

Strip out and rewire property to points shown, all electrical work to conform to current edition of IEE regs and to be carried out by part P approved contractor. Include for new security alarm

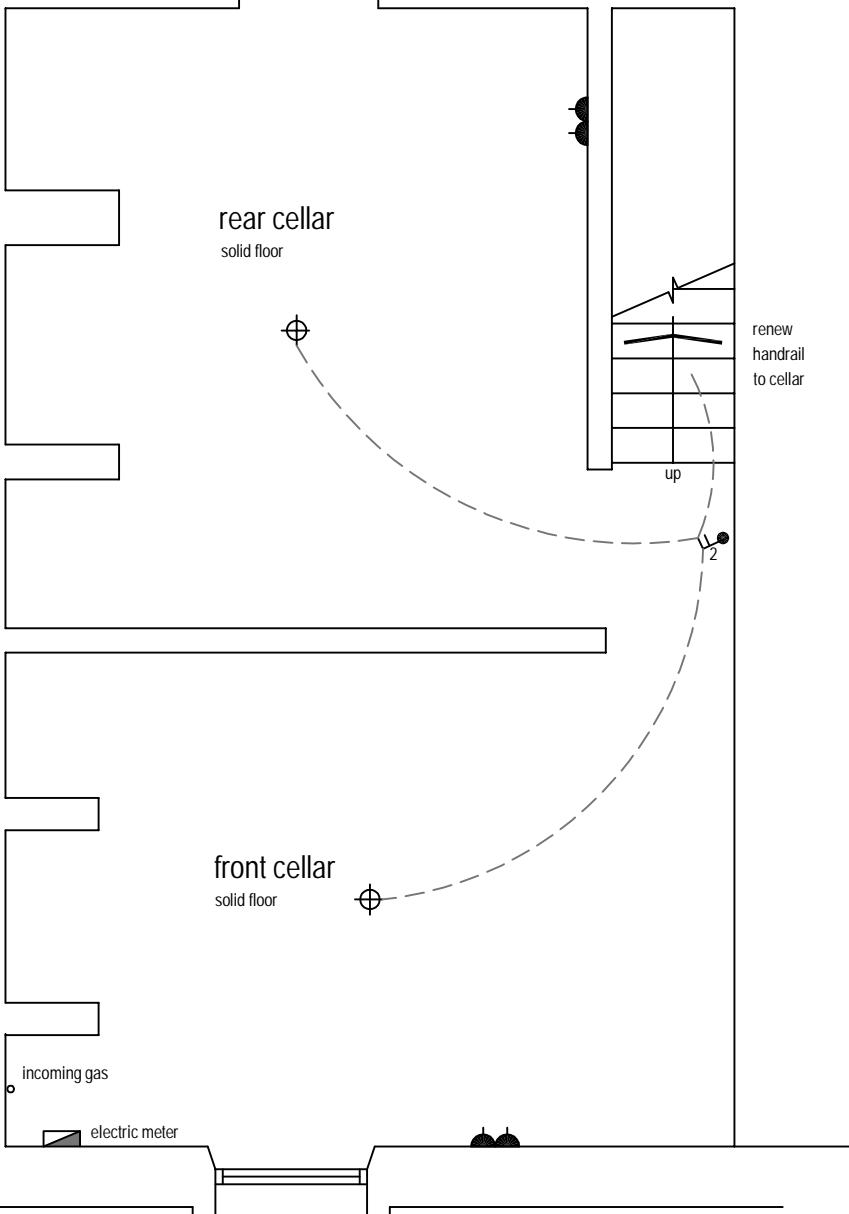
Kitchen mechanical extract ventilation to achieve 30 litres/second adjacent to a hob or 60 litres/second elsewhere.  
Bathroom / shower fan to have 15 minutes overrun and to operate via the light switch  
Smoke / heat detectors to be mains wired with battery back up and interlinked

**ELECTRICAL SYMBOLS**

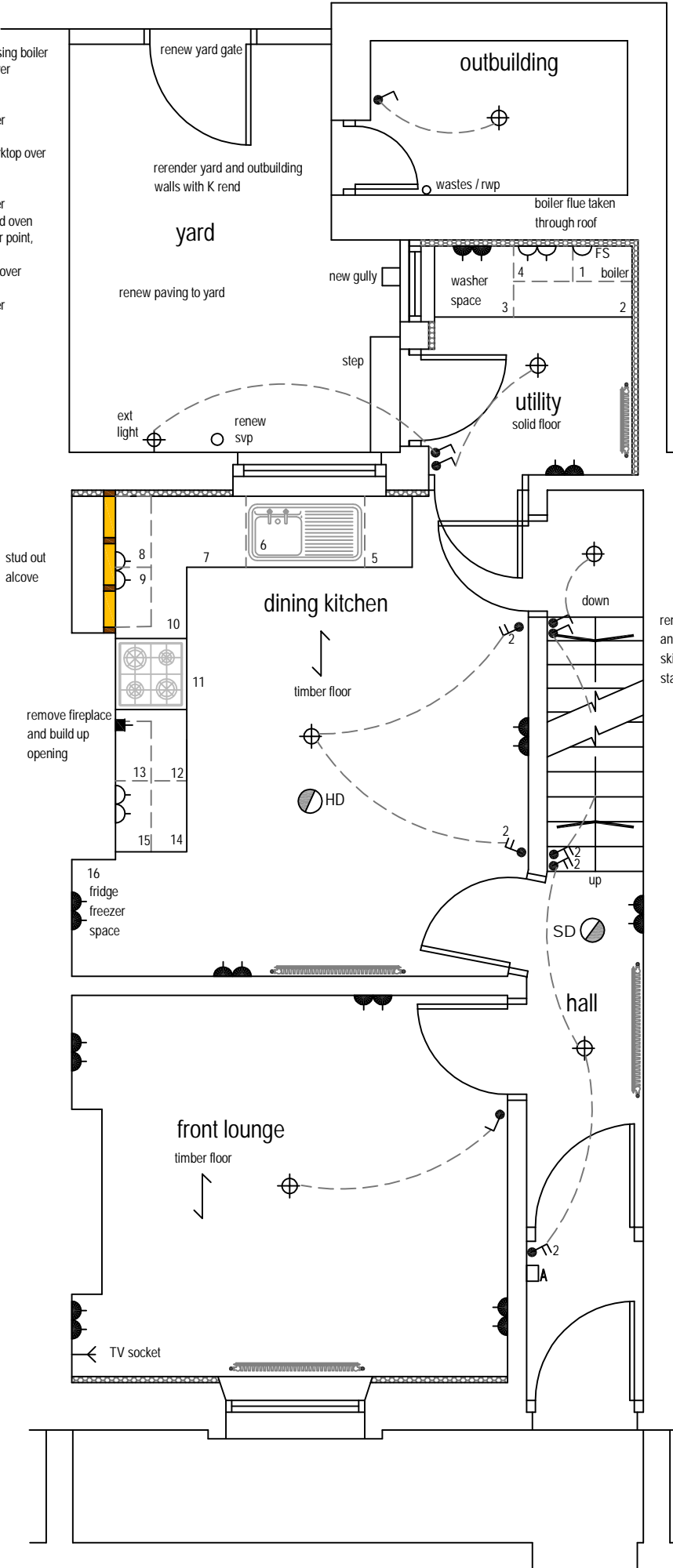
- 13 amp high level double switched sockets
- 13 amp low level double switched sockets
- Fused outlet (boiler etc)
- High level switch with neon indicator and socket below
- Cooker control unit complete with socket
- Light switch one way
- Light switch two way
- Pull switch
- External wall light
- Internal ceiling light
- Heat detector
- Smoke detector
- TV socket
- Alarm keypad
- consumer unit
- extract

**Kitchen Unit Schedule**

1. 500mm wall unit 720mm high housing boiler
2. 1000mm base unit with worktop over
3. washer space with worktop over
4. 500mm wall unit 720mm high
5. 400mm base unit with worktop over
6. 1000mm sink base unit and sink
7. 1100mm corner base unit with worktop over
8. 600mm wall unit 720mm high
9. 500mm wall unit 720mm high
10. 600mm base unit with worktop over
11. 600mm cooker space for integrated oven with gas hob, gas & electric cooker point, extract over ducted to external air
12. 600mm drawer pack with worktop over
13. 500mm wall unit 720mm high
14. 600mm base unit with worktop over
15. 600mm wall unit 720mm high
16. fridge freezer space



Proposed Cellar Plan

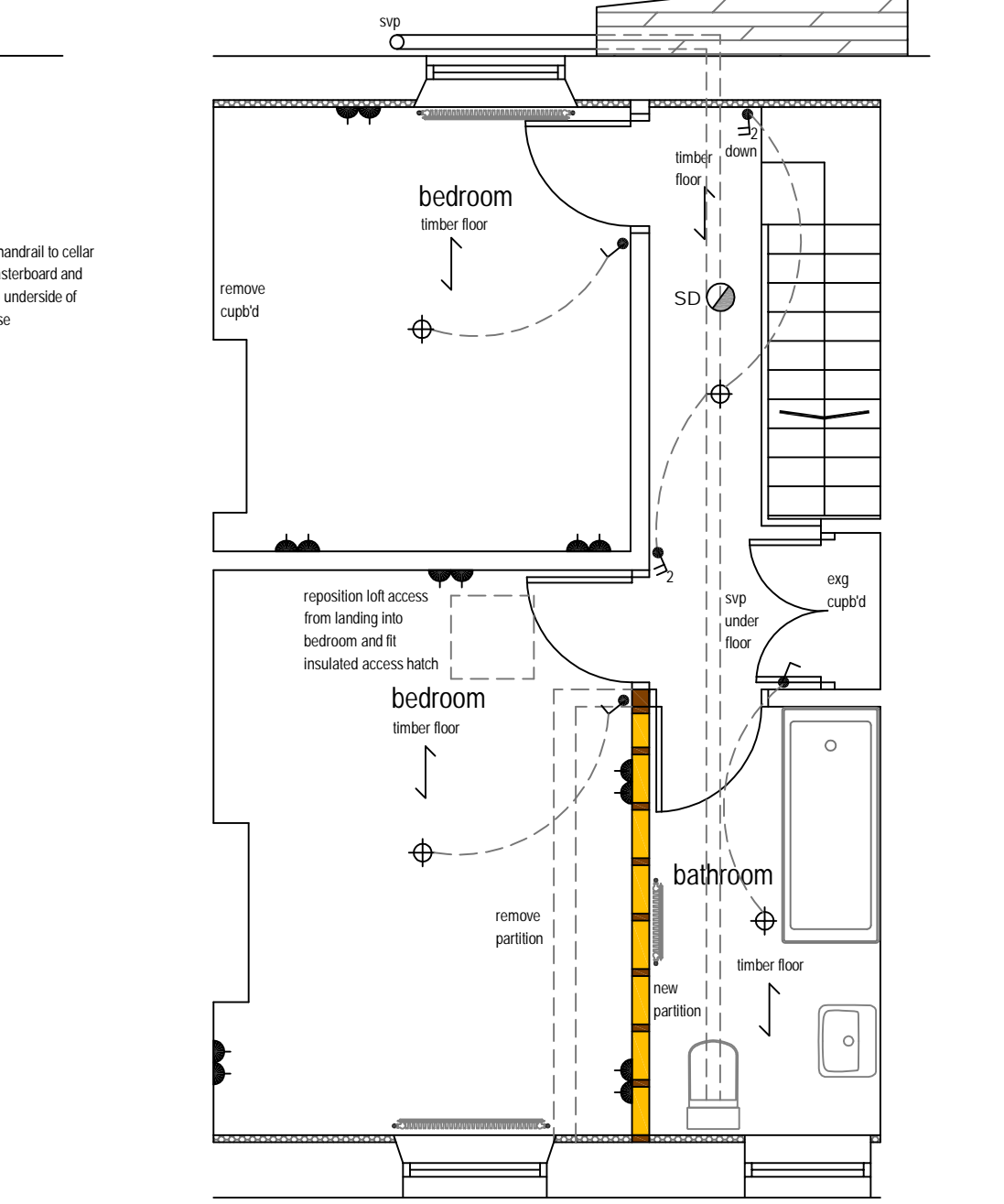


Proposed Ground Floor Plan

**GENERAL**  
These notes to be read in conjunction with detailed specification from Burnley Council. Any discrepancies are to be reported to any supervising officer and Burnley Council. All workmanship and materials to comply with current Building Regulations and relevant British Standards, Codes of Practices. All electrical work to conform to current edition of IEE regs and to be carried out by part P approved contractor. All gas related works to be carried out by gas safe registered contractor. All materials to be fixed, applied or mixed in accordance with manufacturer's instructions and specifications. The contractor shall take into account everything necessary for the proper execution of the works. All dimensions to be checked on site by the contractor prior to ordering of any materials and any discrepancies brought to the attention of the client. All work to be carried out in accordance with CDM regulations 2015 and Health & Safety at work act.

Strip out all plumbing and heating and provide and fix new hot and cold water pipework, wastes, to new bathroom and kitchen. and renew svp. Provide and fix new class A rated gas fired boiler with fan assisted flue to utility room fixed in accordance with manufactures instructions, TRVs to new radiators. Provide and fix new units to kitchen and utility as per schedule. New bathroom suite with deep seal anti vac traps to wastes to connect to new soil and vent pipe. Include for shower over the bath, all tiling and shower screen etc. 100mm drainage laid to falls 1:40 to manufacturers instructions and runs agreed and inspected by Building Control Officer

Remove existing partitions as shown, new partitions required to be 100 x 50mm timber studding with acoustic insulation, 9mm plasterboard both sides and skim finish. Provide extra noggings in floor as necessary. Include for new doors complete with new frames, architraves, skirtings etc



Proposed First Floor Plan

|                             |           |            |
|-----------------------------|-----------|------------|
| Project                     |           |            |
| Alterations / Refurbishment |           |            |
| 43 Queensbury Road, BURNLEY |           |            |
| Client                      |           |            |
| Burnley Borough Council     |           |            |
| Description                 |           | Drawn      |
| Proposed Plans              |           | CW         |
| Scale                       | Date      | Drawing No |
| 1:50 @ A3                   | July 2023 | 637/02     |