



Ventilation calculation
6 No. airbricks (min 6,000mm² each) give
total ventilation of **36,000mm²**

External Wall Perimeter = 21.0m
(1500mm² per metre run = **31,500mm²**)

Floor Area = 47.6sq.m.
(500mm² per m² floor area = **23,800mm²**)

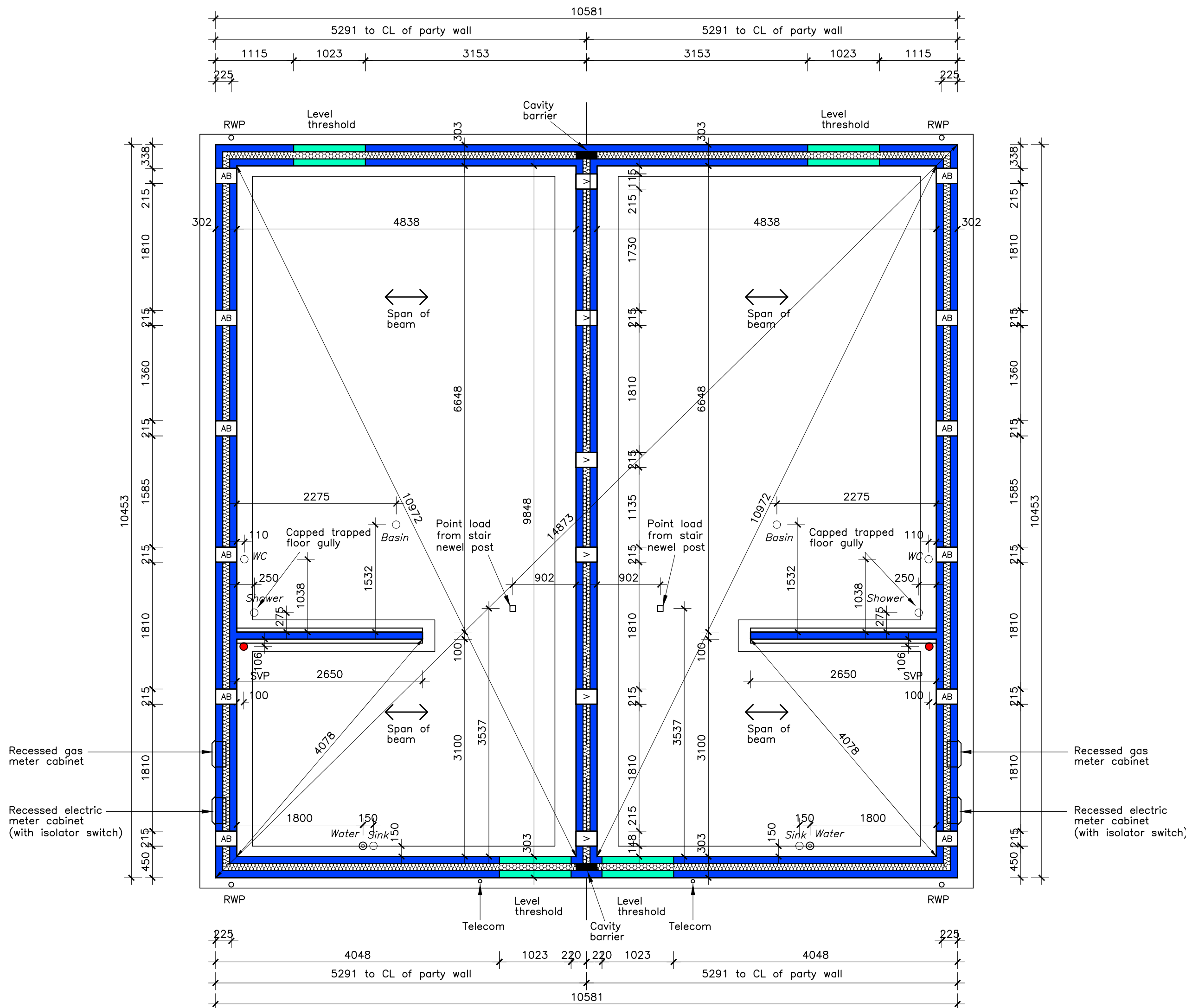
**NB. On sites requiring ground gas
protection, additional subfloor vents
will be needed, spaced at max 2m
centres to satisfy NHBC requirements**

MANORHOUSE
ARCHITECTURE

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Rev.	Date	Description
P1	19-07-24	First preliminary issue

See Engineer's plans for
plot specific foundation
widths & depths and
finished floor levels



Symbols & hatching key (Houses)

- Sleeved mineral fibre cavity barrier extending down to top of foundation installed under compression between masonry leaves
- Span direction of ground floor beams
- Telescopic periscope vent with airbrick insert matching brickwork colour (extended where plinth is present)
- Vent through wall (sleeved through cavity if present)
- 100mm wall cavity below door thresholds and vents through walls fully filled with polystyrene insulation batts as per Artisan construction details
- 100mm wall cavity (except below door thresholds and vents) fully filled with blown mineral fibre insulation as per Artisan construction details
- 100mm or 215mm 7.3N/mm² blockwork. Outer leaf to be replaced by Engineering brickwork from DPC to min 3 courses below ground level.
- Trenchblock(s) below 100mm internal blockwork walls as shown on Artisan details
- 100mm 7.3N/mm² blockwork below external door threshold. Outer leaf to be replaced by Engineering brickwork from DPC to min 3 courses below ground level
- 100mm or 215mm 7.3N/mm² blockwork sleeper wall
- Timber stud buttress wall above carried by floor
- SVP ● Primary soil vent pipe
○ Secondary waste connection
- WC Direct connection for WC pan
- Basin Direct connection for washbasin
- Sink Direct connection for sink
- Shower Capped trapped waste for level access shower
- Water @ Incoming water main
- RWP ○ Rainwater downpipe

PLOT SCHEDULE – AHT2
M4(2) CATEGORY AFFORDABLE 3B5P HOUSE
Plots 5, 21 & 30 – As drawn
Plots 6, 20 & 29 – Handed

*NB. Plot 10 is attached to house type AHT6 – See AHT6
Substructure Plan for AHT2 Plot 10 plan
All other plots are attached to AHT2 plots

Drawing Status

PRELIMINARY

Original size 100mm – this print may be reduced

Note: All dimensions, materials and workmanship to be in accordance with NHBC standards and Building Regulations.
Do not scale from this drawing. All dimensions to be verified with the Architect.
All dimensions shown are structural unless otherwise stated.

Client

Bellway

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Project

HARE'S LEAP
MILL ROAD, HENHAM
ESSEX

Drawing Title

HOUSE TYPE AHT2
SUBSTRUCTURE PLAN

Scale Date Drawn Approved
1:50@A1 19-07-24 WSP WSP

Drawing No Rev.
24403-AHT2-200 P1

AHT2
Plots 5, 21 & 30
M4(2) Category

AHT2 (Handed)
Plots 6, 20 & 29
M4(2) Category

Please refer to drawing
24403-AHT6-200 for Plot
10 substructure plan