB240/47	13
H2	LITB240/47	5
H3	LITB240/61	2
Strap		
Str1	G8304 Simpson HES15B10	5

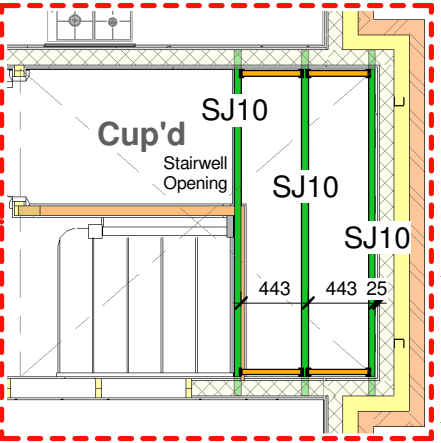
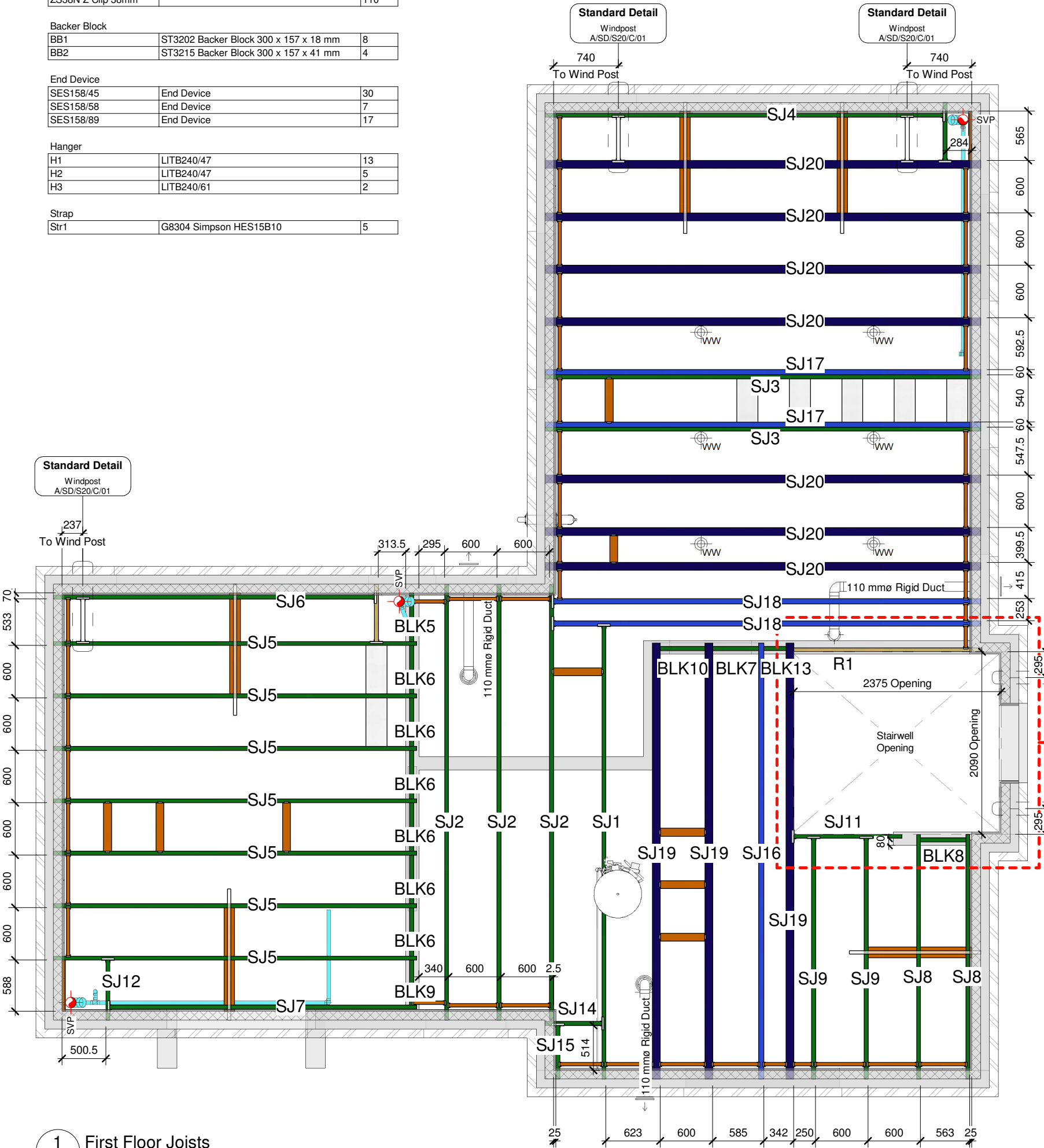
Steico First Floor Joists & Blocking

Qty	Ref	Length	Description
Beam/Joist			
1	LVL1	658mm	ST4029 STEICO LVL R - 45x240mm
1	SJ1	5185mm	ST4119 SJL 45 - 240mm
3	SJ2	4990mm	ST4119 SJL 45 - 240mm
2	SJ3	4985mm	ST4119 SJL 45 - 240mm
1	SJ4	4556mm	ST4119 SJL 45 - 240mm
7	SJ5	4158mm	ST4119 SJL 45 - 240mm
1	SJ6	3674mm	ST4119 SJL 45 - 240mm
1	SJ7	3512mm	ST4119 SJL 45 - 240mm
2	SJ8	2800mm	ST4119 SJL 45 - 240mm
2	SJ9	2755mm	ST4119 SJL 45 - 240mm
3	SJ10	2290mm	ST4119 SJL 45 - 240mm
1	SJ11	1238mm	ST4119 SJL 45 - 240mm
1	SJ12	688mm	ST4119 SJL 45 - 240mm
1	SJ13	665mm	ST4119 SJL 45 - 240mm
1	SJ14	653mm	ST4119 SJL 45 - 240mm
1	SJ15	614mm	ST4119 SJL 45 - 240mm
1	SJ16	4990mm	ST4125 SJL 60 - 240mm
2	SJ17	4985mm	ST4125 SJL 60 - 240mm
2	SJ18	4887mm	ST4125 SJL 60 - 240mm
3	SJ19	4990mm	ST4132 SJL 90 - 240mm
7	SJ20	4985mm	ST4132 SJL 90 - 240mm
Blocking			
2	BLK1	592mm	ST4022 STEICO LVL R - 39x240mm
2	BLK2	555mm	ST4022 STEICO LVL R - 39x240mm
5	BLK3	539mm	ST4022 STEICO LVL R - 39x240mm
5	BLK4	495mm	ST4022 STEICO LVL R - 39x240mm
1	BLK5	558mm	ST4119 SJL 45 - 240mm
6	BLK6	555mm	ST4119 SJL 45 - 240mm
1	BLK7	525mm	ST4119 SJL 45 - 240mm
1	BLK8	518mm	ST4119 SJL 45 - 240mm
1	BLK9	517mm	ST4119 SJL 45 - 240mm
1	BLK10	510mm	ST4119 SJL 45 - 240mm
2	BLK11	495mm	ST4029 STEICO LVL R - 45x240mm
1	BLK12	485mm	ST4029 STEICO LVL R - 45x240mm
1	BLK13	252mm	ST4119 SJL 45 - 240mm
Noggin			
48	CN1		G7002 38x38 Nogging
9	PN1		G7000 Partition Nogging (38x90)
15	SN1		G7055 38x120mm Nogging - Plank
Rimboard			
1	R1	2138mm	ST4119 SJL 45 - 240mm

Revision Schedule

Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Project Information		
File Name	STEICO JEWELLER FEB 2020 - EC5 Analytics.skd	
Design Date	23 Feb 2020	
Software Version No.	1.0.161	
Design Information		
Region	UK	
Design Code	EWPC COP	
Application	A - Residential Upper Floor	
Service Class	Service Class 1	
Load and Deflection Settings		
Dead Load (kN/m²)	0.40 - Permanent	
Partitions Load (kN/m²)	0.35 - Permanent	
Floor Imposed UD Load (kN/m²)	1.50 - Medium Term	
Floor Imposed Concentrated Load (kN)	2.00 - Medium Term	
Instantaneous Deflection	300 - 12mm	
Net Final Deflection	250 - 0	
Additional Information		
Decking Type	Particle Board - 22mm P5	
Direct Applied Ceiling	Yes	
Ceiling Material	15mm - Ceiling (Gypsum board)	



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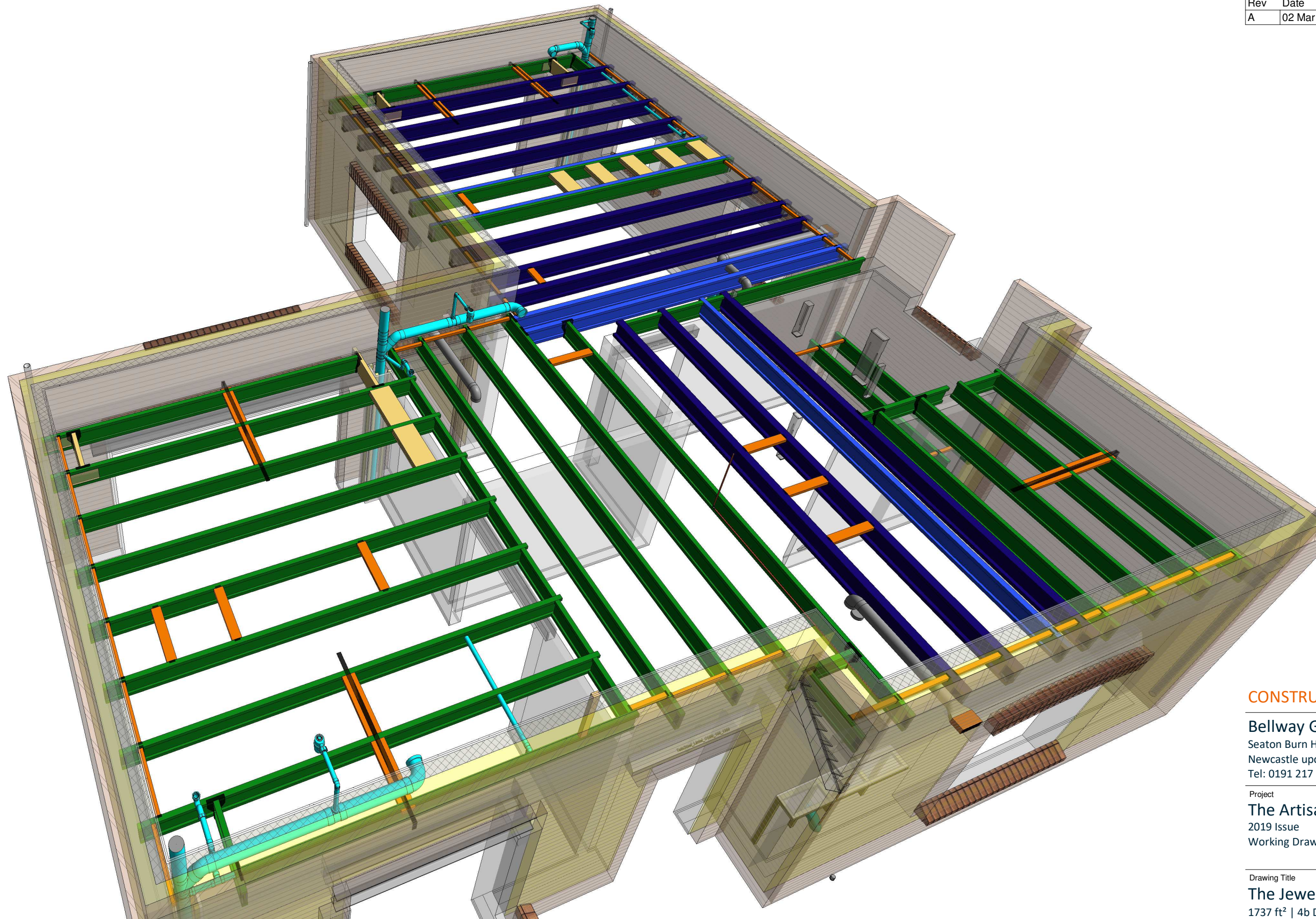
Project
The Artisan Collection
2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
Joist Plan and Take Off
JE-4B-2S-0

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	1 : 50
Job No	Drg Status	Revision
	Construction	A

Drawing No. **A/1737/40/0/02**

1 First Floor Joists
1 : 50



Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



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Project
The Artisan Collection
2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
1st Floor Joist 3d View
JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s)
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/40/0/03		

Floorboard Schedule	
Qty	Description
56	22mm thick tongue and grooved chipboard floor board (2400 x 600mm)

Qty	Description
56	22mm thick tongue and grooved chipboard floor board (2400 x 600mm)

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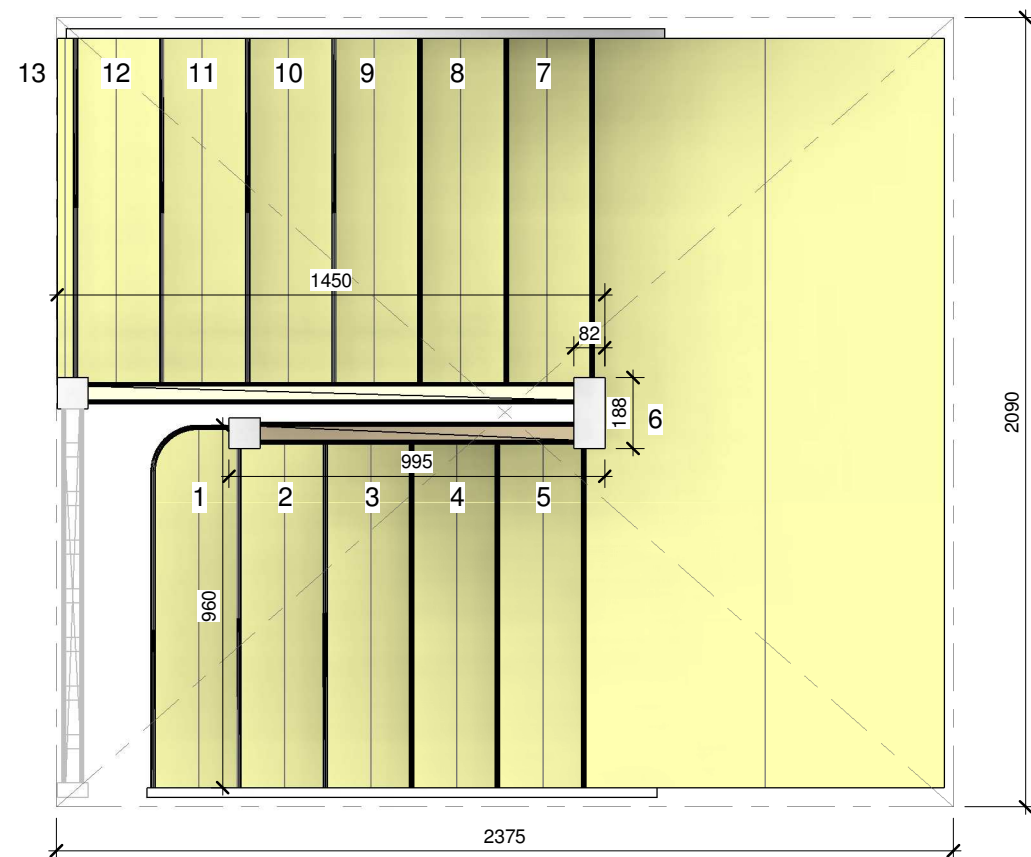
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JE-4B-2S-0

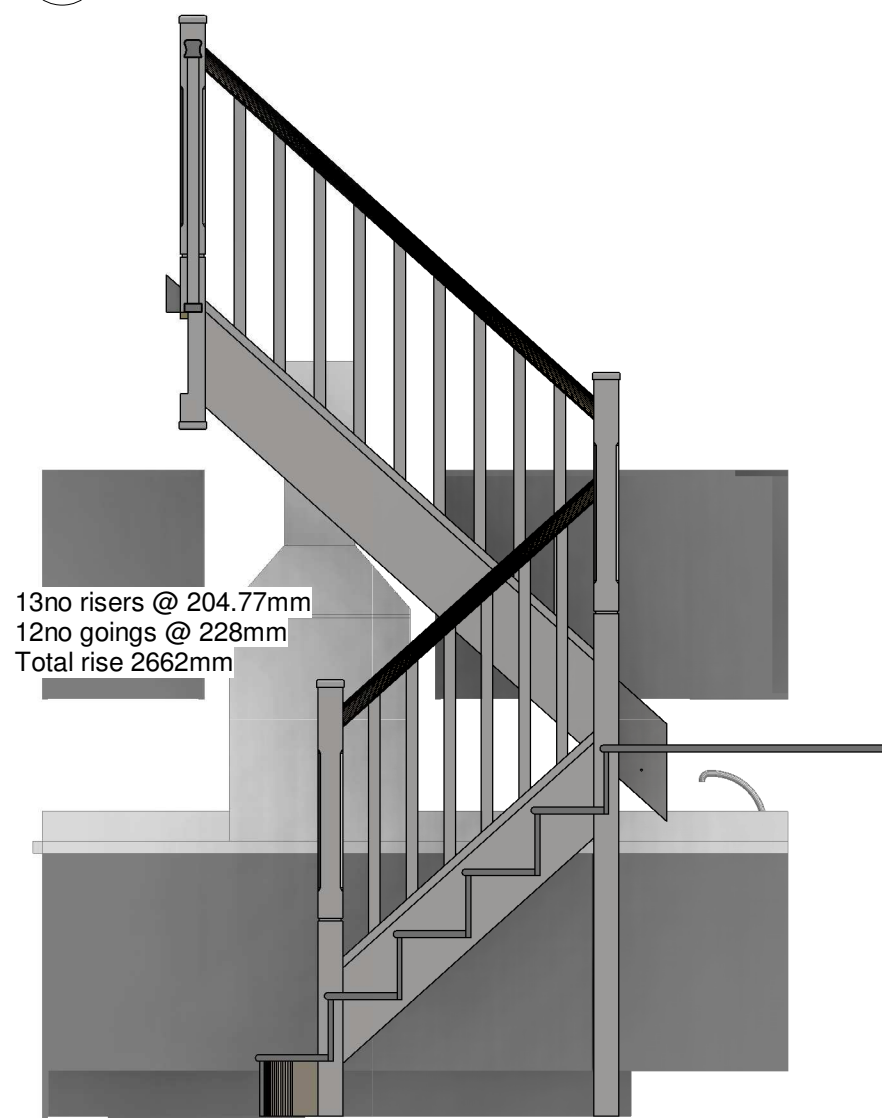
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/40/0/04		



1 First Floor Floorboards
1 : 50



1 Staircase - Plan
1 : 20



2 Stair - Elevation
1 : 25



3 Staircase - 3D View

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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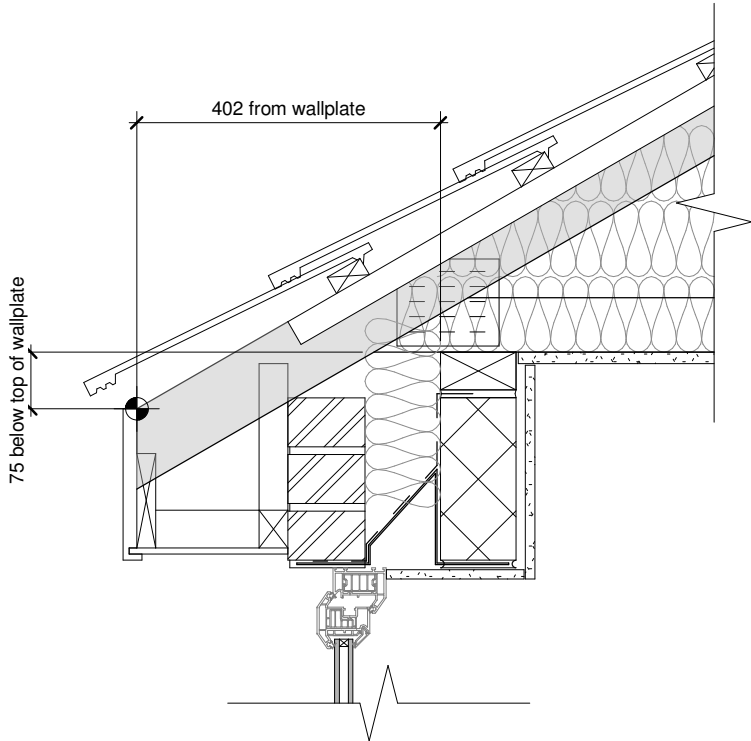
Project
The Artisan Collection
2019 Issue
Working Drawings



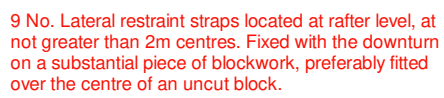
Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
Staircase Details
JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/50/0/01		

Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



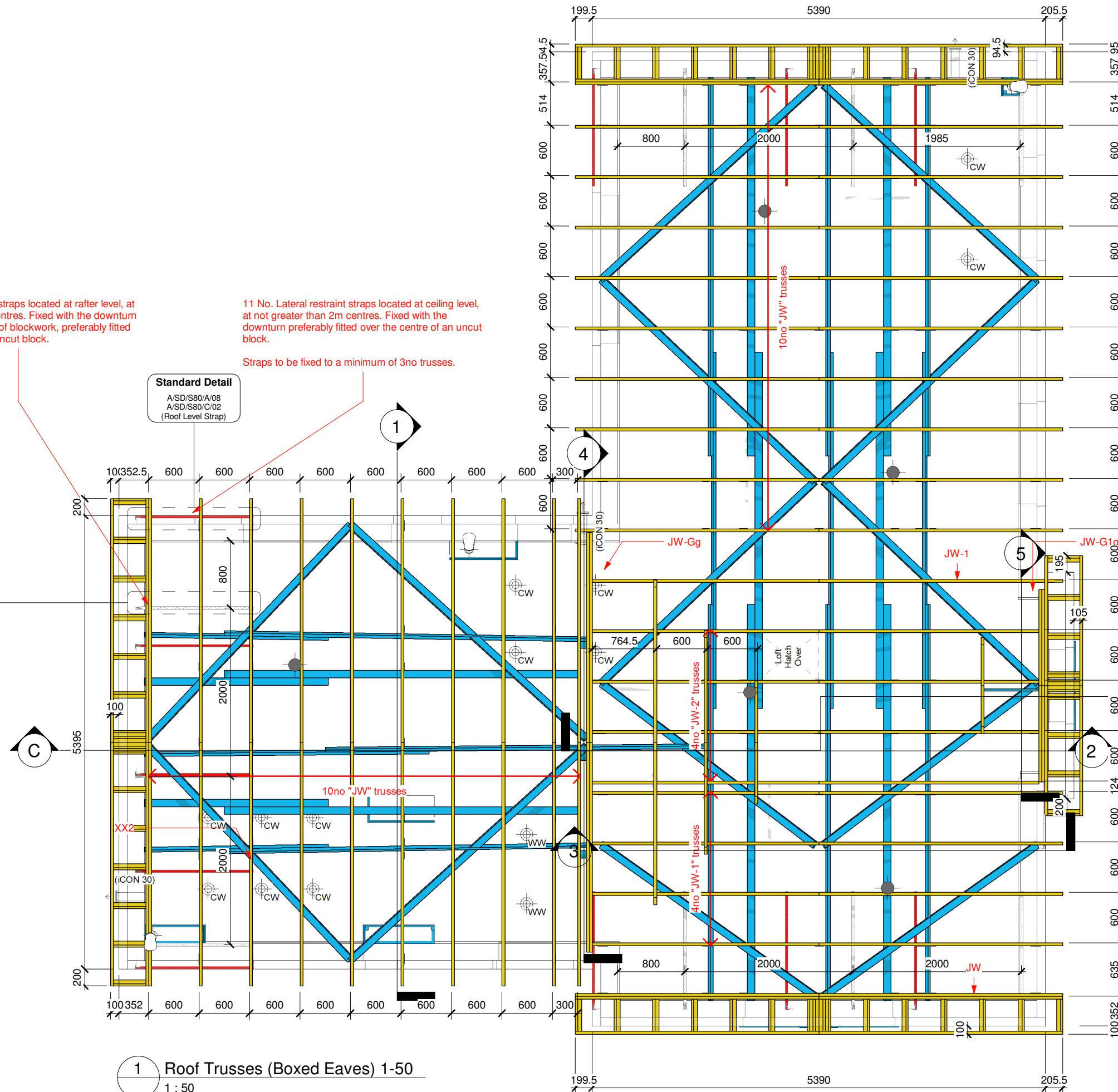
2 Boxed Eaves Roof Setting Out



Straps to be fixed to a minimum of 3no trusses.

Standard Detail
A/SD/S80/A/08
A/SD/S80/C/02
(Roof Level Strap)

Standard Detail
A/SD/S80/A/08
A/SD/S80/C/02
(Ceiling Level Strap)



1 Roof Trusses (Boxed Eaves) 1-50
1 : 50

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2019 Issue

Working Drawings



Drawing Title

The Jeweller

1737 ft² | 4b Det | All Variants

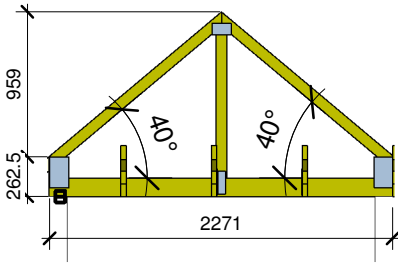
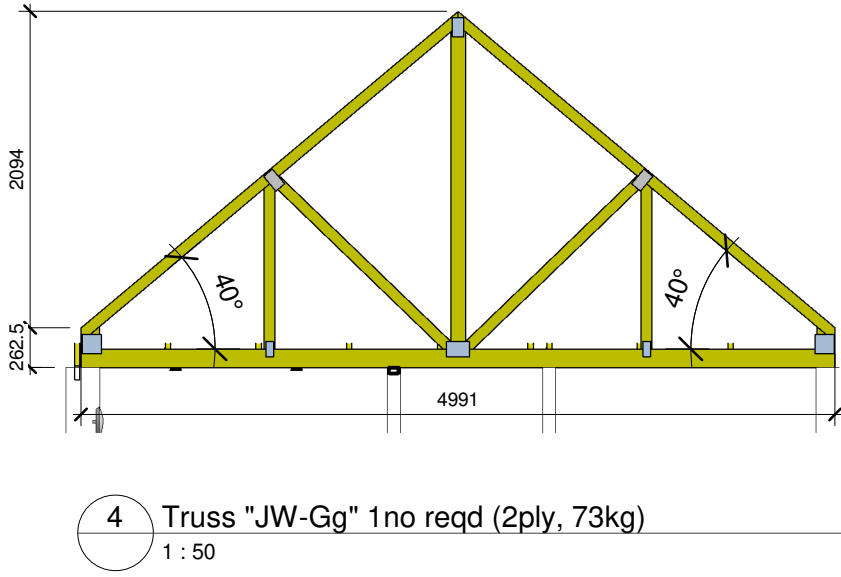
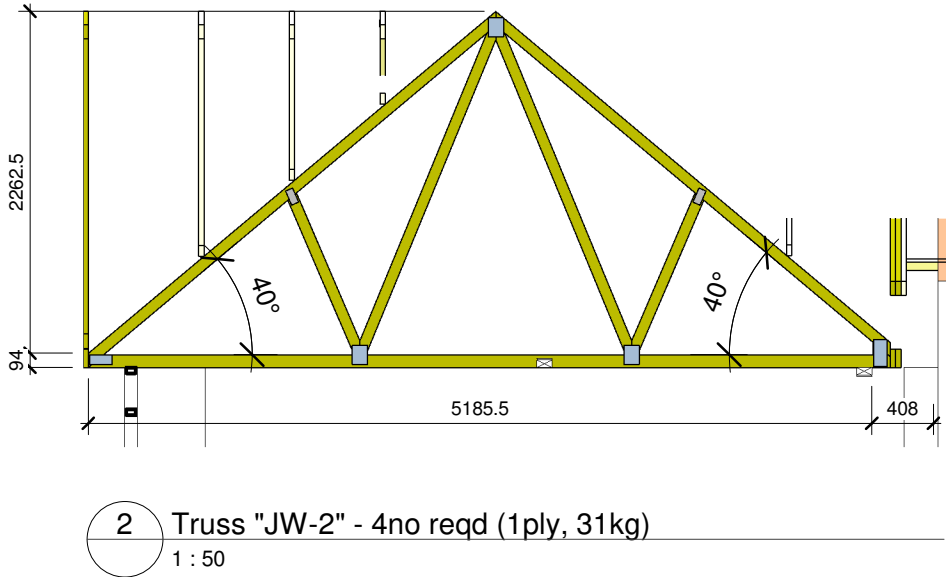
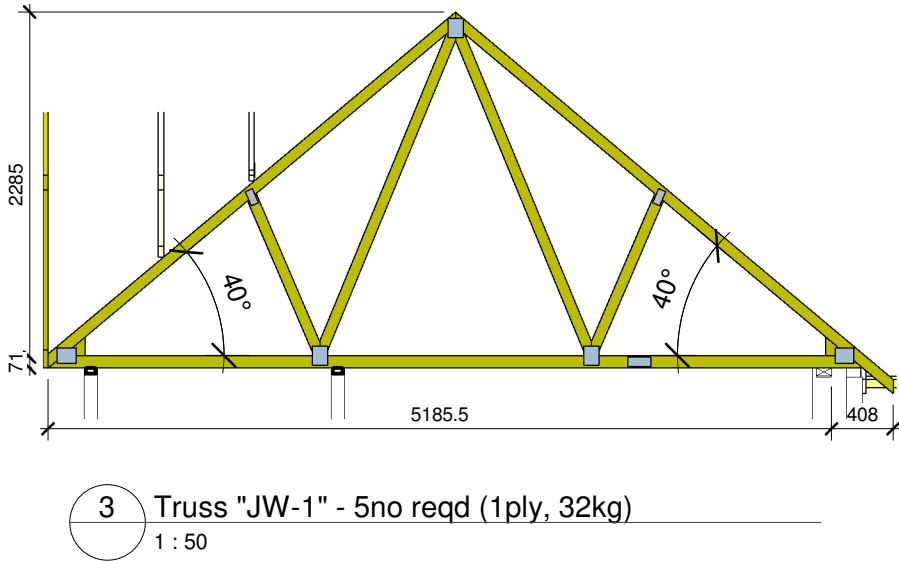
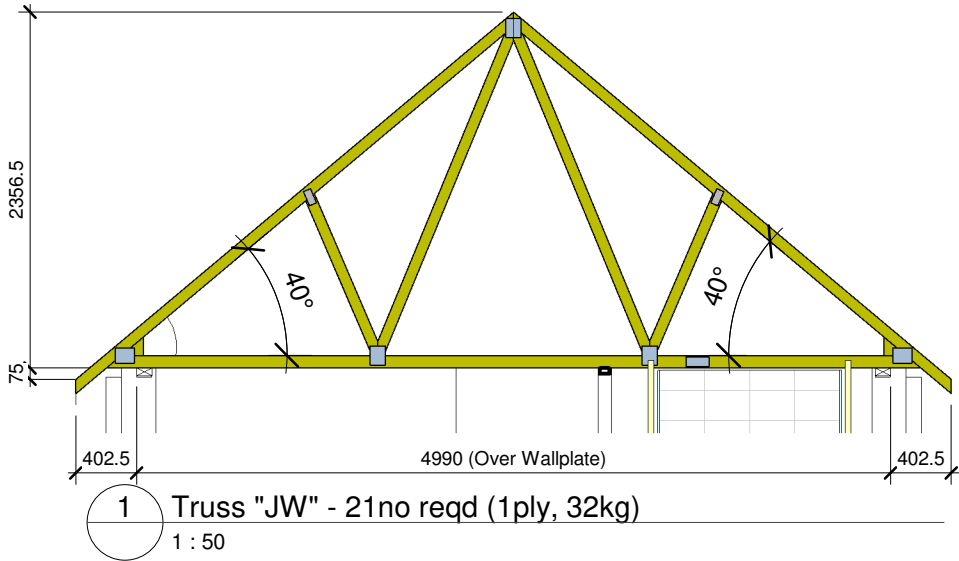
Roof Layout

JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/60/0/01		

A/1737/60/0/01

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

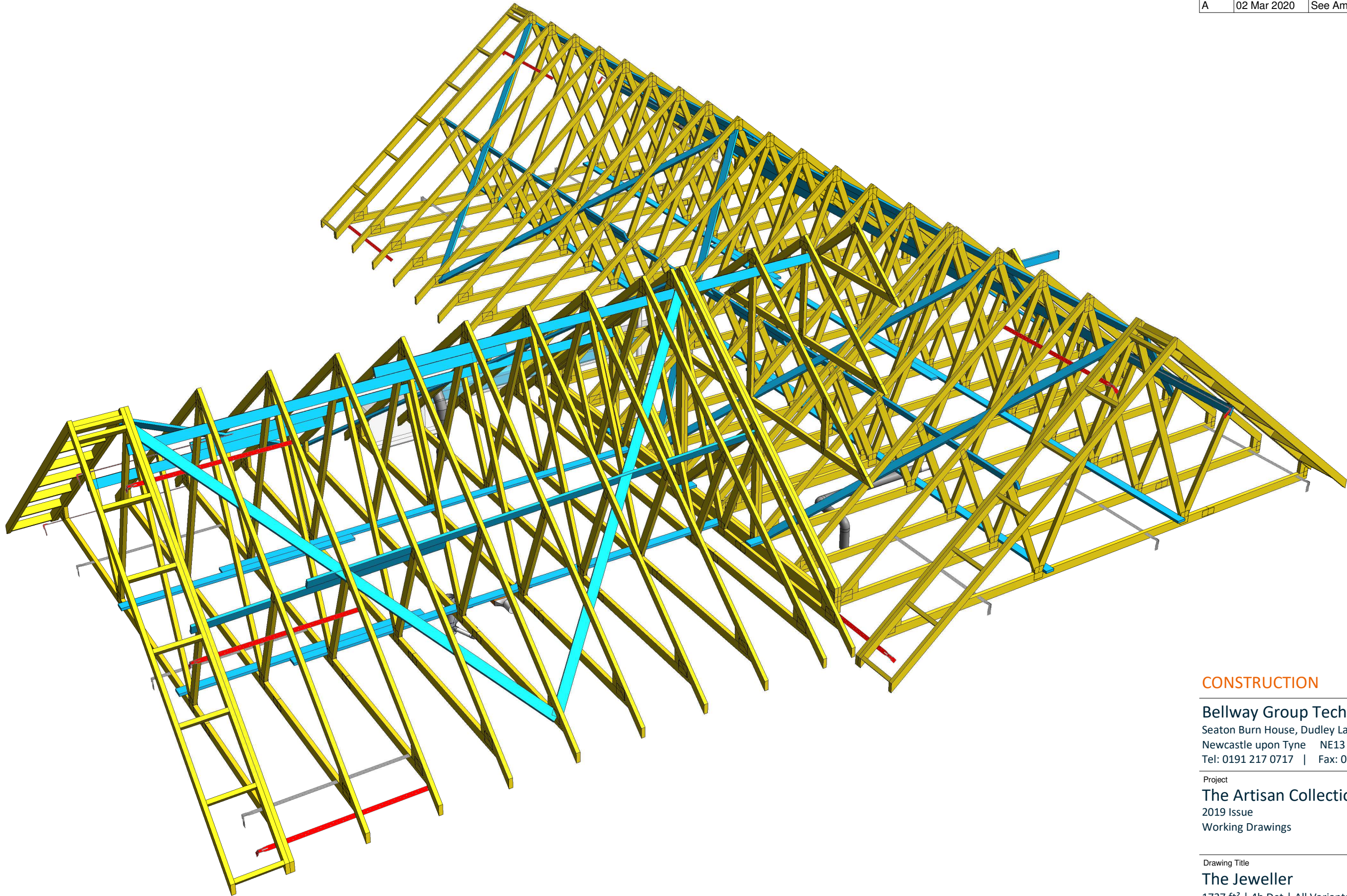


5 Truss "JW-G1g" 1no reqd (2ply, 27kg)
1 : 50



Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 50
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/60/0/02		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



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2019 Issue

Working Drawings



Drawing Title

The Jeweller

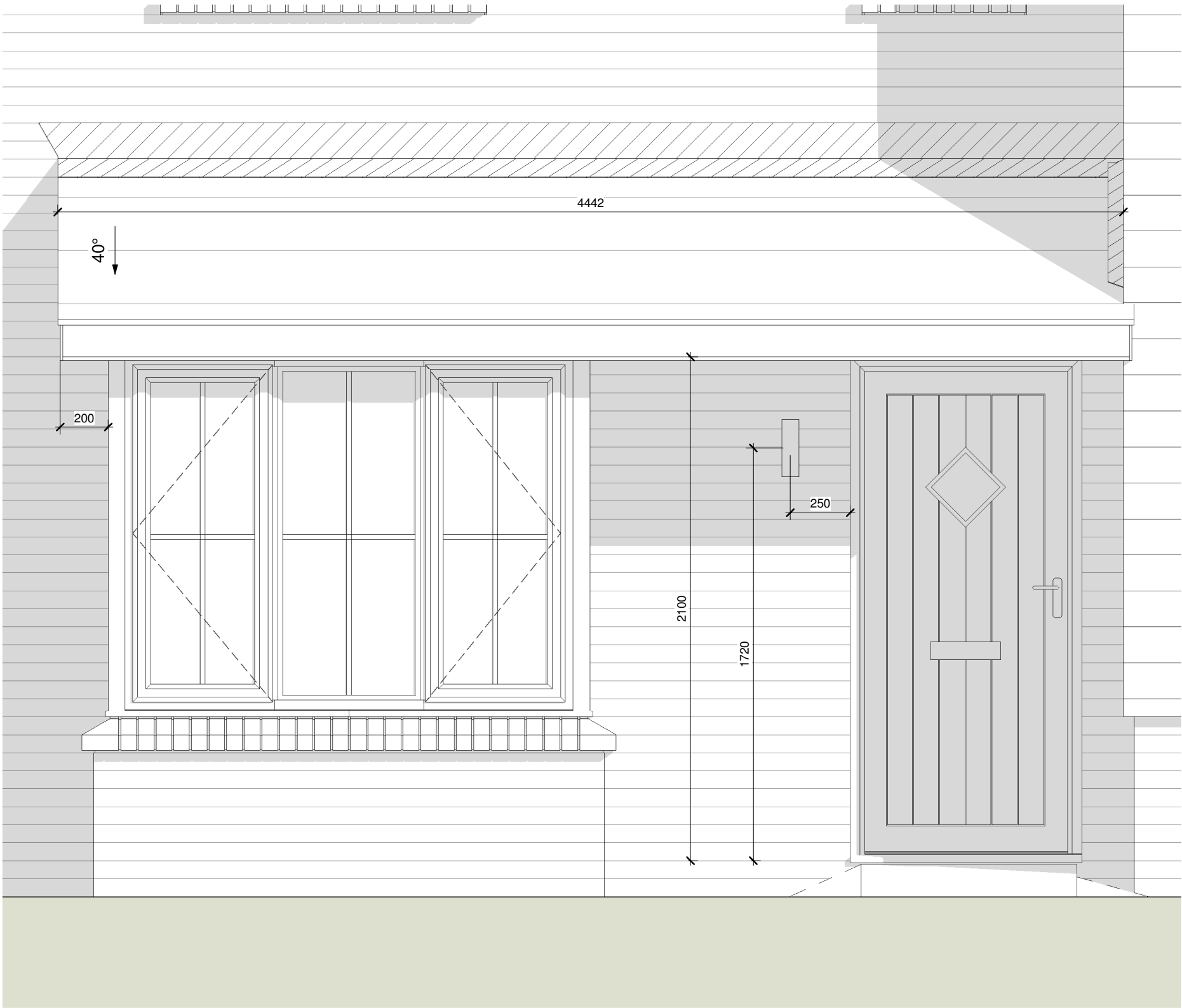
1737 ft² | 4b Det | All Variants

Roof Structure 3d View

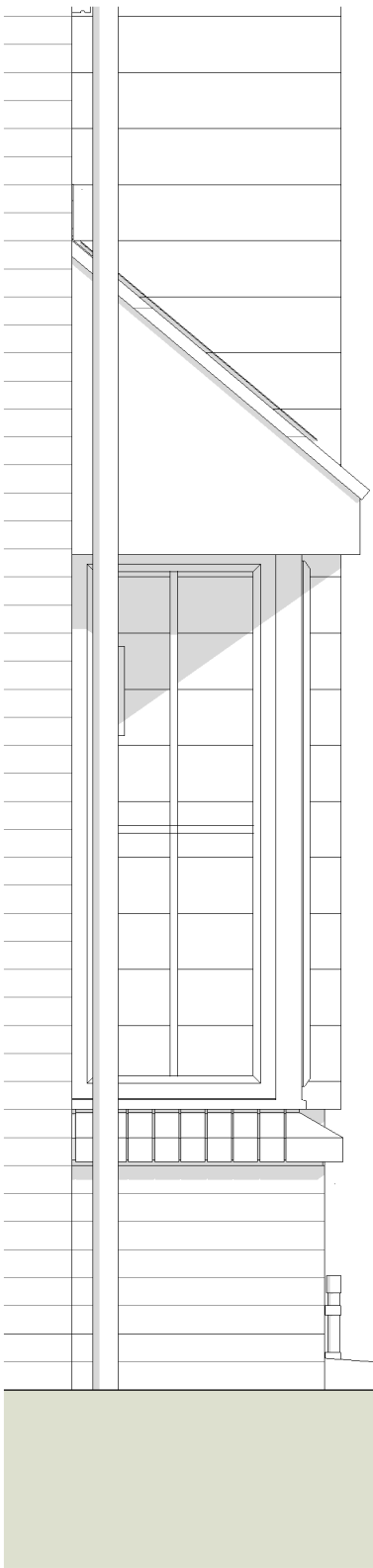
JE-4B-2S-0

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	
Job No	Drg Status	Revision
	Construction	A
Drawing No.		
A/1737/60/0/03		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 Front Elevation
1 : 20
Refer to detail A/SD/S40/E/03 & 04



2 Gable Elevation
1 : 20


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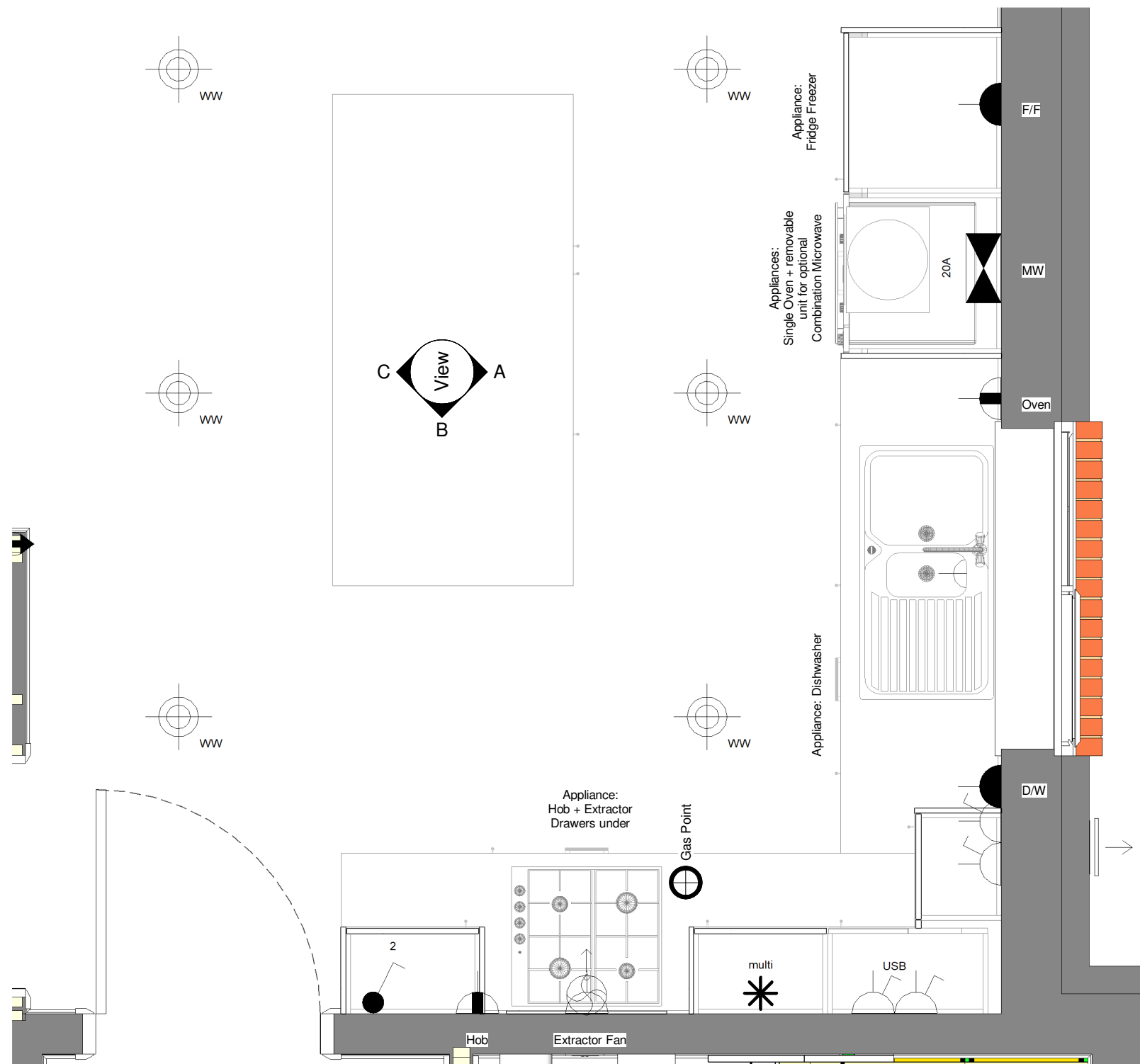
Project

The Artisan Collection
 2019 Issue
 Working Drawings

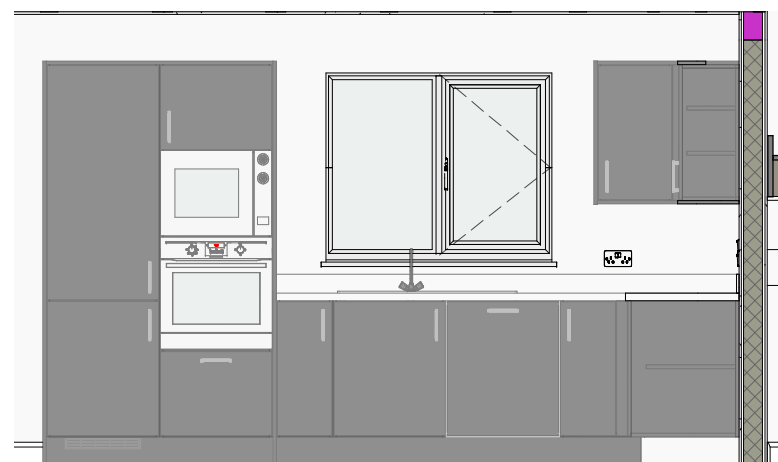


Drawing Title
The Jeweller
 1737 ft² | 4b Det | Country Weatherboarding
 Canopy Details
JE-4B-2S-CW

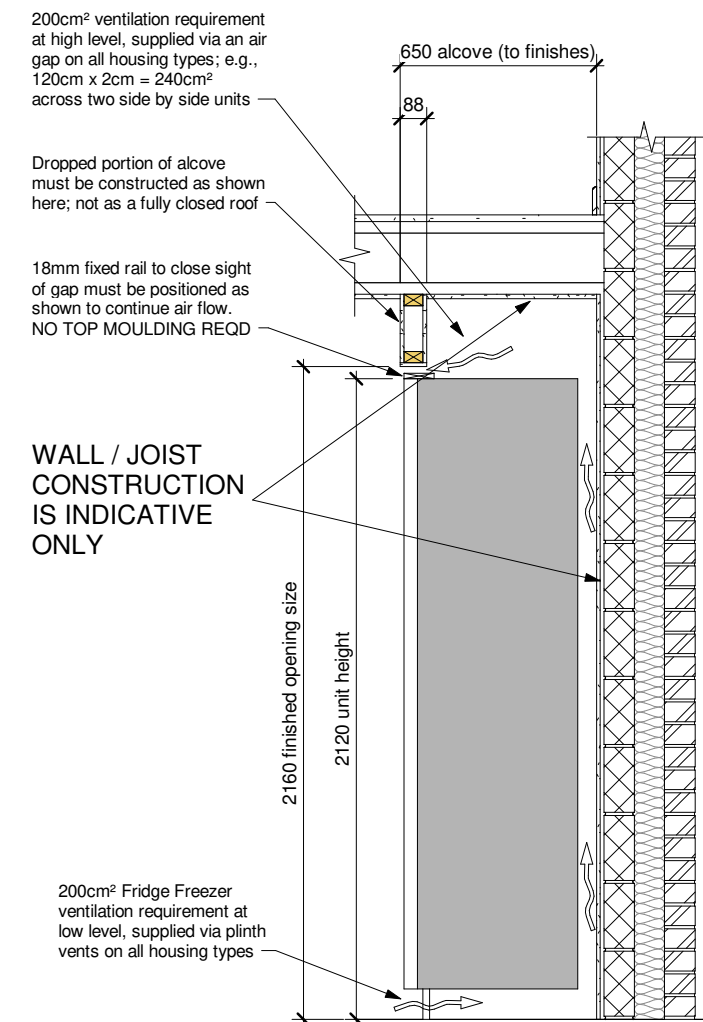
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 20
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/65/CW/01		



1 Kitchen Layout - Standard
1 : 20



Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



Section through enclosed housing (1 : 25)

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The Artisan Collection
2019 Issue
Working Drawings



Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
Kitchen Layout - Standard
JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/70/0/S/01		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



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The Artisan Collection
2019 Issue
Working Drawings

1 Kitchen View Standard
1 : 1

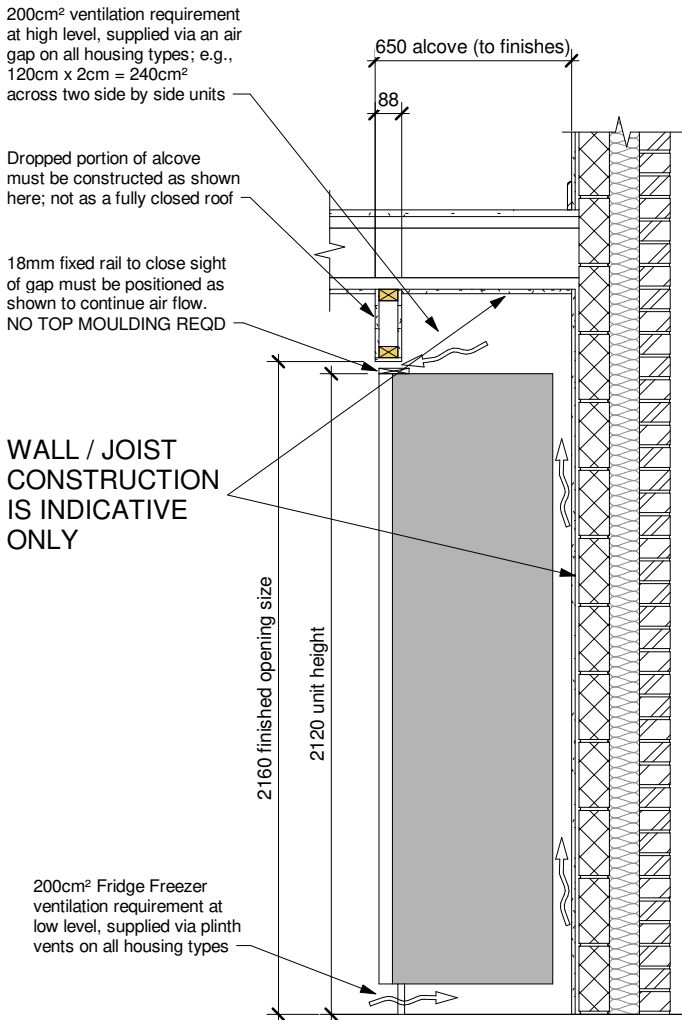
Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
Kitchen 3D Perspective - Standard
JE-4B-2S-0

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) 1 : 1
Job No	Drg Status Construction	Revision A

Drawing No. **A/1737/70/0/S/02**

Image offers an artistic impression of appliance and unit layout only; refer to kitchen manufacturers literature for specific information (material colours / handle types etc).

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



Section through enclosed housing (1 : 25)

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Project

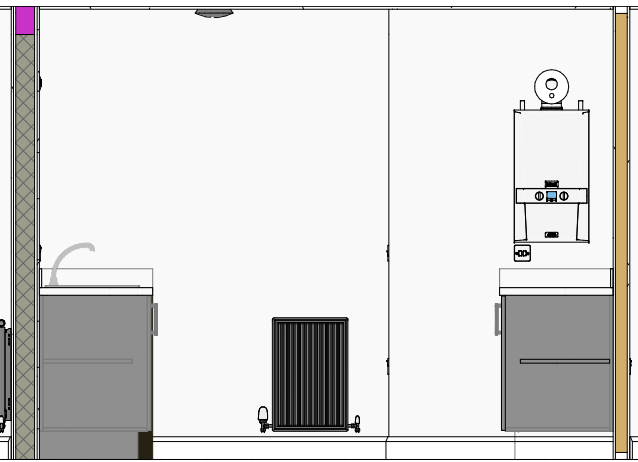
The Artisan Collection

2019 Issue

Working Drawings



Drawing Title		
The Jeweller		
1737 ft² 4b Det All Variants		
Utility Layout - Standard		
JE-4B-2S-0		
Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	As indicated
Job No	Drg Status	Revision
	Construction	A
Drawing No.		A/1737/70/0/S/03



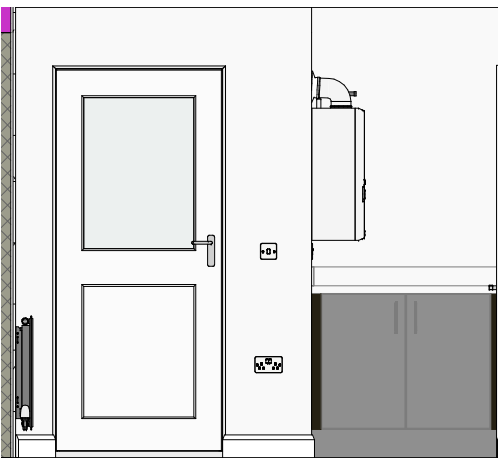
1 Utility - View A
1 : 40



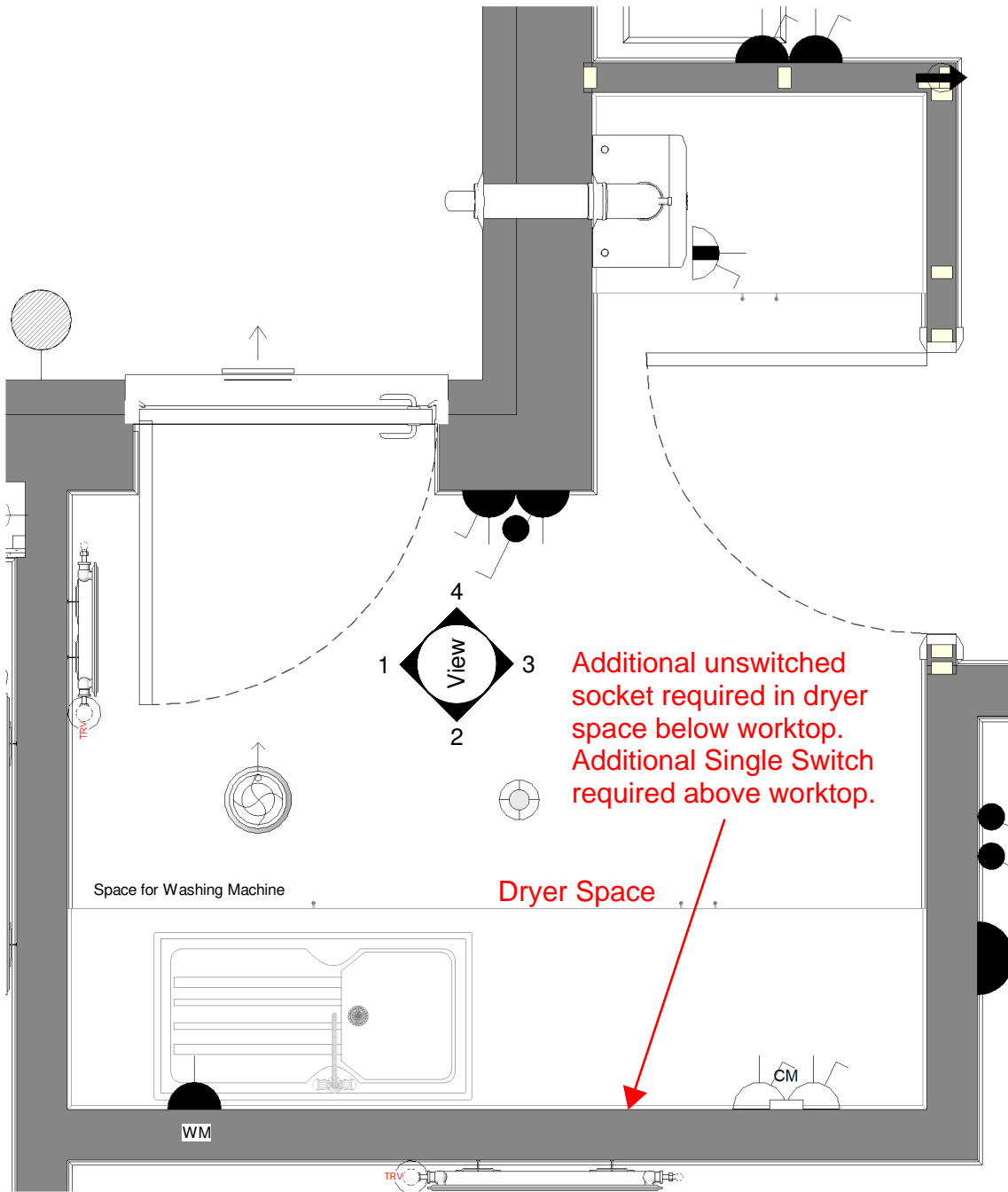
2 Utility - View B
1 : 40



3 Utility - View C
1 : 40



4 Utility - View D
1 : 40



5 Kitchen Layout - Standard
1 : 20

Single unswitched socket for Fridge/Freezer

20A microwave connection unit

600

350

13A double socket

640

1050

1100

13A unswitched fused spur for Single Oven

1450

13A unswitched socket for Dishwasher

450

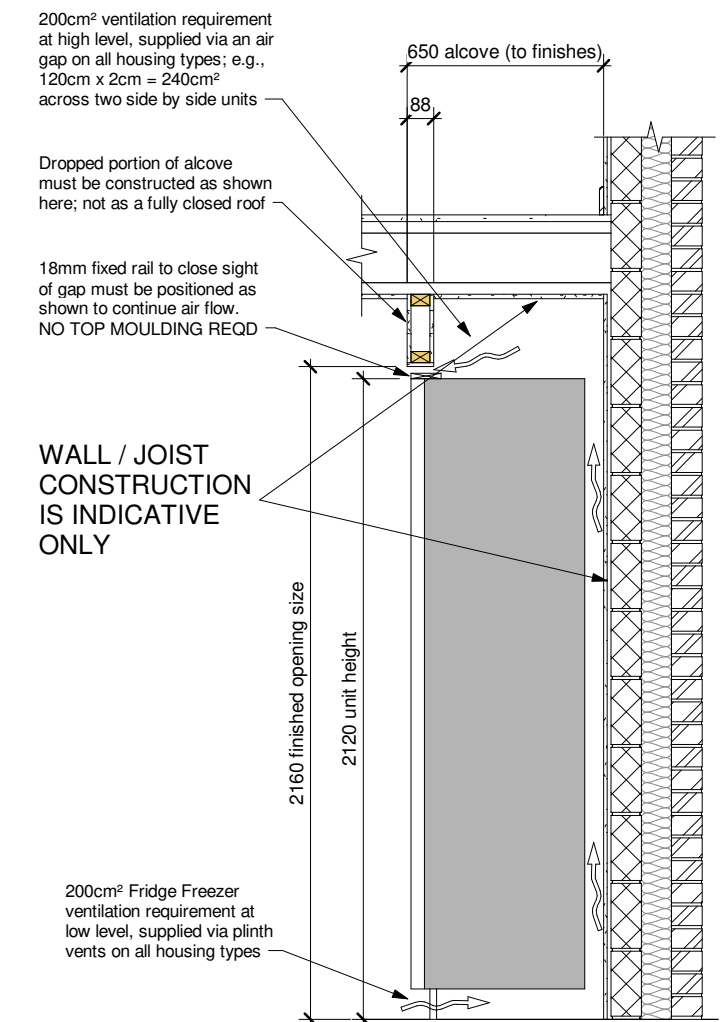
850

1050

Technical drawing of a kitchen unit layout showing dimensions and component locations. The drawing includes the following labels and dimensions:

- Dimensions:**
 - Overall width: 1550
 - Overall height: 2050
 - Top cabinet height: 1050
 - Bottom cabinet height: 1050
 - Bottom cabinet depth: 550
 - Bottom cabinet width (left section): 450
 - Bottom cabinet width (right section): 450
 - Top cabinet width (left section): 400
 - Top cabinet width (right section): 500
 - Bottom cabinet width (left section): 400
 - Bottom cabinet width (right section): 500
 - Door width: 120
- Components and Labels:**
 - 13A double socket (USB)
 - 20A 8 Gang Grid-Switch
 - Unswitched socket for Extractor Fan
 - 13A unswitched fused spur for Hob
 - Lightswitch

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



The diagram is a floor plan of a kitchen. It shows a sink unit on the left, a stove in the center, and a refrigerator on the right. A radiator is located between the stove and the refrigerator. A light fixture is mounted on the ceiling. A window is shown on the left wall. The dimensions are as follows: 1050 for the stove area, 480 for the boiler area, and 13A for the switched fused spur for the boiler. The diagram also shows a light fixture, a radiator, and a window.

[illegible]

Technical drawing of a door with dimensions and labels:

- Door height: 1050
- Door width: 450
- Light switch
- 13A double socket
- 228
- 228

CONSTRUCTION

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Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/70/0/S/04		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Plumbing Fixture Schedule - WC		
Manufacturer	Model	Description
W/C		
Bristan	Pisa (BWY PS SMBAS C)	Pisa small basin mixer tap with clicker waste
Roca	Aqua (506401614)	1 1/4" decorative bottle trap outlet connector for basin. C/W 250mm pipe.
Roca	Debba (A347996000)	Single floorstanding WC with dual outlet
Roca	In-Wall - PL1 Dual - Chrome (890095001)	Chrome dual flush operating plate for concealed cistern
Roca	In-Wall Basic Tank L - 3/6 L (890121200)	Low height concealed cistern with dual flush (6/3 L)
Roca	Reyna (475130000)	Wall-hung vitreous china basin (400mm)

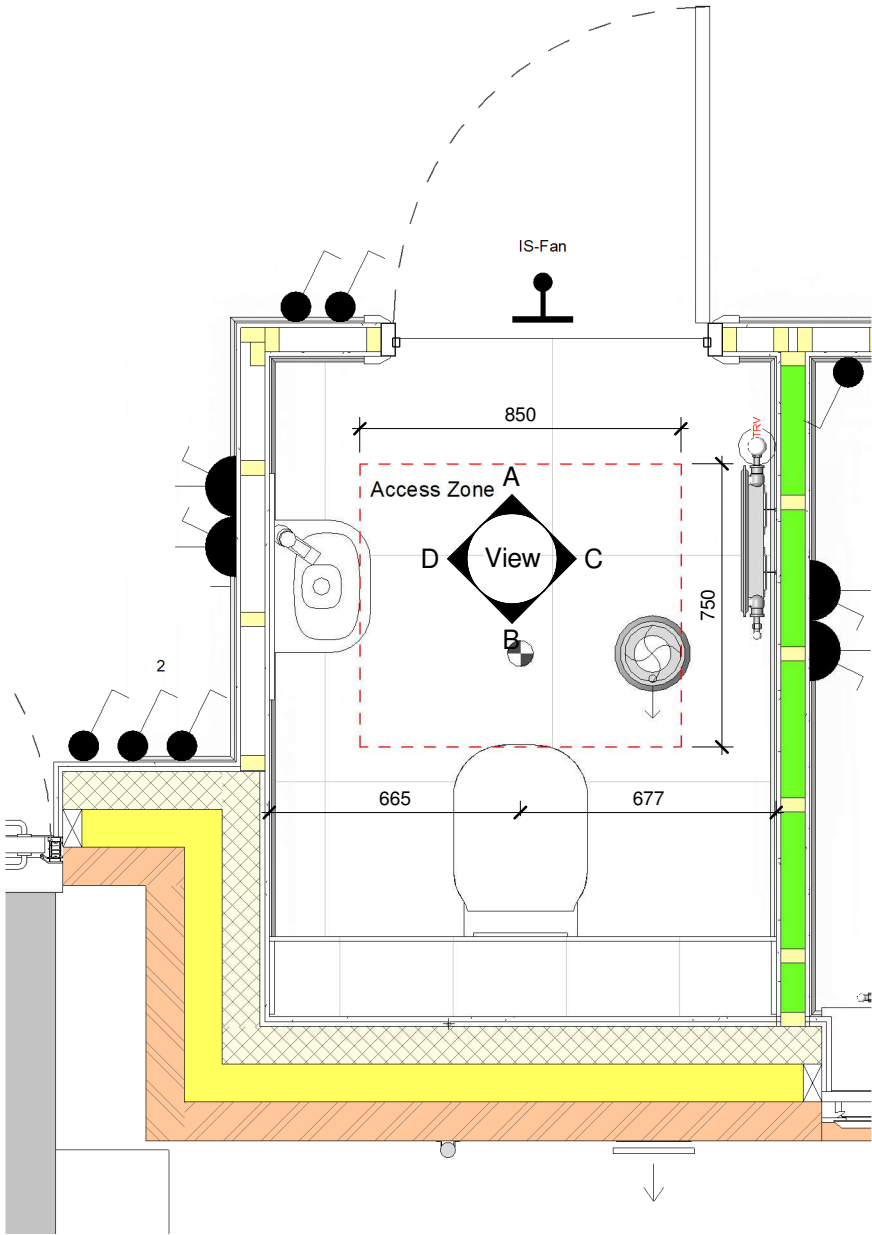
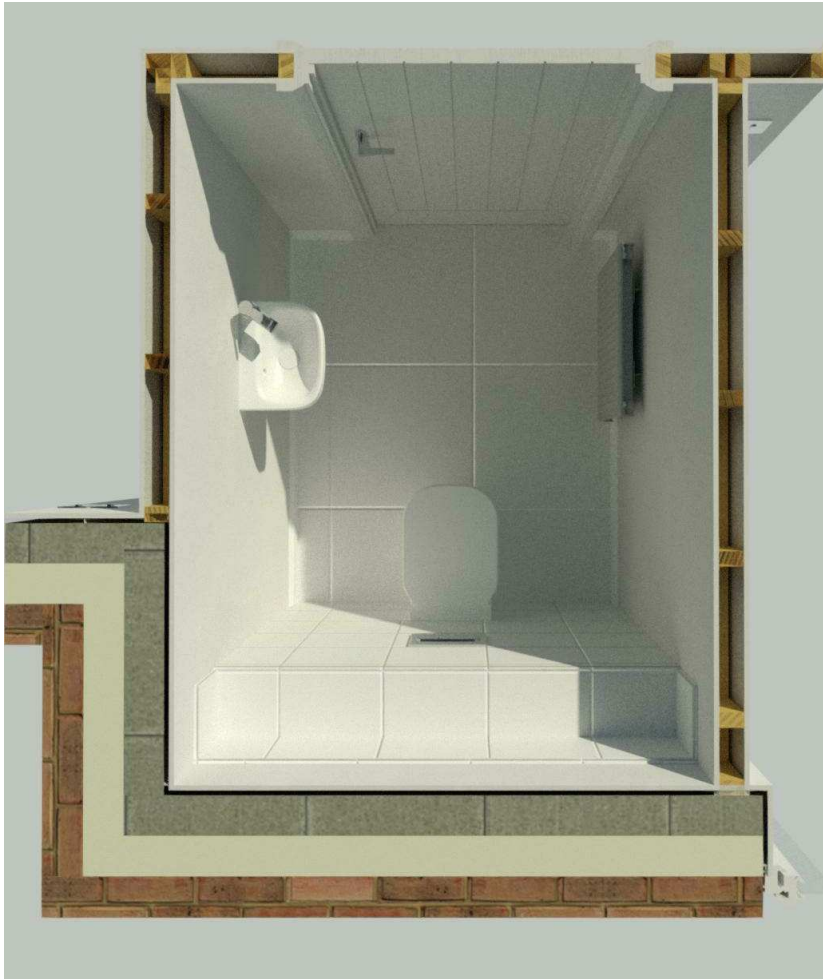
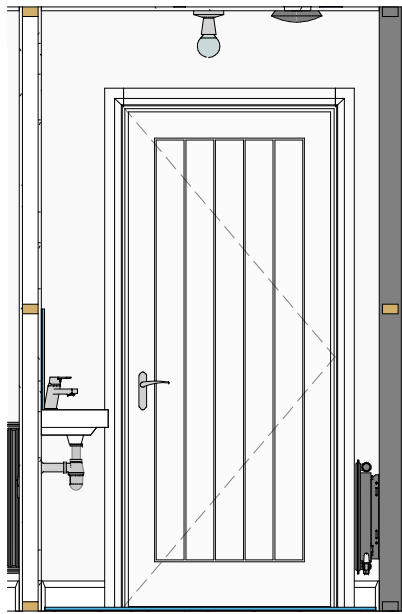


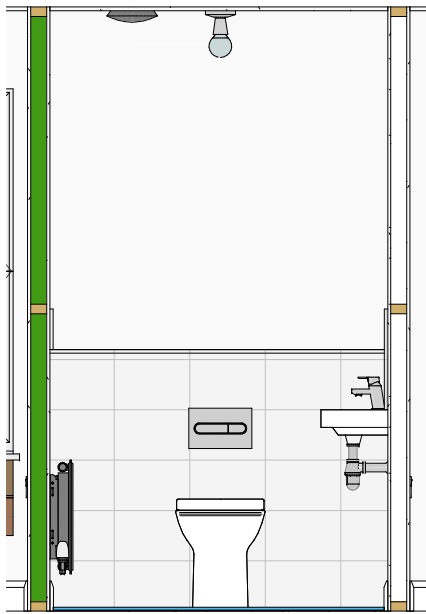
Image offers an artistic impression only; specifically, tile layout shown is indicative



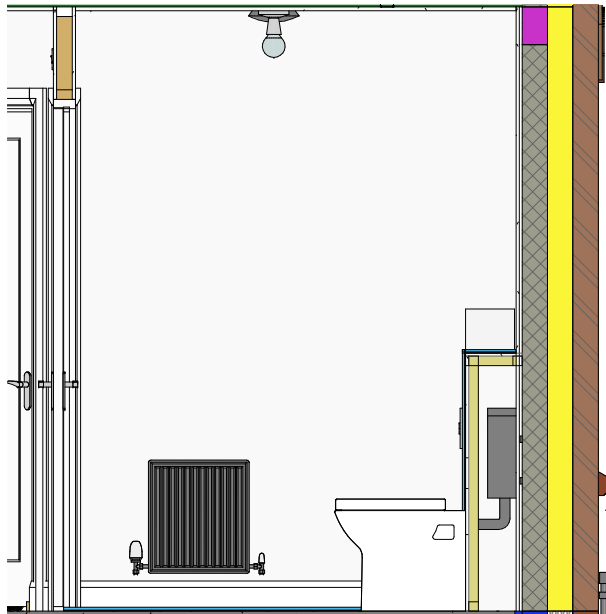
1 Ground Floor W/C Layout
1 : 20



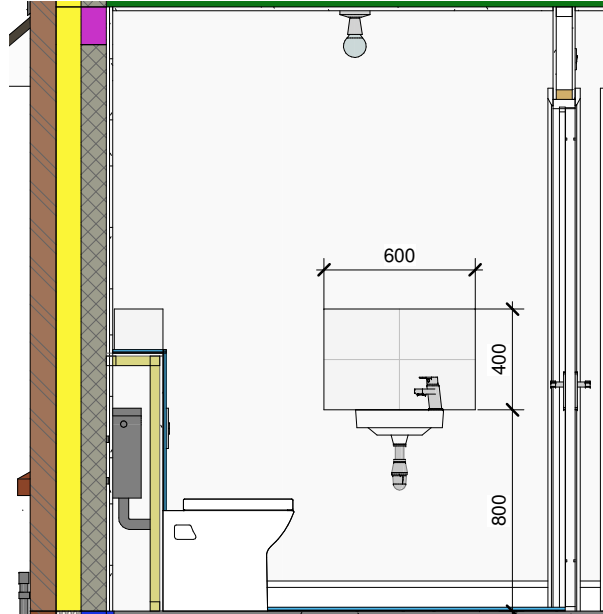
A WC - View A
1 : 30



B WC - View B
1 : 30



C WC - View C
1 : 30



D WC - View D
1 : 30

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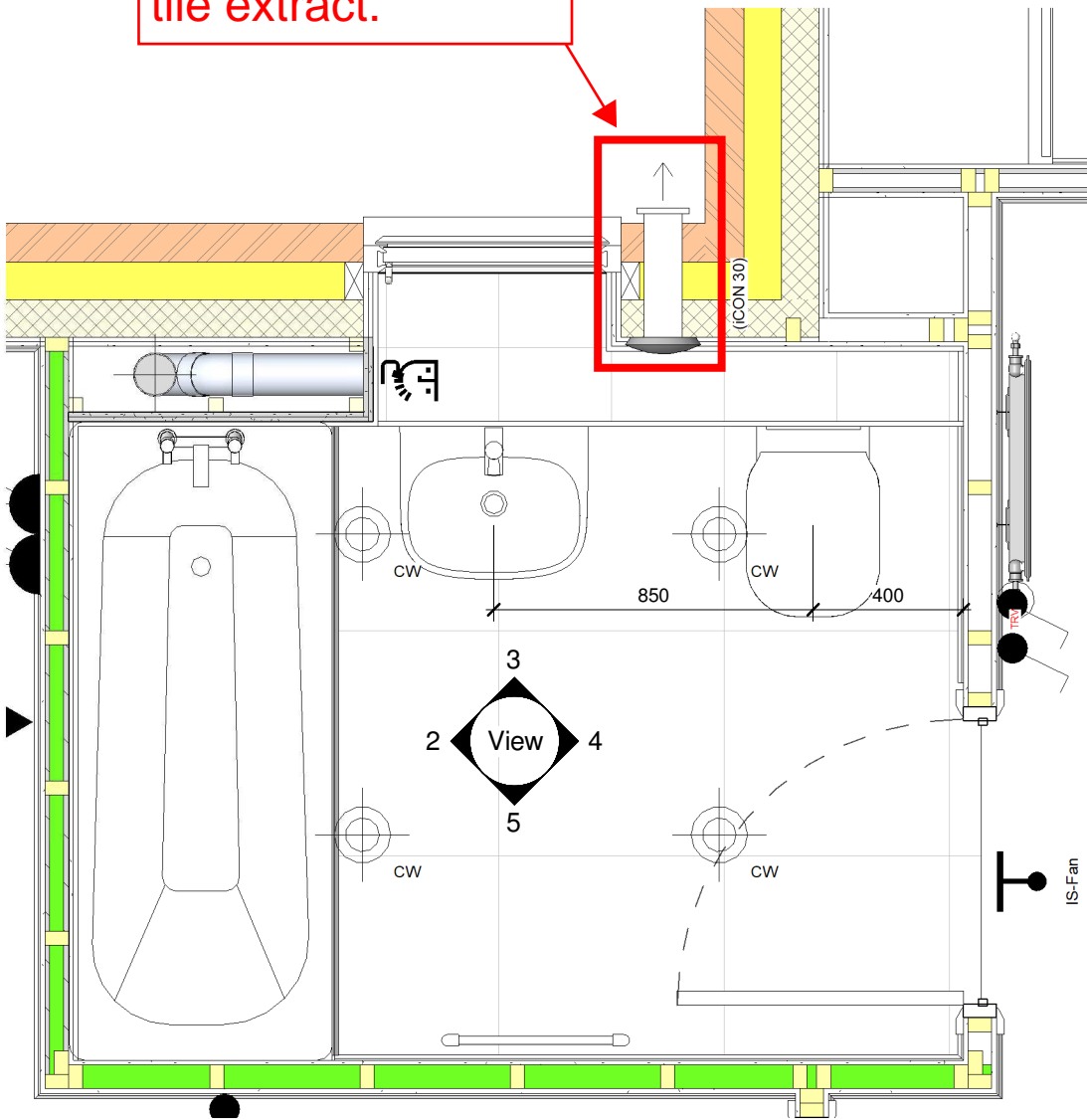
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2019 Issue

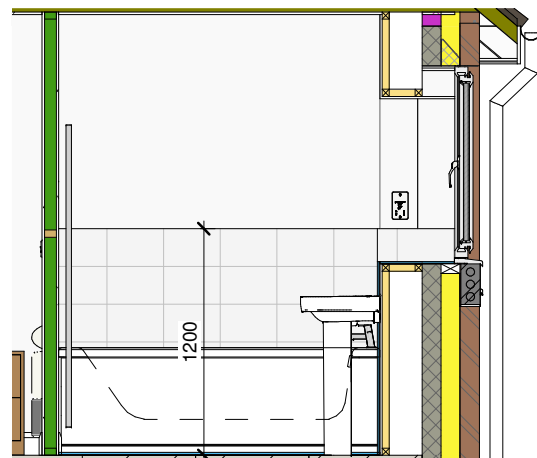
Working Drawings

Drawing Title		
The Jeweller		
1737 ft² 4b Det All Variants		
Ground Floor W/C Layout		
JE-4B-2S-0		
Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	As indicated
Job No	Drg Status	Revision
	Construction	A
Drawing No.	A/1737/75/0/01	

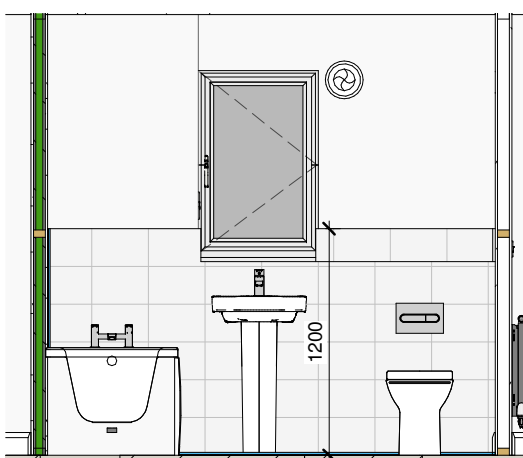
Wall fan and extract replaced by ceiling fan and roof tile extract.



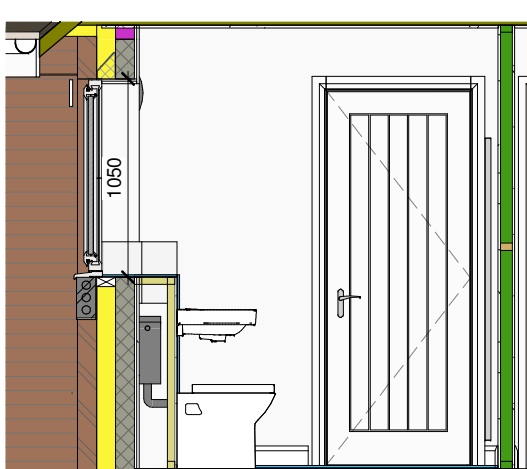
1 Bathroom Layout
1 : 20



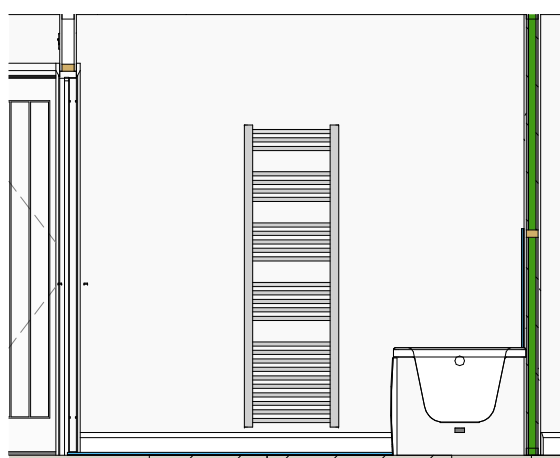
2 Bathroom - View A
1 : 40



3 Bathroom - View B
1 : 40



4 Bathroom - View C
1 : 40



5 Bathroom - View D
1 : 40

Plumbing Fixture Schedule - Bathroom		
Manufacturer	Model	Description
Bath		
Bristan	Pisa (BWY PS BAS C)	Pisa basin mixer tap with clicker waste
Bristan	Pisa (BWY PS BF C)	Pisa bath filler
Roca	Debba (32599600U)	Wall-hung vitreous china basin (500mm)
Roca	Debba (33599000U)	Vitreous china full pedestal for basin
Roca	Debba (A347996000)	Single floorstanding WC with dual outlet
Roca	In-Wall - PL1 Dual - Chrome (890095001)	Chrome dual flush operating plate for concealed cistern
Roca	In-Wall Basic Tank L - 3/6 L (890121200)	Low height concealed cistern with dual flush (6/3 L)
Roca	Malaga (A248288000) + Aqua (D50010001)	Rectangular acrylic bath. Order with Roca bath waste standard pop-up waste and overflow - chrome (D50010001)



Image offers an artistic impression only; specifically, tile layout shown is indicative

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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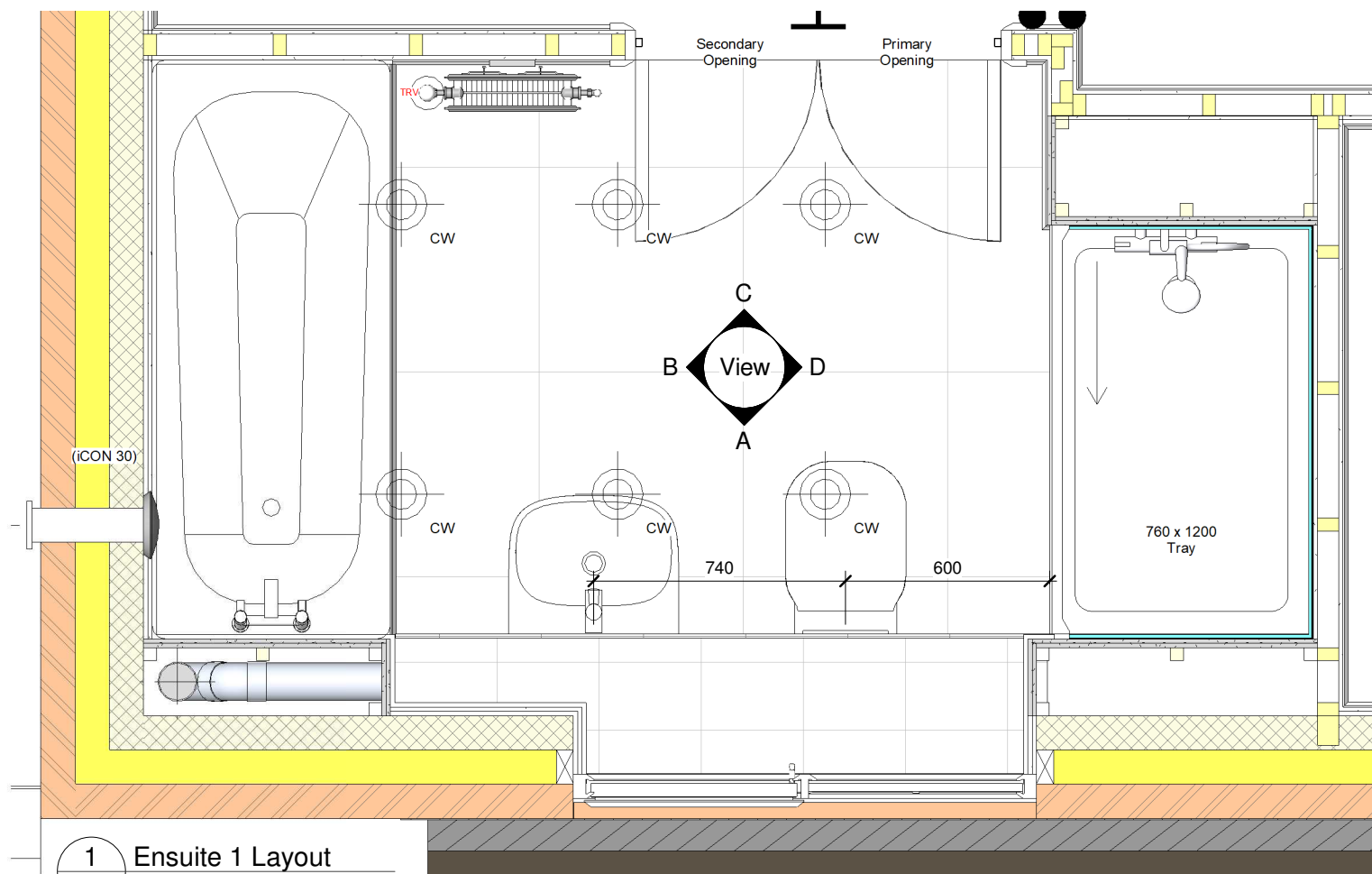
Project

The Artisan Collection
2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | All Variants
Bathroom Layout
JE-4B-2S-0

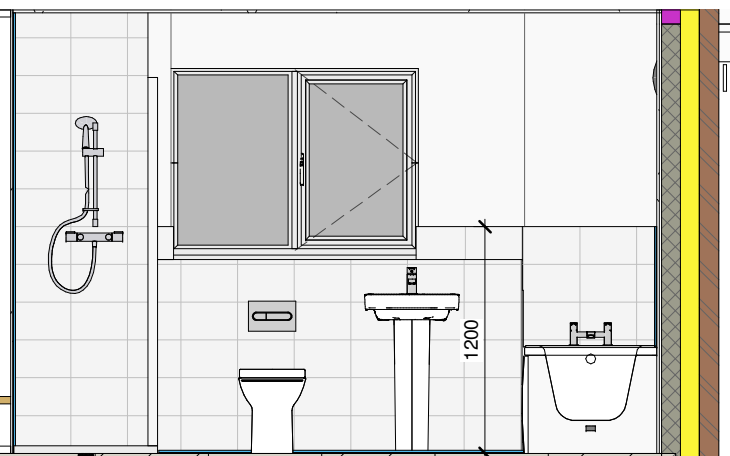
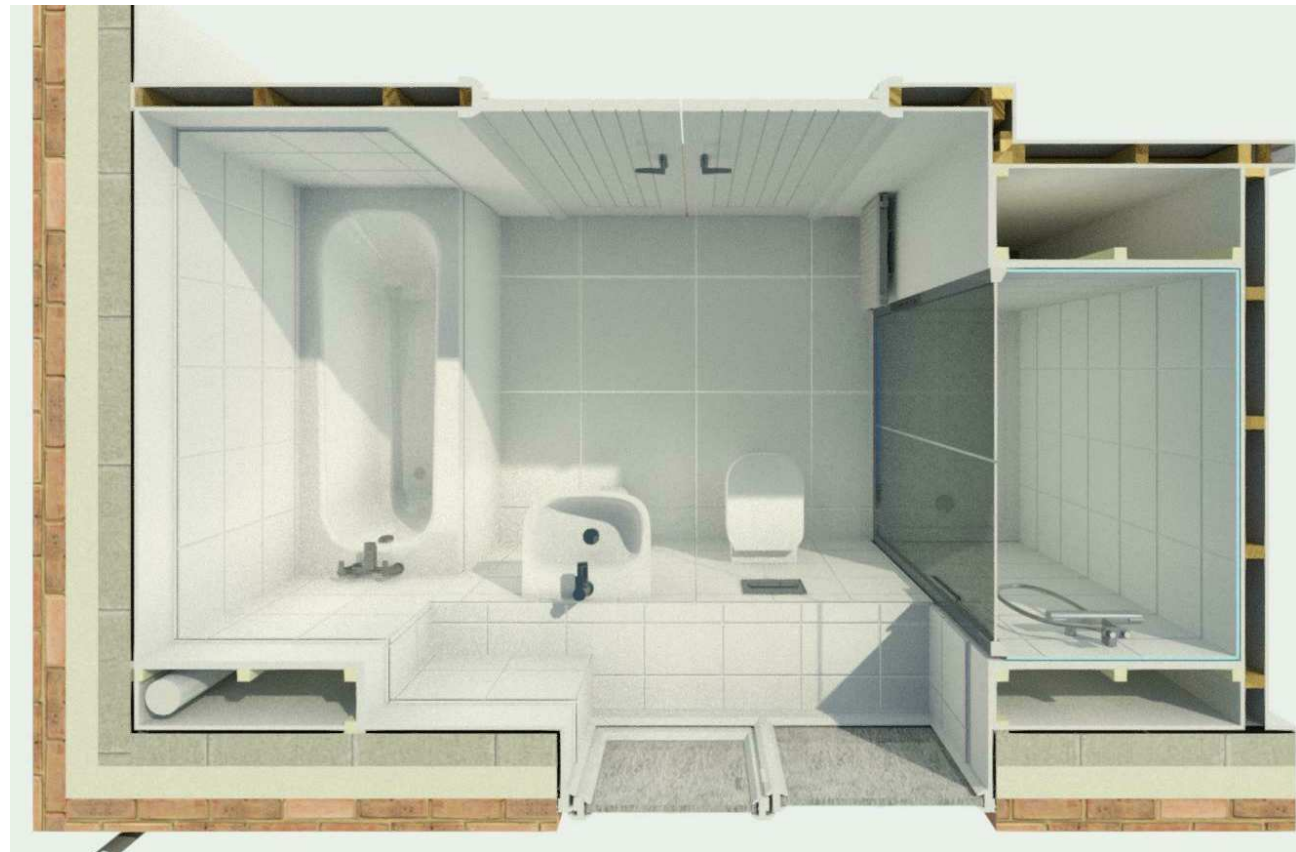
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A

Drawing No.
A/1737/75/0/02

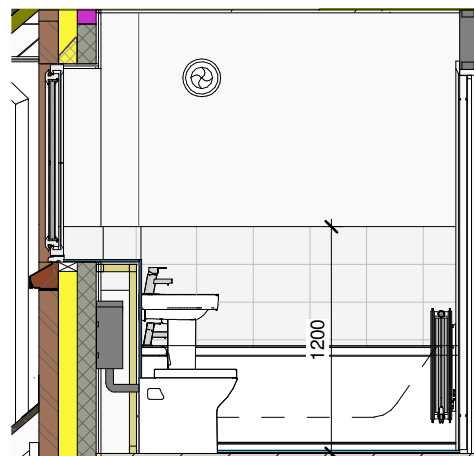


1 Ensuite 1 Layout
1 : 20

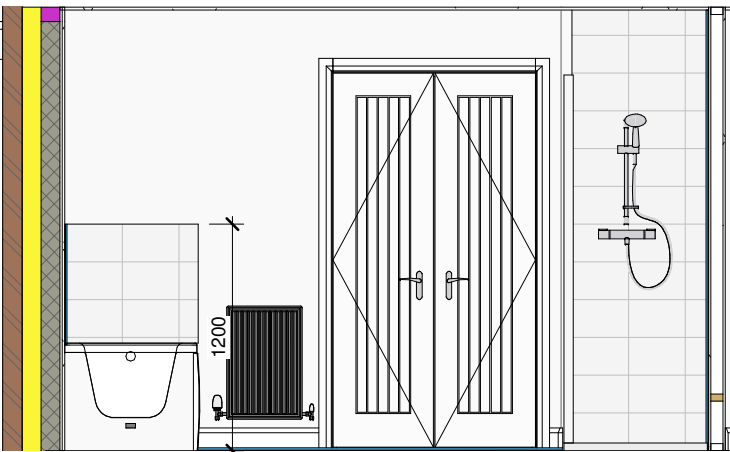
Image offers an artistic impression only; specifically, tile layout shown is indicative



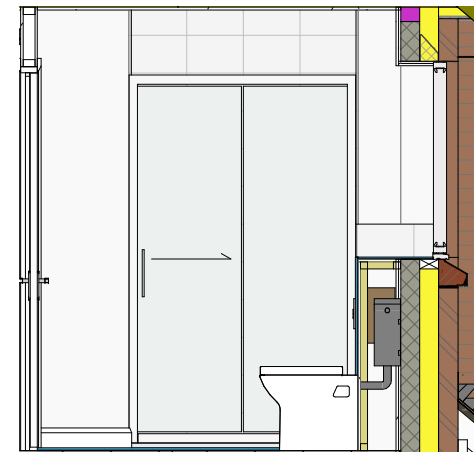
A Ensuite - View A
1 : 40



B Ensuite - View B
1 : 40



C Ensuite - View C
1 : 40



D Ensuite - View D
1 : 40

Plumbing Fixture Schedule - Ensuite

Manufacturer	Model	Description
Ensuite		
Bristan	Pisa (BWY PS BAS C)	Pisa basin mixer tap with clicker waste
Bristan	Pisa (BWY PS BF C)	Pisa bath filler
Kohler Mira	Relate (2.1874.005)	Thermostatic Mixer Shower
Mira	Elevate (2.1814.011)	1200mm wide shower screen with single sliding door
Mira	Flight Low (1.1697.006 WH)	1200 x 760mm low height flat top shower tray c/w Mira Flight low vortex waste
Roca	Debba (32599600U)	Wall-hung vitreous china basin (500mm)
Roca	Debba (33599000U)	Vitreous china full pedestal for basin
Roca	Debba (A347996000)	Single floorstanding WC with dual outlet
Roca	In-Wall - PL1 Dual - Chrome (890095001)	Chrome dual flush operating plate for concealed cistern
Roca	In-Wall Basic Tank L - 3/6 L (890121200)	Low height concealed cistern with dual flush (6/3 L)
Roca	Malaga (A248288000) + Aqua (D50010001)	Rectangular acrylic bath. Order with Roca bath waste standard pop-up waste and overflow - chrome (D50010001)

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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Project

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2019 Issue

Working Drawings



Drawing Title

The Jeweller

1737 ft² | 4b Det | All Variants

Ensuite 1 Layout

JE-4B-2S-0

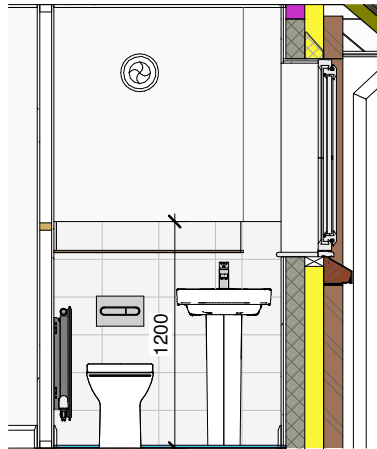
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A

Drawing No.

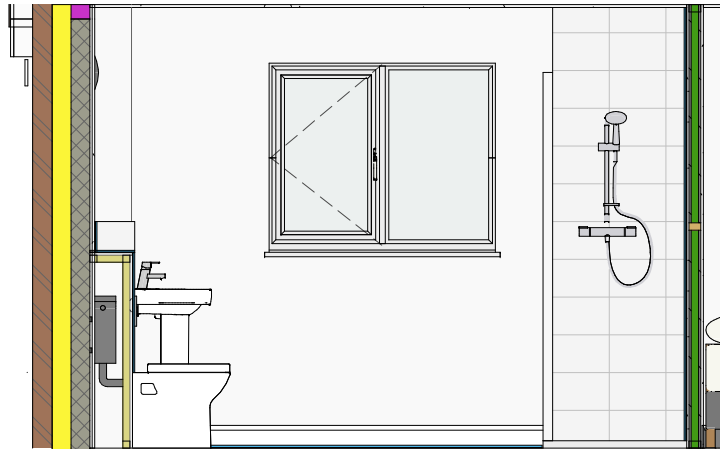
A/1737/75/0/03



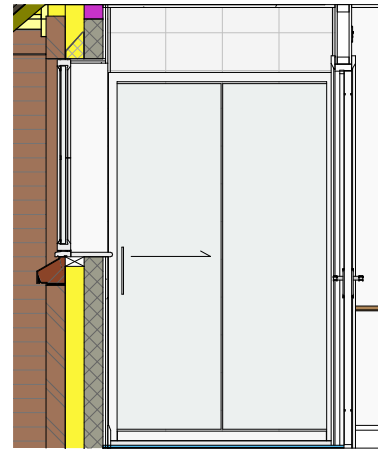
A Ensuite 2 - View A
1 : 40



B Ensuite 2 - View B
1 : 40

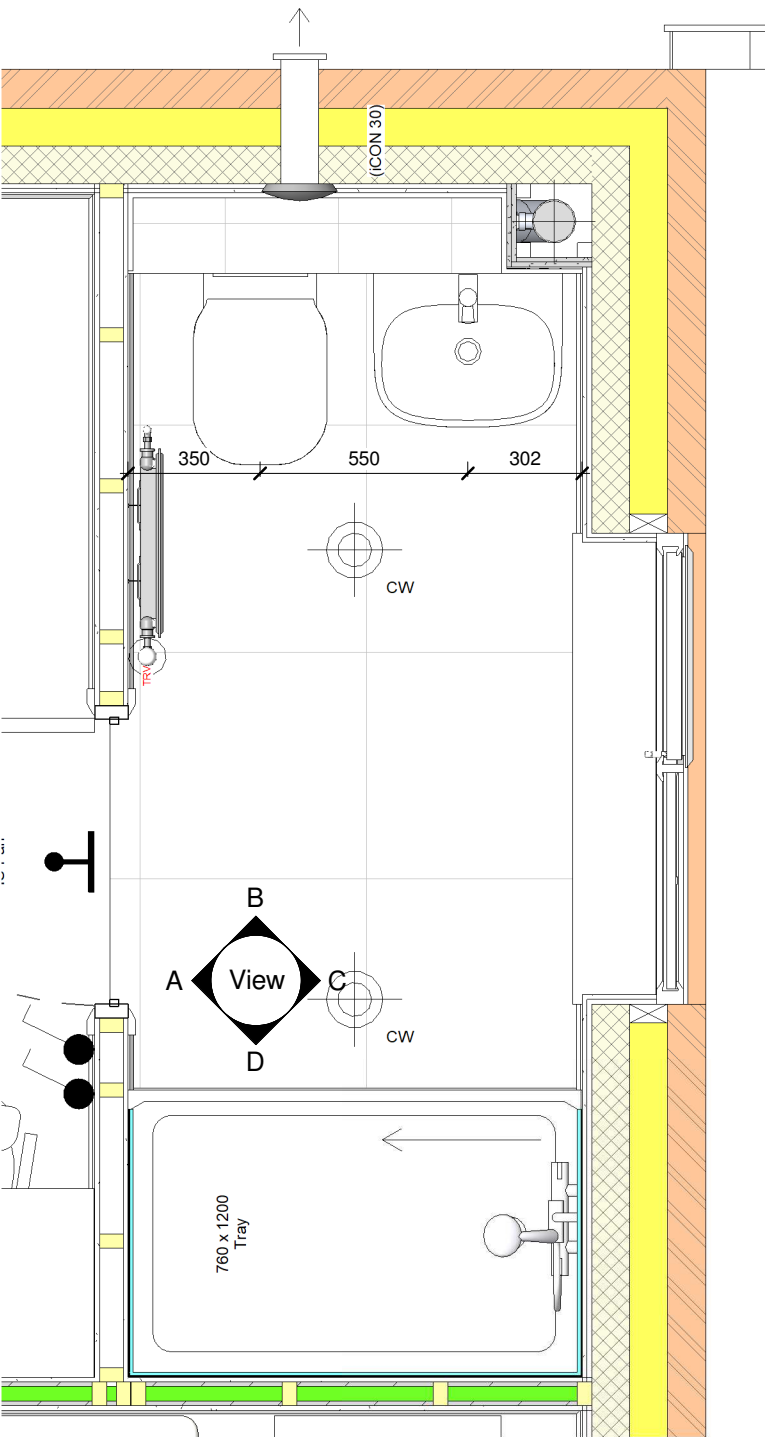


C Ensuite 2 - View C
1 : 40

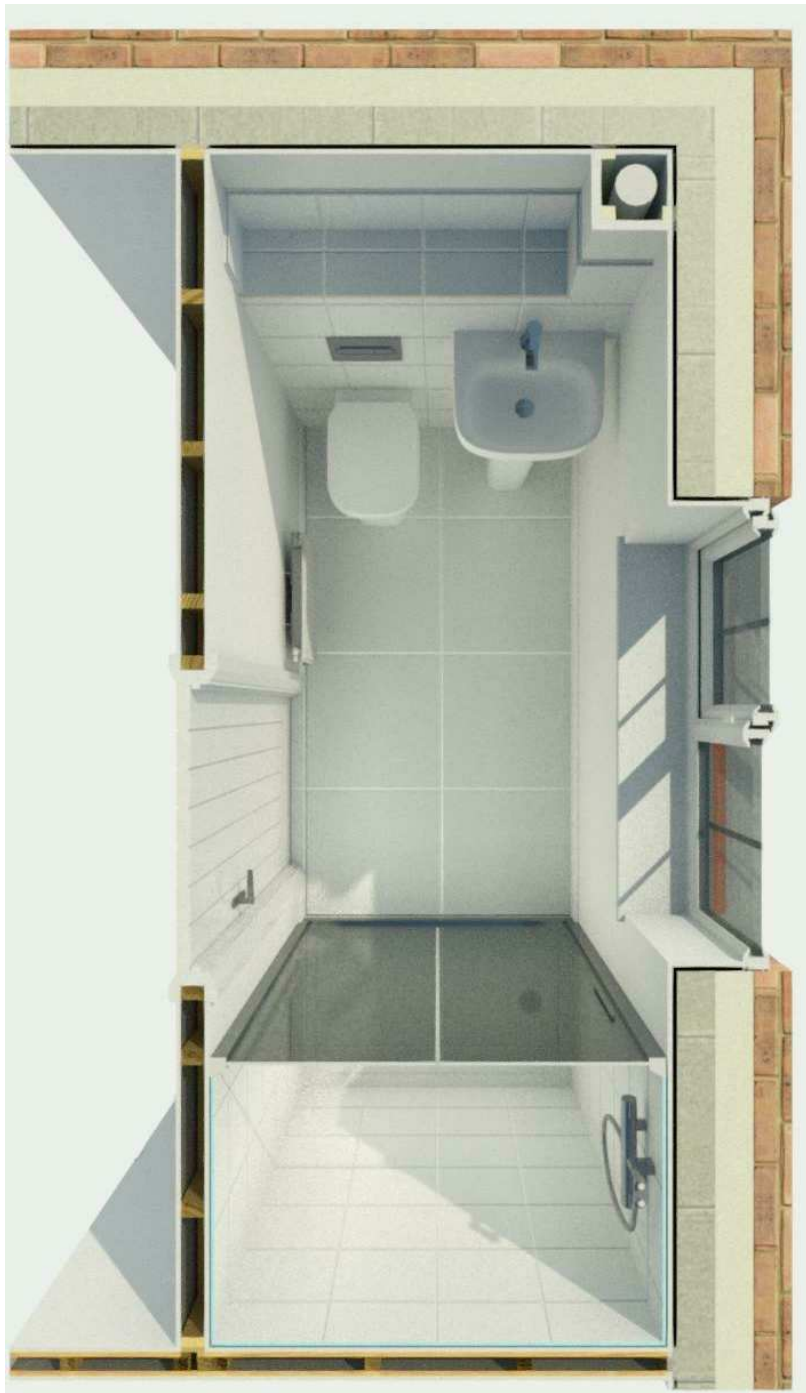


D Ensuite 2 - View D
1 : 40

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule



1 Ensuite 2 Layout
1 : 20



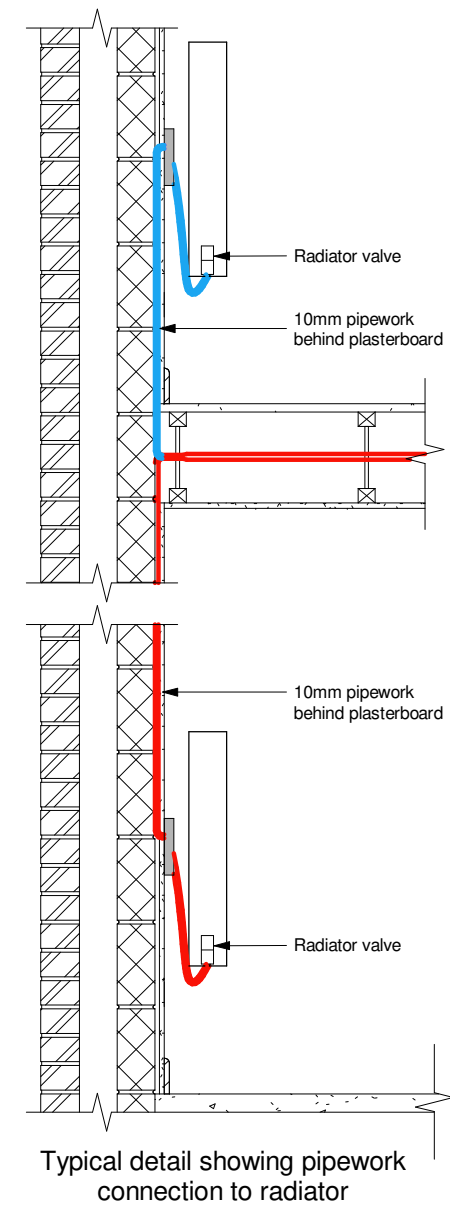
2 Ensuite 2
1 : 1

Plumbing Fixture Schedule - Ensuite 2		
Manufacturer	Model	Description
Ensuite 2		
Bristan	Pisa (BWY PS BAS C)	Pisa basin mixer tap with clicker waste
Kohler Mira	Relate (2.1874.005)	Thermostatic Mixer Shower
Mira	Elevate (2.1814.011)	1200mm wide shower screen with single sliding door
Mira	Flight Low (1.1697.006 WH)	1200 x 760mm low height flat top shower tray c/w Mira Flight low vortex waste
Roca	Debba (32599600U)	Wall-hung vitreous china basin (500mm)
Roca	Debba (33599000U)	Vitreous china full pedestal for basin
Roca	Debba (A347996000)	Single floorstanding WC with dual outlet
Roca	In-Wall - PL1 Dual - Chrome (890095001)	Chrome dual flush operating plate for concealed cistern
Roca	In-Wall Basic Tank L - 3/6 L (890121200)	Low height concealed cistern with dual flush (6/3 L)

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/75/0/04		



1 Ground Floor Heating GA
1 : 50



Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Notes

All plumbing fitting and outlets must be fitted in accordance with manufacturers instructions and have isolating flow rate and pressure reducing valves as required. The installation must be in accordance with all relevant regulations.

The first metre of pipework from the boiler to be copper; all pipework in airing cupboard to be copper, all exposed pipework to be copper.

System to be balanced to achieve 80°C flow, 60°C return, with 20°C temperature drop across the boiler and radiators.

Gas Pipes	
Zone 1 Flow Return Pipes	
Zone 2 Flow Return Pipes	

Balanced flue to outside wall. The flue terminal must not be positioned less than 300mm from a window, air vent, or other ventilation opening; and must be fitted in accordance with the installation instructions.

All drops to ground floor radiators to be 10mm F&R TB unless otherwise stated with 15mm to point of drop.

Pipework routes should be confirmed as being compatible with joist layouts



Face-fix radiator pipe guide and seal to be utilised behind each radiator as above

MECHANICAL

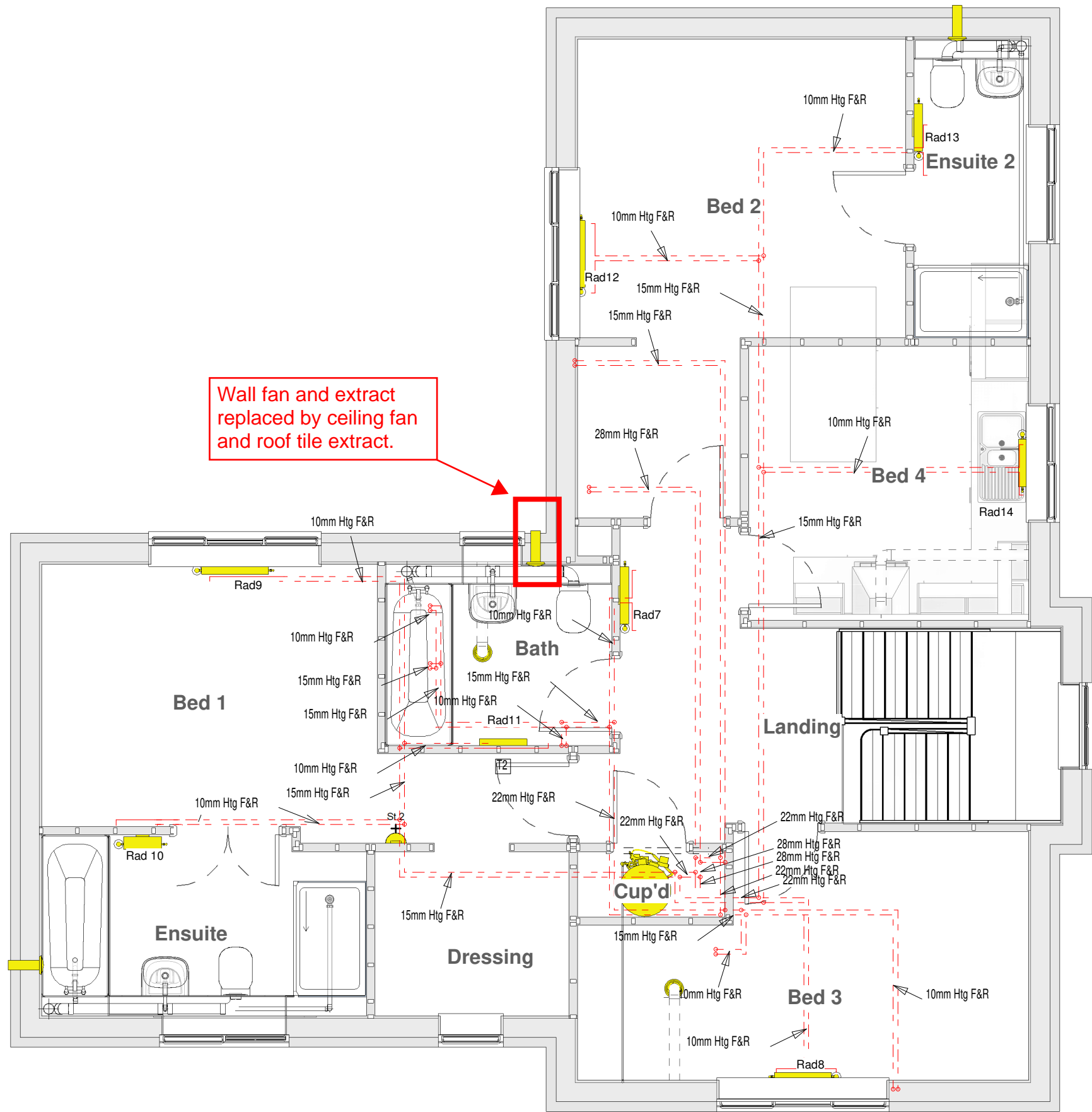
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Project

The Artisan Collection
2019 Issue
Working Drawings

Drawing Title		
The Jeweller		
1737 ft² 4b Det All Traditional Variants		
Ground Floor Heating GA		
JE-4B-2S-AT		
Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	As indicated
Job No	Drg Status	Revision
	Construction	A
Drawing No.		A/1737/80/AT/01



Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Notes

All plumbing fitting and outlets must be fitted in accordance with manufacturers instructions and have isolating flow rate and pressure reducing valves as required. The installation must be in accordance with all relevant regulations.

The first metre of pipework from the boiler to be copper; all pipework in airing cupboard to be copper, all exposed pipework to be copper.

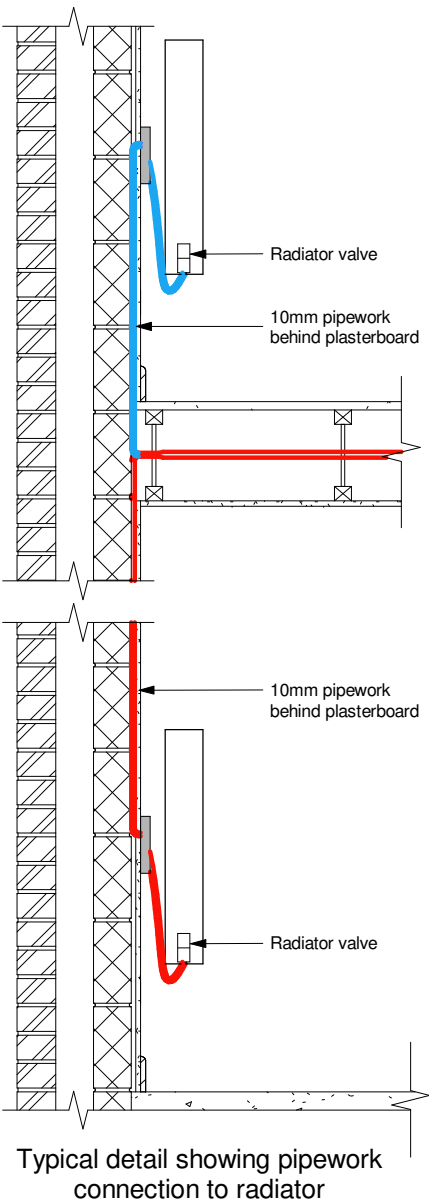
System to be balanced to achieve 80°C flow, 60°C return, with 20°C temperature drop across the boiler and radiators.

Gas Pipes	
Zone 1 Flow Return Pipes	
Zone 2 Flow Return Pipes	

Balanced flue to outside wall. The flue terminal must not be positioned less than 300mm from a window, air vent, or other ventilation opening; and must be fitted in accordance with the installation instructions.

All drops to ground floor radiators to be 10mm F&R TB unless otherwise stated with 15mm to point of drop.

Pipework routes should be confirmed as being compatible with joist layouts



Face-fix radiator pipe guide and seal to be utilised behind each radiator as above

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Project
The Artisan Collection
2019 Issue
Working Drawings

Drawing Title
The Jeweller
1737 ft² | 4b Det | All Traditional Variants
First Floor Heating GA
JE-4B-2S-AT

Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/80/AT/02		

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Notes

All plumbing pipework to be OSMA Hep20.

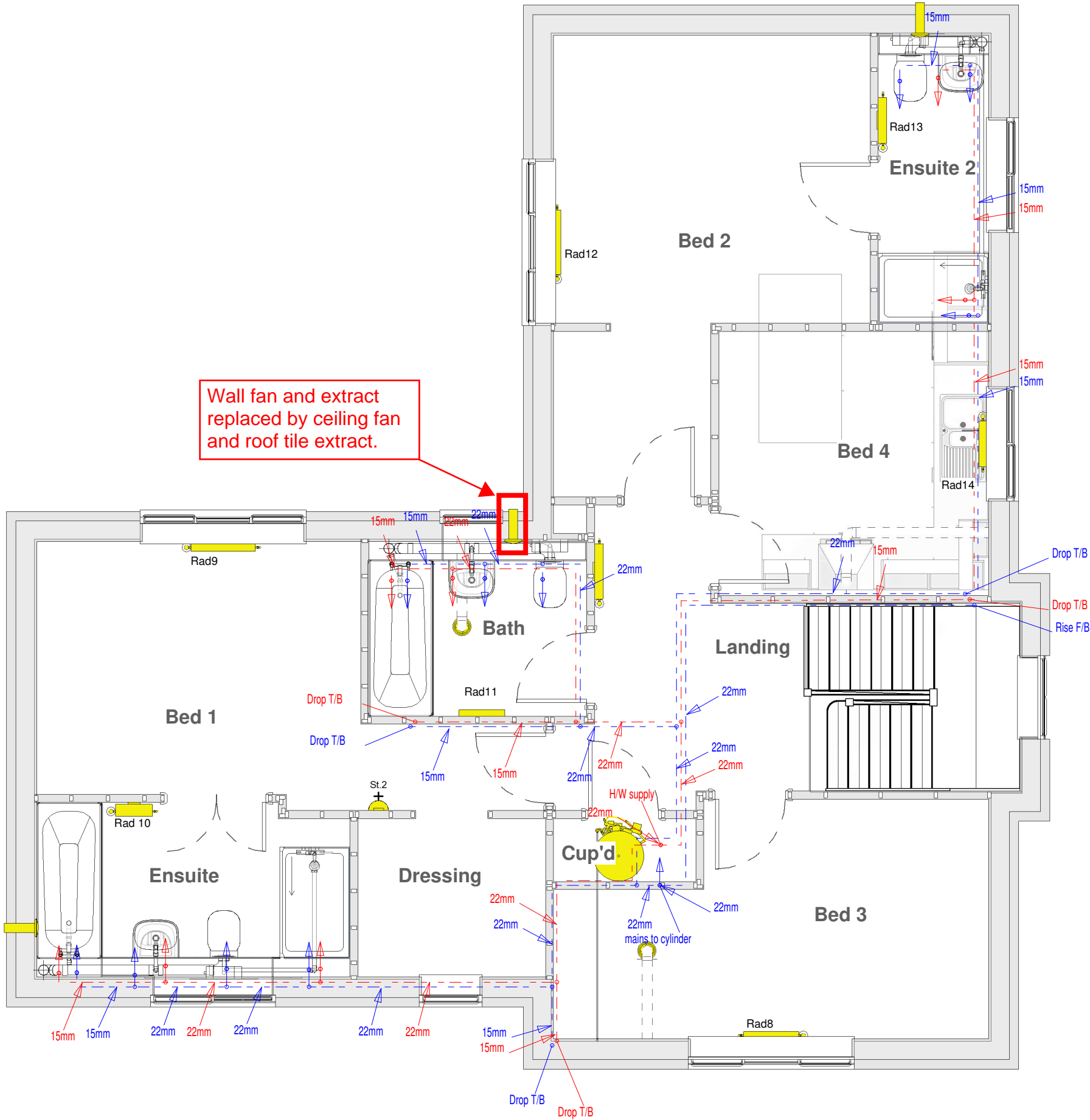
All pipework to fittings to be run in continuous lengths with formed bends at changes of direction with minimum of elbows and fittings.

Gas Pipes —

Domestic Hot —

Domestic Cold —

Note:- Diameter of last metre of pipework to fittings to suit the diameter of tails provided by the manufacturer



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Project
The Artisan Collection
2019 Issue
Working Drawings



Drawing Title The Jeweller 1737 ft² 4b Det All Traditional Variants First Floor DHCW Layout JE-4B-2S-AT		
Drawn By DL	First Issue Date 30 Aug 2019	Scale(s) As indicated
Job No	Drg Status Construction	Revision A
Drawing No. A/1737/80/AT/06		

Radiators (Traditional Variants) - Stelrad Elite						
Emitter No.	Room	Type	Stelrad UIN	Watts*	Btu/hr*	Heating Zone
Rad1	Hall	K1 - 600mm High x 700mm	8531	700	2389	Zone 1
Rad2	Living	K2 - 600mm High x 900mm	8569	1600	5461	Zone 1
Rad3	Kitchen/Family/Dining	K2 - 450mm High x 1600mm	8507	2254	7693	Zone 1
Rad4	Utility	K1 - 600mm High x 400mm	8528	400	1365	Zone 1
Rad5	Study	K1 - 300mm High x 1500mm	8432	776	2648	Zone 1
Rad6	W/C	K1 - 450mm High x 400mm	8461	307	1048	Zone 1
Rad7	Landing	K1 - 600mm High x 600mm	8530	600	2048	Zone 1
Rad8	Bed 3	K1 - 450mm High x 600mm	8463	461	1573	Zone 2
Rad9	Bed 1	K1 - 450mm High x 700mm	8464	538	1836	Zone 2
Rad12	Bed 2	K1 - 450mm High x 700mm	8464	538	1836	Zone 2
Rad13	Ensuite 2	K1 - 600mm High x 500mm	8529	500	1707	Zone 2
Rad14	Bed 4	K1 - 450mm High x 500mm	8462	384	1311	Zone 2
Rad 10	Ensuite	K2 - 600mm High x 400mm	8564	711	2427	Zone 2

Radiators (Traditional Variants) - Stelrad Compact Horizontal						
Emitter No.	Room	Type	Stelrad UIN	Watts*	Btu/hr*	Heating Zone
Rad1	Hall	K1 - 600mm High x 700mm	143749	686	2341	Zone 1
Rad2	Living	K2 - 600mm High x 900mm	143787	1559	5321	Zone 1
Rad3	Kitchen/Family/Dining	K2 - 450mm High x 1600mm	143726	2194	7488	Zone 1
Rad4	Utility	K1 - 600mm High x 400mm	143746	392	1338	Zone 1
Rad5	Study	K1 - 300mm High x 1500mm	143652	764	2608	Zone 1
Rad6	W/C	K1 - 450mm High x 400mm	143680	302	1031	Zone 1
Rad7	Landing	K1 - 600mm High x 600mm	143748	588	2007	Zone 1
Rad8	Bed 3	K1 - 450mm High x 600mm	143682	454	1550	Zone 2
Rad9	Bed 1	K1 - 450mm High x 700mm	143683	529	1805	Zone 2
Rad12	Bed 2	K1 - 450mm High x 700mm	143683	529	1805	Zone 2
Rad13	Ensuite 2	K1 - 600mm High x 500mm	143747	490	1672	Zone 2
Rad14	Bed 4	K1 - 450mm High x 500mm	143681	378	1290	Zone 2
Rad 10	Ensuite	K2 - 600mm High x 400mm	143782	693	2365	Zone 2

Radiators (Traditional Variants) - Towel Rails					
Emitter No.	Room	Type	Watts*	Btu/hr*	Heating Zone
Rad11	Bath	Pisa Chrome Towel Rail (1600mm x 500mm)	613	2092	Zone 2



ANCILLARY EQUIPMENT - LOGIC HEAT ONLY, ZONED

Boiler Type	Ideal Logic Heat Only HE 12 (SAP Ref: 018040)
Rated Heat Output	12kW
Plastic Pipework	Pipework and fittings by Hepworth HEP 20
Cylinder	ThermaQ / Kingspan pre plumbed twin zone 150ltr cylinder
Heating Pump	Included in cylinder
Pressurisation Unit	Included in cylinder
Programmable Stat	1 x 3 channel programmer and 2 x Room Thermostats ref: TQX0073 included with ThemaQ Evocyl Cylinder
Time Clock	Included in cylinder
Motorised Valves	Included in cylinder
T.R.V.s	Pegler Mistral II TRVs to all radiators except rooms with room thermostats
Radiator Valves	Lock Sheild rad valves - Pegler Mercia
Weather Compensator	Ideal ref: 208917
Cleaner and Inhibitor	Adey MC1 + inhibitor 500ml. Adey MC3 + cleaner 500ml. In accordance with the manufacturers instructions, and BS 7593:1992.
Scale Inhibitor	Adey Electroscale 22; product number SR1-03-02794 (if required)
Additional Kits	Honeywell DU145 automatic by-pass valve (if required) Honeywell frost pipe stat (if required) Adey Magnaclean filter (if approved)

1. This system has been designed in accordance with CIBSE, BS Standards, The Building Regulations, NHBC Technical Standards and the clients own specification, where applicable, at the time of design to the temperatures specified and operating under continuous operation. However, to maintain these temperatures during extreme conditions it may be necessary to provide a supplementary heat source.

2. It is the responsibility of the installer to fully complete the Ideal Group Benchmark Installation, Commissioning and Servicing Record Log Book provided with the boiler.

3. The installation MUST comply with the current edition of the Building Regulations, all Codes of Practice, British Standards & the boiler installations instructions provided with the boiler.

4. The Design is based upon drawings and information received and therefore it's accuracy and performance is dependant on that information being correct.

5. Where boilers are to be located in cupboards / kitchen units these may have to be ventilated. See the specific boiler installation instructions and the British Standard 5440 : Part 2 :2000.

6. The flues shown on the drawing are to be used as a guide only with the terminal positions to comply with British Standard and Building Regulations. Where twin pipe flue and / or extended runs of flue are to be used the types & exact runs are to be determined by the installer on site with special attention being taken to ensure the correct gradient of the flue is maintained.

7. All radiators / towel rails to be securely fitted with the brackets provided & with a minimum clearance beneath the emitter of at least 100mm and 50mm above. All Radiators with an output exceeding 1500w MUST have a 15mm supply, this will generally be indicated on the drawing.

8. Where applicable, a pre-insulated indirect cylinder manufactured to the relevant British Standards, and a capacity of at least that indicated on the drawing shall be positioned all as shown on the drawing.

9. All pipework to be laid to fall to allow ease of draining and venting with air vents at all high points and drain cocks at all low points.

10. The design for the DHW is based upon sufficient mains cold water flow and pressure to enable correct operation of the system. If this is insufficient then a suitable accumulator and pressure booster pump may need to be fitted. A water softener may also need to be fitted and this needs to be checked on commissioning and installation of the system.

11. When the system requires a pressurisation unit the size and type shall be as indicated on the drawing. All the equipment shall be installed in accordance with the manufacturers specific installation instructions to ensure the correct operation of the equipment.
12. All pipework to be insulated in accordance with the Building Regulations & British Standards, with specific attention being given to pipework in unheated areas such as roof spaces and garages.

13. Boilers that are to be used in the high efficiency mode must have the condensate pipework and safety discharge pipe installed in accordance with the installation instructions provided with the boiler.

14. All the ancillary equipment specified must be installed to the manufacturers own installation instructions.

15. All Plumbing fittings & outlets to be fitted in accordance with the manufacturers instruction and be fitted with isolating / regulating valves.

16. All notching & drilling of floor joists to be carried out in accordance with BS 12828:2003, Figure NA.1 - Limitations on notching and drilling in structural joists.

17. The Ideal Design Service (BH) recommend all joints that are to be soldered should be made using a flux that is sparingly applied. All residue must be flushed out of the system before commissioning using a chemical cleanser. All as required by British Gas Specification for Wet Central Heating Systems.

18. The heating system must be treated with a corrosion inhibitor used in accordance with manufacturers instructions.

19. The boiler shall be commissioned all in accordance with the installation instructions provided with the boiler. The system shall be balanced by regulating the flow rate to ensure a 20°C difference across the boiler. On each radiator the lockshield valve is to be adjusted to give a 20°C drop across the emitter.

20. As some of these items may be heavy, reference should be made to the installers own CDM requirements for lifting and installing of this equipment. Care should also be taken when handling the boiler insulation panels which may cause irritation to the skin. No asbestos, mercury or CFCs are included in any part of the boiler or its manufacture.

21. This drawing has been prepared by Ideal Group and remains their sole copyright and it must not be altered or amended in any form without the written consent of the Ideal Group. It is also supplied on the understanding that it will be treated as confidential and will only be used by our client or their nominees for the purpose of installing the equipment specified.

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

MECHANICAL

Bellway

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Project

The Artisan Collection

2019 Issue

Working Drawings

Drawing Title

The Jeweller

1737 ft² | 4b Det | All Traditional Variants Heating Schedules and Installation Notes

JE-4B-2S-AT

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	
Job No	Drg Status	Revision
	Construction	A
Drawing No.		
A/1737/80/AT/09		

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* N.B. - All wattage and Btu/hr figures are presented with a Δt 50°C.

Lintel Schedule								
Location	Ref	Structural Opening	Lintel Ref	Length	Bearing LHS	Bearing RHS	Padstone	Comments
Living	L1	1523 mm	2no 203x102x23 UBs fastened together using M20 bolts through 50mm dia tubes @ 600mm centres	1730 mm	103.5 mm	103.5 mm	Yes	
Hall	L2	965 mm	CG90 / 100	1350 mm	192.5 mm	192.5 mm	No	
Study	L3	1810 mm	CH90 / 100	2250 mm	220 mm	220 mm	No	
Kitchen/Family/Dining	L4	1247.5 mm	CG90 / 100	1650 mm	201.5 mm	201.5 mm	No	
Kitchen/Family/Dining	L5	1247.5 mm	CG90 / 100	1650 mm	201.5 mm	201.5 mm	No	
Kitchen/Family/Dining	L6	2935 mm	200 x 100 x 6.3 RHS c/w 350 x 10mm welded plate to u/s, and 8mm thick stiffener plates @ 900mm centres. Lintel fully galvanised	3300 mm	182.5 mm	182.5 mm	Yes	
Kitchen/Family/Dining	L7	1810 mm	CG90 / 100	2250 mm	220 mm	220 mm	No	
Utility	L8	965 mm	CG90 / 100	1350 mm	192.5 mm	192.5 mm	No	
Living	L9	2935 mm	200 x 100 x 6.3 RHS c/w 350 x 10mm welded plate to u/s, and 8mm thick stiffener plates @ 900mm centres. Lintel fully galvanised	3300 mm	182.5 mm	182.5 mm	Yes	
Hall	L10	1325 mm	BSD 100	1650 mm	162.5 mm	162.5 mm	No	
Hall	L11	940 mm	BSD 100	1200 mm	130 mm	130 mm	No	
Ensuite	L12	1360 mm	CG90 / 100	1650 mm	145 mm	145 mm	No	
Dressing	L13	685 mm	CG90 / 100	1050 mm	182.5 mm	182.5 mm	No	
Bed 3	L14	1810 mm	CG90 / 100	2250 mm	220 mm	220 mm	No	
Landing	L15	910 mm	CG90 / 100	1200 mm	145 mm	145 mm	No	
Bed 4	L16	1247.5 mm	CG90 / 100	1650 mm	201.5 mm	201.5 mm	No	
Ensuite 2	L17	1247.5 mm	CG90 / 100	1650 mm	201.5 mm	201.5 mm	No	
Bed 2	L18	1810 mm	CH90 / 100	2250 mm	220 mm	220 mm	No	
Bath	L19	685 mm	CG90 / 100	1050 mm	182.5 mm	182.5 mm	No	
Bed 1	L20	1810 mm	CH90 / 100	2250 mm	220 mm	220 mm	No	

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Door Schedule - Country Brick											
Door From...	...To	Ref	Structural Height	Structural Width	Door Panel Height	Door Panel Width	Frame	Door Style	Security	Fire	Comments
Hall		D1	2100	965	1960	848	uPVC	Insulated Composite Front Entrance Door - (BBP - Hornbeam 1). U-value = 0.8 W/m²/°K.	ADQ		
Hall	Living	D2	2033	1325	1981	610	Timber (150 x 25)	Internal Vertical Panel Double Doorset			
Hall	Kitchen/Family/Dining	D3	2033	940	1981	838	Timber (150 x 25)	Internal Vertical Panel Door			
Kitchen/Family/Dining	Utility	D4	2033	904	1981	838	Timber (90 x 25)	Internal Vertical Panel Door			
Utility		D5	2100	965	1960	848	uPVC	Insulated Composite Rear / Side Entrance Door - (BBP - Larch). U-value = 1.3W/m²/°K.	ADQ		
Cup'd	Hall	D6	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			
Hall	Study	D7	2033	904	1981	838	Timber (90 x 25)	Internal Vertical Panel Door			
W/C	Hall	D8	2033	904	1981	838	Timber (90 x 25)	Internal Vertical Panel Door			
Landing	Bed 2	D10	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			
Landing	Bed 4	D11	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			
Landing	Bath	D12	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			
Landing	Bed 1	D13	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			
Cup'd	Landing	D14	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			
Landing	Bed 3	D15	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			
Bed 1	Ensuite	D16	2033	1135	1981	533	Timber (90 x 25)	Internal Vertical Panel Double Doorset			
Ensuite 2	Bed 2	D17	2033	828	1981	762	Timber (90 x 25)	Internal Vertical Panel Door			

CONSTRUCTION

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Project

The Artisan Collection

2019 Issue

Working Drawings



Drawing Title

The Jeweller

1737 ft² | 4b Det | Country Weatherboarding

Lintel & Door Schedules

JE-4B-2S-CW

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	
Job No	Drg Status	Revision
	Construction	A
Drawing No.		
A/1737/90/CW/01		

161.38m² floor area requires 110,000mm² minimum total background ventilation area (System 1 Ventilation)

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Window Schedule - Country Weatherboarding													
Location	Ref	Width	Height	Sill	Hinge Side	Glazing	Toughened Glass?	Escape Hinges?	Security?	M4(2) Required?	Controlled Trickle Ventilation	Comments	Image (not to scale)
	W1	2127.5 mm	1500 mm	85		Clear	*Toughened Glass reqd below 800mm*		ADQ		10000 mm²		
Study	W2	1810 mm	1500 mm	85	Outer Sashes	Clear	*Toughened Glass reqd below 800mm*		ADQ		7500 mm²		
Kitchen/Family/Dining	W3	1247.5 mm	1050 mm	85	Left	Clear		Yes			5000 mm²		
Kitchen/Family/Dining	W4	1247.5 mm	1050 mm	85	Right	Clear			ADQ		5000 mm²		
Kitchen/Family/Dining	W5	2935 mm	2100 mm	150		Clear	*Toughened Glass reqd below 800mm*		ADQ		15000 mm²		
Kitchen/Family/Dining	W6	1810 mm	1350 mm	150	Outer Sashes	Clear			ADQ		7500 mm²		
Living	W7	2935 mm	2100 mm	150		Clear	*Toughened Glass reqd below 800mm*		ADQ		15000 mm²		
Ensuite	W8	1360 mm	1050 mm	85	Left	Obscure			ADQ		5000 mm²		
Dressing	W9	685 mm	1050 mm	85	Right	Clear		Yes	ADQ		2500 mm²		
Bed 3	W10	1810 mm	1200 mm	85	Outer Sashes	Clear		Yes			7500 mm²		
Landing	W11	910 mm	2100 mm	85	(Both Sashes)	Clear	*Toughened Glass reqd below 800mm*				5000 mm²		
Bed 4	W12	1247.5 mm	1050 mm	85	Left	Clear		Yes			5000 mm²		

Window Schedule - Country Weatherboarding													
Location	Ref	Width	Height	Sill	Hinge Side	Glazing	Toughened Glass?	Escape Hinges?	Security?	M4(2) Required?	Controlled Trickle Ventilation	Comments	Image (not to scale)
Ensuite 2	W13	1247.5 mm	1050 mm	85	Right	Clear			ADQ		5000 mm²		
Bed 2	W14	1810 mm	1200 mm	150	Outer Sashes	Clear		Yes			7500 mm²		
Bath	W15	685 mm	1050 mm	85	Left	Obscure					2500 mm²		
Bed 1	W16	1810 mm	1200 mm	150	Outer Sashes	Clear		Yes			7500 mm²		
Total Background Ventilation											112500 mm²		

See Updated Window Schedule on SharePoint for acoustic enhancements

CONSTRUCTION

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Project

The Artisan Collection

2019 Issue

Working Drawings

Drawing Title

The Jeweller

1737 ft² | 4b Det | Country Weatherboarding

Window Schedule

JE-4B-2S-CW

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	
Job No	Drg Status	Revision
	Construction	A

Drawing No. A/1737/90/CW/02

Wall Materials - Country Brick	
Material	Area
75mm high coursing blocks (3.6N/mm2)	10.05 m²
75mm high coursing blocks (7.3N/mm2)	1.52 m²
Acoustic Insulation	28.80 m²
Aerated block (2.9N/mm2)	187.41 m²
Aerated block (7.3N/mm2)	10.94 m²
Bathroom Wall Tiles	0.03 m²
Blown Mineral Fibre Insulation	182.40 m²
Concrete Masonry Units (Sleeper Wall)	0.68 m²
Concrete Trench Block	0.56 m²
Default Wall	4.78 m²
Facing Brick - Main Brick	204.93 m²
Finishes - Wall Tiles	23.36 m²
Gypsum Wall Board	429.38 m²
OSB2	32.93 m²
SUBSTRUCTURE - Aerated block (7.3N/mm2)	50.52 m²
SUBSTRUCTURE - Concrete Trench Block	17.73 m²
SUBSTRUCTURE - Engineering Brick	10.58 m²
SUBSTRUCTURE - Polystyrene Board Insulation	25.80 m²

Wall Materials - Town Brick	
Material	Area
75mm high coursing blocks (3.6N/mm2)	10.05 m²
75mm high coursing blocks (7.3N/mm2)	1.52 m²
Acoustic Insulation	28.80 m²
Aerated block (2.9N/mm2)	187.41 m²
Aerated block (7.3N/mm2)	10.94 m²
Bathroom Wall Tiles	0.03 m²
Blown Mineral Fibre Insulation	182.40 m²
Concrete Masonry Units (Sleeper Wall)	0.68 m²
Concrete Trench Block	0.56 m²
Default Wall	4.78 m²
Facing Brick - Main Brick	205.29 m²
Finishes - Wall Tiles	23.36 m²
Gypsum Wall Board	428.31 m²
OSB2	32.93 m²
SUBSTRUCTURE - Aerated block (7.3N/mm2)	50.52 m²
SUBSTRUCTURE - Concrete Trench Block	17.73 m²
SUBSTRUCTURE - Engineering Brick	10.58 m²
SUBSTRUCTURE - Polystyrene Board Insulation	25.80 m²

Wall Materials - Country Tile	
Material	Area
75mm high coursing blocks (3.6N/mm2)	10.05 m²
75mm high coursing blocks (7.3N/mm2)	1.52 m²
Acoustic Insulation	28.80 m²
Aerated block (2.9N/mm2)	187.41 m²
Aerated block (3.6N/mm2)	29.61 m²
Aerated block (7.3N/mm2)	10.94 m²
Bathroom Wall Tiles	0.03 m²
Blown Mineral Fibre Insulation	182.40 m²
Concrete Masonry Units (Sleeper Wall)	0.68 m²
Concrete Trench Block	0.56 m²
Default Wall	4.78 m²
Facing Brick - Main Brick	175.91 m²
Finishes - Wall Tiles	23.36 m²
Gypsum Wall Board	428.31 m²
OSB2	32.93 m²
SUBSTRUCTURE - Aerated block (7.3N/mm2)	50.52 m²
SUBSTRUCTURE - Concrete Trench Block	17.73 m²
SUBSTRUCTURE - Engineering Brick	10.58 m²
SUBSTRUCTURE - Polystyrene Board Insulation	25.80 m²
Tile Hanging (Country)	29.61 m²

Wall Materials - Town Feature Brick	
Material	Area
75mm high coursing blocks (3.6N/mm2)	10.05 m²
75mm high coursing blocks (7.3N/mm2)	1.52 m²
Acoustic Insulation	28.80 m²
Aerated block (2.9N/mm2)	187.41 m²
Aerated block (7.3N/mm2)	10.94 m²
Bathroom Wall Tiles	0.03 m²
Blown Mineral Fibre Insulation	182.40 m²
Concrete Masonry Units (Sleeper Wall)	0.68 m²
Concrete Trench Block	0.56 m²
Default Wall	4.78 m²
Facing Brick - Main Brick	205.63 m²
Finishes - Wall Tiles	23.36 m²
Gypsum Wall Board	428.31 m²
OSB2	32.93 m²
SUBSTRUCTURE - Aerated block (7.3N/mm2)	50.52 m²
SUBSTRUCTURE - Concrete Trench Block	17.73 m²
SUBSTRUCTURE - Engineering Brick	10.58 m²
SUBSTRUCTURE - Polystyrene Board Insulation	25.80 m²

Wall Materials - Country Weatherboard	
Material	Area
75mm high coursing blocks (3.6N/mm2)	10.05 m²
75mm high coursing blocks (7.3N/mm2)	1.52 m²
Acoustic Insulation	28.80 m²
Aerated block (2.9N/mm2)	187.41 m²
Aerated block (3.6N/mm2)	39.73 m²
Aerated block (7.3N/mm2)	10.94 m²
Bathroom Wall Tiles	0.03 m²
Blown Mineral Fibre Insulation	182.40 m²
Cedral Weatherboard	39.73 m²
Concrete Masonry Units (Sleeper Wall)	0.68 m²
Concrete Trench Block	0.56 m²
Default Wall	4.78 m²
Facing Brick - Main Brick	166.25 m²
Finishes - Wall Tiles	23.36 m²
Gypsum Wall Board	428.31 m²
OSB2	32.93 m²
SUBSTRUCTURE - Aerated block (7.3N/mm2)	50.52 m²
SUBSTRUCTURE - Concrete Trench Block	17.73 m²
SUBSTRUCTURE - Engineering Brick	10.58 m²
SUBSTRUCTURE - Polystyrene Board Insulation	25.80 m²

Wall Materials - Town Tile	
Material	Area
75mm high coursing blocks (3.6N/mm2)	10.05 m²
75mm high coursing blocks (7.3N/mm2)	1.52 m²
Acoustic Insulation	28.80 m²
Aerated block (2.9N/mm2)	187.41 m²
Aerated block (3.6N/mm2)	27.35 m²
Aerated block (7.3N/mm2)	10.94 m²
Bathroom Wall Tiles	0.03 m²
Blown Mineral Fibre Insulation	182.40 m²
Concrete Masonry Units (Sleeper Wall)	0.68 m²
Concrete Trench Block	0.56 m²
Default Wall	4.78 m²
Facing Brick - Main Brick	178.59 m²
Finishes - Wall Tiles	23.36 m²
Gypsum Wall Board	428.31 m²
OSB2	32.93 m²
SUBSTRUCTURE - Aerated block (7.3N/mm2)	50.52 m²
SUBSTRUCTURE - Concrete Trench Block	17.73 m²
SUBSTRUCTURE - Engineering Brick	10.58 m²
SUBSTRUCTURE - Polystyrene Board Insulation	25.80 m²
Tile Hanging (Town)	27.35 m²

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

Internal Boxing		
Section (mm)	Total Meterage	Qty of 2.44m lengths
38x38	99.93 m	40.95

Stud Walls - Verticals	
Timber Section	Qty of 2.4m Lengths
63x38 Stud	208

Sole / Header / Noggings	
Timber Section	Qty of 4.8m Lengths
63x38mm	32.9

Skirting Board	
Description	Overall Length
Skirting Board	137.0 m

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Project

The Artisan Collection

2019 Issue

Working Drawings



Drawing Title

The Jeweller

1737 ft² | 4b Det | All Variants

Wall Material Take Off

JE-4B-2S-0

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	
Job No	Drg Status	Revision
	Construction	A

Drawing No.

A/1737/95/0/01

Electrical Switches / Sockets Schedule				
Qty	Description	Manufacturer	Range	Model Number(s)
6	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 2 Gang 13A Switched Socket Complete with 2x USB Ports 2A, 5v	Volex	Casa	D1500USBNR
Bath				
1	Volex Casa 20VA Dual Volt Shaver Socket	Volex	Casa	D9800NR
Bed 1				
1	Volex 2 Module Moulded Plate (D9062NR) c/w 1no Co-Axial TV Module (D9978NR). and 1no Crabtree RJ45 Module Cat 6 (7177)	Volex	Casa	D9082NR, c/w 1no D9978NR, and 1no 7177
2	Volex Casa 1 Gang 1 Way 10AX Switch SP	Volex	Casa	D1010NR
1	Volex Casa 2 Gang 2 Way 10AX Switch SP	Volex	Casa	D1040NR
1	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 6A 3 Pole Fan Isolator	Volex	Casa	D1013NR
Bed 2				
1	Volex Casa 1 Gang 1 Way 10AX Switch SP	Volex	Casa	D1010NR
1	Volex Casa 2 Gang 2 Way 10AX Switch SP	Volex	Casa	D1040NR
1	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 6A 3 Pole Fan Isolator	Volex	Casa	D1013NR
Bed 3				
1	Volex Casa 1 Gang 1 Way 10AX Switch SP	Volex	Casa	D1010NR
Bed 4				
1	Volex Casa 1 Gang 1 Way 10AX Switch SP	Volex	Casa	D1010NR
2	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
Cup'd				
1	BT Master Outlet	Volex	Casa	D9974NR
1	Distribution Board	Wylex	T.B.C.	
1	Terminal Housing ONT and BBU	Huawei	EchoLife HG8110H-20 GPON	BT Code: 092347 Huawei BOM Code: 2311UHY
2	Volex 4 Module Moulded Plate (D9064NR) c/w 4no Crabtree RJ45 Module Cat 6 (7177)	Volex	Casa	D9064NR, c/w 4no 7177
1	Volex Casa 1 Gang Blank Plate for connection to Cyl (order for properties with Hot Water Cylinder only)	Volex	Casa	D9991NR
2	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 20A DP Switch Neon Flex Outlet for connection to Immersion Heater (Order for properties with Hot Water Cylinders only)	Volex	Casa	D1060FNR
Hall				
1	230v Optical Smoke Alarm c/w Battery Back Up	Electrium	-	D230OSA
3	Volex Casa 2 Gang 2 Way 10AX Switch SP	Volex	Casa	D1040NR
1	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 3 Gang 2 Way 10AX Switch SP	Volex	Casa	D1050NR
1	Volex Casa 6A 3 Pole Fan Isolator	Volex	Casa	D1013NR
Kitchen/Family/Dining				
1	Volex 2 Module Moulded Plate (D9062NR) c/w 1no Co-Axial TV Module (D9978NR). and 1no Crabtree RJ45 Module Cat 6 (7177)	Volex	Casa	D9082NR, c/w 1no D9978NR, and 1no 7177
1	Volex Casa 1 Gang 2 Way 10AX Switch SP	Volex	Casa	D1020NR
3	Volex Casa 1 Gang 13A Unswitched Socket	Volex	Casa	D9100NR
3	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 2 Gang 13A Switched Socket Complete with 2x USB Ports 2A, 5v	Volex	Casa	D1500USBNR
1	Volex Casa 3 Gang 2 Way 10AX Switch SP	Volex	Casa	D1050NR
1	Volex Casa 8 Gang Module Grid Plate complete with Volex White Moulded marked switches and blanking plates as required	Volex	Casa	DG3578
2	Volex Casa 13A un-switched fused spur connection	Volex	Casa	D1090NR
1	Volex Casa Cooker Outlet Plate	Volex	Casa	D9704NR
Landing				
2	Volex Casa 2 Gang 2 Way 10AX Switch SP	Volex	Casa	D1040NR
1	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 6A 3 Pole Fan Isolator	Volex	Casa	D1013NR
Living				
1	Volex 2 Module Moulded Plate (D9062NR) c/w 1no Co-Axial TV Module (D9978NR). and 1no Crabtree RJ45 Module Cat 6 (7177)	Volex	Casa	D9082NR, c/w 1no D9978NR, and 1no 7177
1	Volex Casa 1 Gang 2 Way 10AX Switch SP	Volex	Casa	D1020NR
1	Volex Casa 2 Gang 2 Way 10AX Switch SP	Volex	Casa	D1040NR
2	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 2 Gang 13A Switched Socket Complete with 2x USB Ports 2A, 5v	Volex	Casa	D1500USBNR
1	Volex Lounge / Media Plate (VX1590WH) c/w 2no 2-gang 13A sockets; Flush Box (SB695). Top Panel - 2no Satellite Output Modules (D9989NR), 1no Co-Axial TV Module (D9978NR). Lower Panel - 1no Single Module Blank Plate (DG6081NR), 2no Crabtree RJ45 Module Cat 6 (7177)	Volex	Casa	VX1590WH, c/w 2no SB695, 2no D9989NR, 1no D9978NR, 1no DG6081NR and 2no 7177

Electrical Switches / Sockets Schedule				
Qty	Description	Manufacturer	Range	Model Number(s)
Study				
1	Volex Casa 1 Gang 1 Way 10AX Switch SP	Volex	Casa	D1010NR
2	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
Utility				
1	7 Year Battery CO Alarm XC70-EN	Honeywell	-	XC70EN
1	Volex Casa 1 Gang 1 Way 10AX Switch SP	Volex	Casa	D1010NR
1	Volex Casa 1 Gang 13A Unswitched Socket	Volex	Casa	D9100NR
2	Volex Casa 2 Gang 13A Switched Socket	Volex	Casa	D1500NR
1	Volex Casa 13A double-pole switched fused spur connection	Volex	Casa	D1080NR

Lighting Schedule					
Room	Qty	Description	Manufacturer	Range	Model Number(s)
	3	Exterior Up/Down Wall Light with PIR	Deta	Exterior Lighting	L2856LED6
Bath	4	IP65 Fire Rated Dimmable Downlight - White (supplied with dimmable GU10 LED lamp - cool white (4000K))	Deta	Downlights	L1701WH4
Bed 1	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Bed 2	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Bed 3	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Bed 4	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Dressing	2	IP65 Fire Rated Dimmable Downlight - White (supplied with dimmable GU10 LED lamp - warm white (2800K))	Deta	Downlights	L1701WH3
Ensuite	6	IP65 Fire Rated Dimmable Downlight - White (supplied with dimmable GU10 LED lamp - cool white (4000K))	Deta	Downlights	L1701WH4
Ensuite 2	2	IP65 Fire Rated Dimmable Downlight - White (supplied with dimmable GU10 LED lamp - cool white (4000K))	Deta	Downlights	L1701WH4
Hall	2	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Kitchen/Family/Din ing	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Kitchen/Family/Din ing	6	IP65 Fire Rated Dimmable Downlight - White (supplied with dimmable GU10 LED lamp - warm white (2800K))	Deta	Downlights	L1701WH3
Landing	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Living	2	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Study	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
Utility	1	6" Pendant Set C/W Lampholder	Volex	Wiring Accessories	VX6677
W/C	1	Straight Batten Lampholder	Volex	Wiring Accessories	D9215HONR

Extract Schedule						
Room	Qty	Description	Manufacturer	Range	Model No(s)	Terminal
	1	Axial fan with a flow rate of up to 117m³/hr (32l/s). IPX4 rated.	Airflow	iCON 30	72591601	Standard Wall Terminal
Bath	1	Axial fan with a flow rate of up to 117m³/hr (32l/s). IPX4 rated.	Airflow	iCON 30	72591601	Standard Wall Terminal
Ensuite	1	Axial fan with a flow rate of up to 117m³/hr (32l/s). IPX4 rated.	Airflow	iCON 30	72591601	Standard Wall Terminal
Kitchen/Family/Din ing	1	Kitchen extractor fan / hood	-	-	-	Standard Wall Terminal
Utility	1	Axial fan with a flow rate of up to 117m³/hr (32 l/s). IPX4 rated.	Airflow	iCON 30	72591601	Standard Wall Terminal
W/C	1	Axial fan with a flow rate of up to 117m³/hr (32 l/s). IPX4 rated.	Airflow	iCON 30	72591601	Standard Wall Terminal

Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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Project

The Artisan Collection

2019 Issue

Working Drawings

Drawing Title

The Jeweller

1737 ft² | 4b Det | All Variants

Electrical Take Off

JE-4B-2S-0

Drawn By

DL

First Issue Date

30 Aug 2019

Scale(s)

Job No

Drg Status

Construction

Revision

A


Drawing No.

A/1737/95/0/02

wavin

Wavin Osma Soil pipes P/E

DN	Diameter		Length (total)	Article Nr.	Article Descr.
	Size	Outside			
OsmaS PVC - U pipes, Grey RAL7100, ø110/160, L=4m max					
0	ø110 mm	110.0 mm	16.2 m	4S073G	OsmaS PVC-U Pipe GY 110 L=3 P/E
0	ø110 mm	110.0 mm	10.6 m	4S074G	OsmaS PVC-U Pipe GY 110 L=4 P/E



Wavin Osma Waste ABS pipes

DN	Diameter		Length (total)	Article Nr.	Article Descr.
	Size	Outside			
OsmaW ABS pipes, White RAL9100, ø32/40/50, Lmax=3m					
32	ø32 mm	36.1 mm	2.1 m	4Z073W	OsmaW ABS Pipe WT 32 L=3 P/E
40	ø40 mm	42.7 mm	7.4 m	5Z073W	OsmaW ABS Pipe WT 40 L=3 P/E

<div><div><div></div><div>wavin</div></div></div> <div>Wavin Osma Pipe Fittings & Accessories BOM</div>		
Nr	Article Nr.	Product Description
OSMAS Bend		
4	4S361G	OsmaS PVC-U Bend 90° GY 110 S/SW
OSMAS PVC SW double socket		
1	4S104G	OsmaS PVC-U Double Socket GY 110 D/SW
OSMAS PVC-S bend		
3	4S263G	OsmaS PVC-U Bend 45° GY 110 SW/S
OSMAS PVC-S branch		
3	4S410G	OsmaS PVC-U Brch 45° GY 110x110x110 D/SW
OSMAS PVC-SW 1 bosspipe		
5	4S484G	OsmaS PVC-U Bossed Pipe GY 110x40 D/SW
1	4S483G	OsmaS PVC-U Bossed Pipe GY 110x32 D/SW

OSMAT PP Bath Trap		
2	5V806	OsmaT PP Bath Trap Shallow Seal WT 40

OSMAT PP Bottle Trap 76mm WT 32		
3	4V812W	OsmaT PP Bottle Trap 76mm WT 32

OSMAW ABS-SW Bend		
4	4Z160W	OsmaW ABS Knuckle Bend 90° WT 32
8	5Z160W	OsmaW ABS Knuckle Bend 90° WT 40

OSMAW ABS-SW swept branch		
1	5Z190W	OsmaW ABS Tee 90° WT 40x40

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Revision Schedule		
Rev	Date	Description
A	02 Mar 2020	See Amendment Schedule

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Project

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2019 Issue

Working Drawings



Drawing Title

The Jeweller

1737 ft² | 4b Det | All Variants

Soil, Waste & Pipe Accessories

JE-4B-2S-0

Drawn By	First Issue Date	Scale(s)
DL	30 Aug 2019	
Job No	Drg Status	Revision
	Construction	A
Drawing No.		
A/1737/95/0/03		