





INDICATIVE ELECTRICAL LEGEND


NOTE: ELECTRICAL LAYOUTS ARE INDICATIVE ONLY - REFER TO SPECIALIST SUB-CONTRACTOR'S MECHANICAL & ELECTRICAL DRAWINGS AND SPECIFICATION


Pendant light fitting (Dedicated Low Energy Fitting)


Ceiling light fitting (Dedicated Low Energy Fitting)


Bathroom/WC Light Fitting (Dedicated Low Energy) + IP44 rated


Kitchen Light Fitting (Dedicated Low Energy) + IP22 rated


Kitchen Spot Light Fittings + IP22 rated


Pelmet light fitting to underside wall units


Shaver Socket and Light shaver socket in Zone 2, 600mm from the edge of bath, WHB or shower cubicle, up to a height of 2.25m


Room thermostat


4W LED spot light


HTR (new heated towel rail)


Existing radiators under each window removed, 62.5mm insulated plasterboard fixed to wall radiator reinstated sill extended over rad


Double Switched Socket


Single Switched Socket


Single Light Switch


Light Switch Pull Cord


Light Switch with neon indicator


Isolator Switched Spur with Neon Indicator


Fan Isolator Switch


Double Switched Socket above Worktop


BT Telephone/Internet Point - 1 socket


BT Telephone/Internet Point - 2 sockets


TV Cable Socket/ Digital Aerial in Loft


Spurs at low level for kitchen appliance


Spurs at high level for kitchen appliance


Isolator switch for cooker


Mitra recessed electric meter box G21024 - white


Mitra recessed gas meter box M01023 (EB1) - white


Mains Operated Smoke Detector and Sounder to BS 5839 Part 1 2002. Smoke detectors interlinked to both floors


Mains Operated Heat Detector and Sounder to BS 5839 Part 1 2002. Smoke detectors interlinked to both floors

Note: Low level sockets - 450mm above FFL

Light Switches - 1200mm above FFL

Wall Lights - 1800mm above FFL

Thermostats - 1200mm above FFL

FOR EXACT POSITIONS OF NEW SOIL STACKS AND BELOW GROUND DRAINAGE REFER TO STRUCTURAL ENGINEERS DRAWINGS

Service and connect to existing gas boiler.

All radiators to be sized by plumber and to be fitted with thermostatically controlled valves. System to be controlled by time and temperature zone control system. A thermostatic mixing valve will be required to the bath.

On completion of the work, heating and/or hot water storage systems should be inspected and commissioned. Self certified persons undertaking this work must provide a "Commissioned Certificate". The building owner and/or occupier should be given a set of operating and maintenance instructions of the heating and hot water systems.

All electrical work is required to meet the requirements of Part P (electrical safety). It must be designed and installed by a person competent to do so. Prior to completion the Council must be satisfied that either: a) an electrical installation certificate issued under a competent persons scheme has been issued, or b) an appropriate electrical installation certificate has been issued for the work, and that it has been signed by a person competent to do so.


A copy of the appropriate BS7671 electrical installation and test certificate must be provided to Building Control by the competent electrician before a completion certificate can be issued.

Exact positions or lighting and socket may vary slightly at client request on site

The diagram is a detailed floor plan of the Stacey Bushes Meeting Place, showing internal alterations for dual function rooms. It includes a scale bar (1:50) and a north arrow. The plan is divided into two fire zones: Zone 1 (Main Hall) and Zone 2 (Second Hall). The Main Hall is up to 80 seated at tables or 100+ seated in rows. The Second Hall is up to 38 seated. The plan shows various rooms including the Kitchen, Craft wash up, Dis WC, Cosh cbd, Disabled WC, and Boiler Room. It also shows existing and proposed radiators (RAD), light fittings, and other electrical symbols. The plan is labeled 'DETAILED PLAN Scale 1:50 @A1'.

ADDITIONAL NOTES

- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH 1274 - 50 SCHEDULE OF WORKS.
- STEELWORK - REFER TO STRUCTURAL ENGINEERS DRAWINGS AND DETAILS FOR SIZES OF STEELWORK, PAD STONES AND FOUNDATIONS.
- ALL DIMENSIONS TO BE CHECKED ON SITE - DO NOT SCALE THE DRAWING.
- REPLACEMENT OF EXTERNAL DOORS AND WINDOWS TO BE BY OTHERS.
- CONTRACTOR TO KEEP THE SITE CLEAN AND TIDY THROUGHOUT THE WORKS.
- CONTRACTOR TO ENSURE THE BUILDING IS KEPT WATERTIGHT THROUGHOUT THE CONTRACT
- CONTRACTOR TO AGREE SITE ACCESS AND STORAGE OF MATERIALS ON SITE, TOGETHER WITH PRESENCE OF FACILITIES AVAILABLE i.e. WATER, ELECTRICITY, AND TOILET PROVISIONS WITH CLIENT PRIOR TO COMMENCEMENT OF WORK.
- ASBESTOS WILL HAVE BEEN REMOVED FROM THE BUILDING PRIOR TO THE COMMENCEMENT OF THE MAIN CONTRACT WORKS BY OTHERS. THE MAIN CONTRACTOR AND A CLEAN AIR CERTIFICATE WILL BE AVAILABLE TO ALLOW SAFE OCCUPATION OF THE BUILDING.
- ALL ELECTRICAL WORKS TO BE CARRIED OUT BY AN APPROVED IEE. OR NICEIC ELECTRICIAN TO THE CURRENT 18TH EDITION .
- ALL GAS INSTALLATION TO BE CARRIED OUT BY A GAS SAFE REGISTERED INSTALLER.
- CONTRACTOR TO LOCATE ALL EXISTING SERVICES PRIOR TO COMMENCEMENT OF WORK AND MAKE SAFE, PRIOR TO EXCAVATION OF ANY NEW FOUNDATION PADS OR DRAINAGE.
- CONTRACTOR AND HIS OPERATIVES TO ENSURE ALL RELEVANT HEALTH AND SAFETY ACTS ARE ADHERED TO THROUGHOUT THE CONTRACT AND ALL PERSONNEL HAVE THE UP TO DATE AND RELEVANT TRAINING FOR THE TASKS THEY ARE TO UNDERTAKE.
- CONTRACTOR TO ENSURE ALL EXCAVATIONS ARE COVERED AND MADE SAFE AT THE END OF EACH WORKING DAY.
- CONTRACTOR TO MAKE ARCHITECT AWARE OF ANY HAZARDS THROUGHOUT THE CONTRACT.
- PROGRAM OF WORKS: CONTRACTOR TO DISCUSS THE COMMENCEMENT OF WORKS AND THE PROGRAMME OF WORKS AT TENDER STAGE AND AGREE THIS WITH THE CLIENT.
- ELECTRICAL SOCKETS - CONTRACTOR TO ALLOW FOR 4 TSO FOR EACH KITCHEN.
- CONTRACTOR TO CONFIRM THE EXACT POSITIONING OF ELECTRICAL POINTS, SOCKET OUTLETS, LIGHT SWITCHES, HEATING AND FINISHES WITH THE CLIENT AND ARCHITECT PRIOR TO FIXING. THESE ARE TO BE MARKED ON THE WALLS.
- SAMPLES OF MATERIALS FOR INTERNAL FINISHES ARE TO BE SHOWN TO THE CLIENT FOR APPROVAL PRIOR TO ORDERING.
- CONTRACTOR TO CONSIDER THE SAFETY OF OCCUPANTS IN ADJACENT PROPERTIES THROUGHOUT THE CONTRACT DUE TO THE PROXIMITY OF THE PROPOSAL TO OTHER RESIDENTIAL BUILDINGS
- NEIGHBOURS - CONTRACTOR TO BE MINDFUL OF NEIGHBORING PROPERTIES AND AGREE SITE ACCESS, PARKING, WORKING HOURS WITH THE CLIENT DURING A MEETING PRIOR TO SUBMISSION OF TENDER.
- BUILDING CONTROL - CONTRACTOR TO NOTIFY LOCAL AUTHORITY BUILDING CONTROL DEPARTMENT PRIOR TO COMMENCEMENT OF WORKS AND LIAISE WITH THEM THROUGHOUT THE CONTRACT TO ACHIEVE REQUIRED BUILDING CONTROL APPROVAL. ANY DISCREPANCIES OR VARIATIONS TO BE REPORTED TO THE ARCHITECT PRIOR TO CHANGES AGREED.
- ALL EXISTING PLASTERBOARD CEILINGS WILL HAVE BEEN REMOVED BY OTHERS AS THEY CONTAINED LOW GRADE ASBESTOS WHICH NEEDED TO BE DISTURBED FOR THE STRUCTURAL WORKS TO BE CARRIED OUT.
- SKIRTING AND ARCHITRAVES - REMOVE EXISTING SKIRTING AND ARCHITRAVES AND MAKE GOOD, REPLACE WITH NEW 75MM ARCHITRAVES AND 150MM SKIRTING STYLE OVOALO.
- MAIN HALL STORAGE ROOM - SUPPLY AND INSTALL A ROW OF KITCHEN CUPBOARDS FULL WITH WITH MELAMINE WORK TOP OVER. EXACT TYPE OF UNITS TO BE CONFIRMED. SUPPLY AND INSTALL 3 SHELVES 300MM DEEP, FULL WIDTH, HEIGHT OF EACH SHELF TO BE AGREED.
- NEW SANITARY WARE THROUGHOUT THE BUILDING, TYPE TO BE CONFIRMED. PC SUM HAS BEEN ALLOWED WITHIN THE SCHEDULE OF WORKS.
- SUPPLY AND INSTALL NEW PLASTERBOARD CEILINGS WITH 300MM FIBRE GLASS INSULATION ABOVE TO ALL AREAS.
- DESIGN CONSTRUCTION NEW FULL HEIGHT, FLOOR TO CEILING TIMBER STUDWORK COMPRISING OF 100MM INSULATED STUDWORK WITH PLASTER BOTH SIDES, SKIM COATED READY TO RECEIVE DECORATION. IN THE POSITIONS SHOWN ON THE DRAWING.
- FIRE AND SECURITY - SYSTEM TO BE BY CLIENTS CONTRACTOR - ACE SECURITY. CONTRACTOR TO PRICE FOR LIAISON WITH SUB-CONTRACTOR.
- ELECTRICAL - CONTRACTOR TO SUPPLY AND INSTALL NEW ELECTRICAL SYSTEM INCLUDING TWO NEW CONSUMER UNITS, ONE IN THE MAIN HALL AND ONE IN THE SECOND HALL, IN THE POSITIONS SHOWN. PROVIDE FOUR NUMBER ABOVE COUNTER TSO AND ONE TSO BELOW COUNTER FOR THE FRIDGES AND DISHWASHER. 32a SUPPLY AND ISOLATORS FOR ALL APPLIANCES. FOUR NUMBER TSO IN THE SECOND HALL AND SIX IN THE MAIN HALL.
- LIGHTING - CONTRACTOR TO DESIGN AND INSTALL WIRING FOR NEW LIGHTING SYSTEM. PC SUM INCLUDED FOR LIGHTS.
- PLUMBING - CONTRACTOR TO CAREFULLY REMOVE EXISTING RADIATORS UNDER WINDOWS, INSULATE EXTERNAL WALL WITH 62.5MM INSULATION BACKED PLASTERBOARD, MAKE GOOD AND REINSTATE RADIATORS.
- CONTRACTOR TO SIZE NEW RADIATORS AND HEATED TOWEL RAILS IN POSITIONS SHOWN.
- CONTRACTOR TO SUPPLY AND INSTALL NEW HEATING CONTROLS AND THERMOSTATIC RAD VALVES THROUGHOUT - REUSE EXISTING PIPE WORK AND BOILER WHERE POSSIBLE
- BELOW GROUND DRAINAGE - SUPPLY AND INSTALL NEW BELOW GROUND DRAINAGE AS DETAILED ON THE STRUCTURAL ENGINEERS DRAWINGS.
- ABOVE GROUND DRAINAGE - SUPPLY AND INSTALL NEW ABOVE GROUND DRAIN RUNS IN THE POSITIONS SHOWN ON ARCHITECTS DRAWINGS IN ACCORDANCE WITH SCHEDULE OF WORKS AND BRITISH STANDARDS.
- KITCHENS - CONTRACTOR TO PRICE FOR THE SUPPLY AND INSTALLATION OF NEW KITCHENS WITHIN THE MAIN AND SECOND HALL AS SHOWN ON THE DRAWINGS. INCLUDING COOKER HOODS WITH SPOTLIGHTS AND MECHANICAL EXTRACT.
- ELECTRICAL WCS - CONTRACTOR TO SUPPLY AND INSTALL MECHANICAL VENTILATION TO ALL NEW WCS AND MAKE GOOD ANY EXISTING WHERE DEFECTS EXIST.
- CRAFT WASH UP - SUPPLY AND INSTALL ONE ROW OF KITCHEN UNITS WITH LOCKABLE CUPBOARDS AND WORK TOP AND STAINLESS STEEL SINK OVERLaid. PLUS TWO NUMBER 300MM DEEP SHELVES HEIGHT TO BE CONFIRMED BY CLIENT.
- FLOORING - ALL FLOORS TO BE DISTURBED BY THE BUILDING WORKS ARE TO BE MADE GOOD MAXIMUM 10MM VARIATION IN LEVEL. ALL AREAS TO HAVE EXISTING VINYL FLOORING REMOVED AND LATEX TO LEVEL.
- ALL AREAS EXCEPT KITCHENS TO BE LAID WITH COMMERCIAL GRADE LVT NON-SLIP FLOORING. EXACT TYPE TO BE CONFIRMED PS SUM ALLOWED FOR SUPPLY AND INSTALLATION OF FLOORING.
- KITCHEN AREAS AND CRAFT WASH UP - TO HAVE HEAT RESISTANT AND NON SLIP FLOORING. TYPE TO BE CONFIRMED PC SUM INCLUDED FOR KITCHEN FLOORING.
- DOORS AND WINDOWS - REFER TO DOOR AND WINDOW SCHEDULE FOR DETAILS.
- KITCHEN HATCH - SUPPLY AND INSTALL ONE MANUAL LOCKABLE KITCHEN HATCH FOR EACH OF THE TWO KITCHEN AREAS
- MAKE GOOD TO ALL WALLS AND CEILINGS DISTURBED BY THE WORKS.
- SUPPLY AND INSTALL TWO NEW PLASTIC STORAGE CONTAINERS, SIZE TO MATCH EXISTING WITH COMBINATION LOCKS.
- INSTALL A NEW SOLID TIMBER 1800MM FENCE BETWEEN THE MAIN HALL GARDEN AND SECOND HALL OUTSIDE AREA. EXACT POSITION TO BE CONFIRMED ON SITE BY ARCHITECT. EXACT LENGTH TO BE CONFIRMED ON SITE. APPROXIMATELY 7M IN LENGTH.
- MAKE GOOD TO NURSERY EXTERNAL FLOORING AREA.
- MAKE GOOD TO EXISTING PAVING AREA FOLLOWING EXCAVATION WORKS FOR NEW BELOW GROUND DRAINAGE.

date	rev.	revision/author/checker
purpose of issue		
FOR TENDER		
title		
STACEY BUSHES MEETING PLACE BRIAR HILL STACEY BUSHES MILTON KEYNES MK12 6HX		
scale	1:50	date 051024
drawn by	DSM/RMH	checked by RMH
drawing no.		rev.
1274 - 002		
project title		
STACEY BUSHES MEETING PLACE INTERNAL ALTERATIONS FOR DUAL FUNCTION ROOMS		
		
t: 01908 561845 m: 07801 854884 www: rmwarchitecture.co.uk e-mail: rachael@rmwarchitecture.co.uk		
46 Tudor Gardens Stony Stratford MK11 1HX		