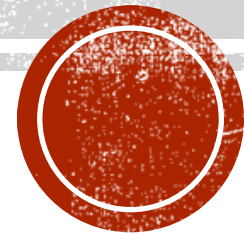


CHESTERFIELD NURSERY HOUSING DEVELOPMENT

MHA Architects Project

ENTER



INTRODUCTION

- Project Lead – Gavin Welch (Associate)
- Support – John Cooke (Architectural Technologist)
- Project Software used – AutoCAD, Revit
 - Site layout and plans created in AutoCAD
 - House types and details are created in Revit using BIM level 2 principles.
- Development of the old Chesterfield nurse's home into a housing development.



INDEX

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- House Types
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 - [Grainger](#)
 - [Priestly](#)
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 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)



SITE PLANS

- [Site Plans](#) ←
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
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 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





HOUSE TYPES

ATKIN/BECKETT

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#) ←
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Atkins m4(2)
/Beckett M4(1)

TITLE

Front Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

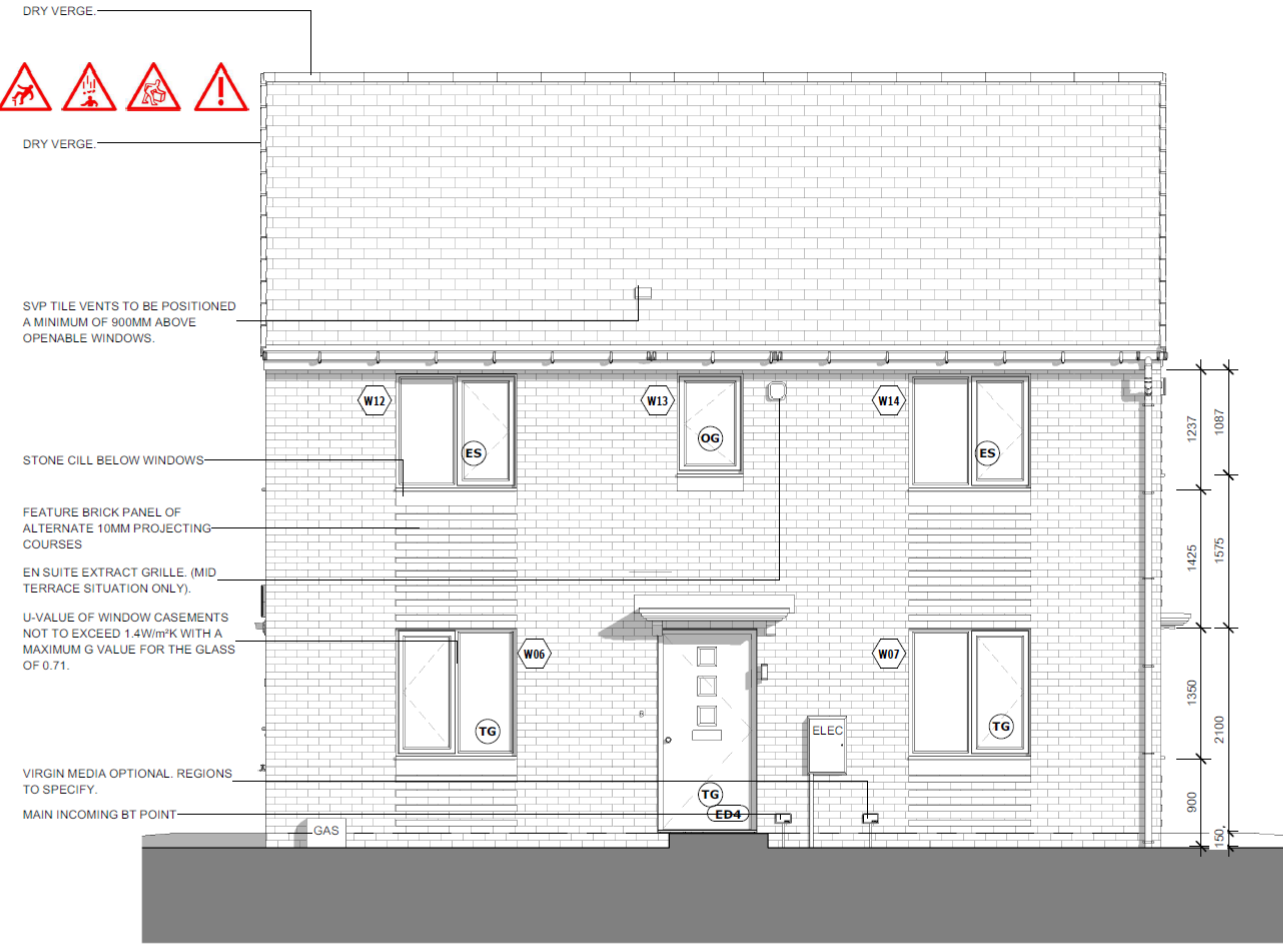
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	ZZ	DR	A	00401	S3	P01

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KEY

- TG TOUGHENED GLASS
- ES EMERGENCY ESCAPE
- OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins m4(2)
Sheffield Road, Chesterfield	/Beckett M4(1)

TITLE

L.H. Side Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	ZZ	DR	A	00402	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins m4(2)
Sheffield Road, Chesterfield	/Beckett M4(1)

TITLE

Rear Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

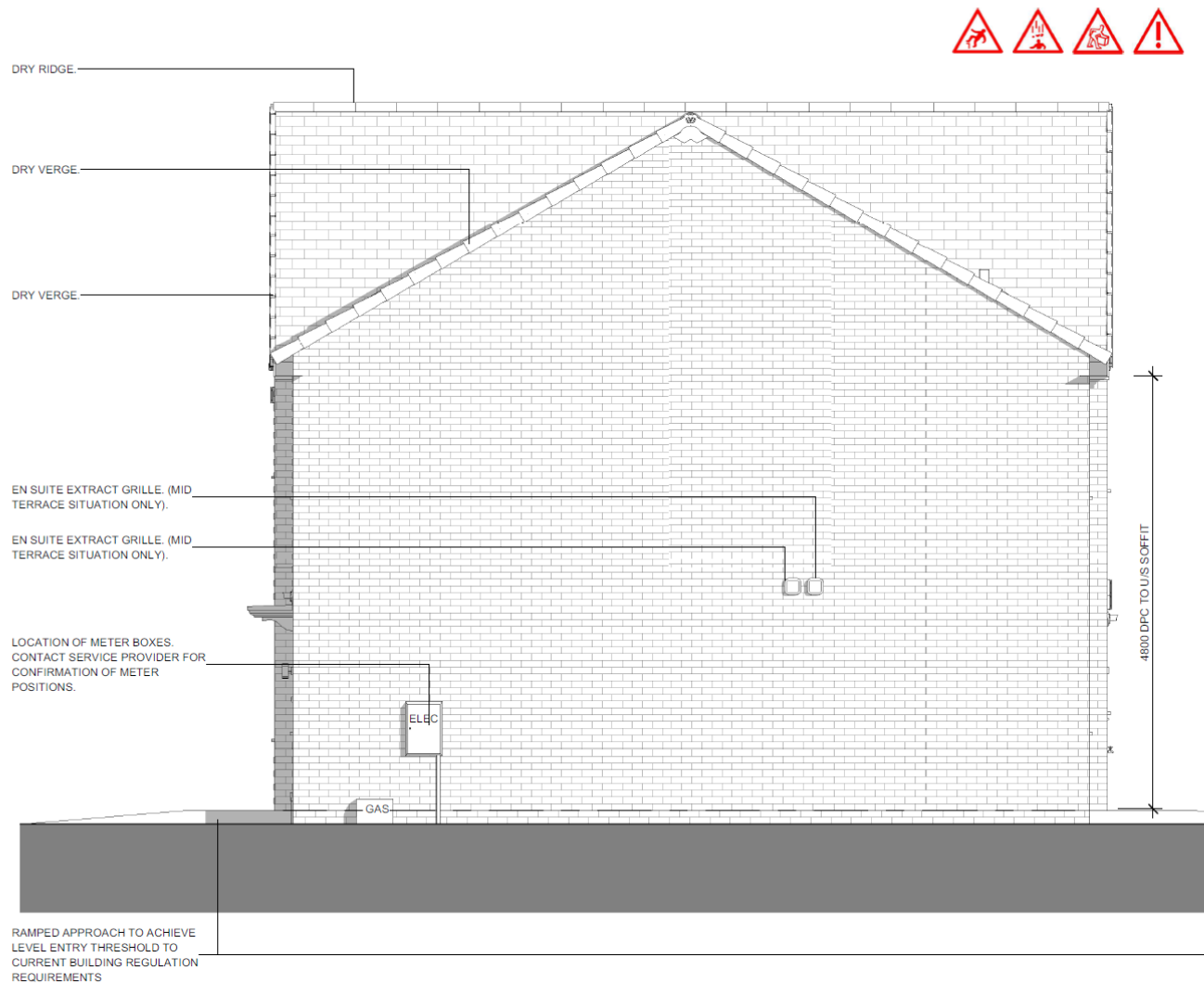
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Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	ZZ	DR	A	00403	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins m4(2)
Sheffield Road, Chesterfield	/Beckett M4(1)

TITLE

R.H. Side Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

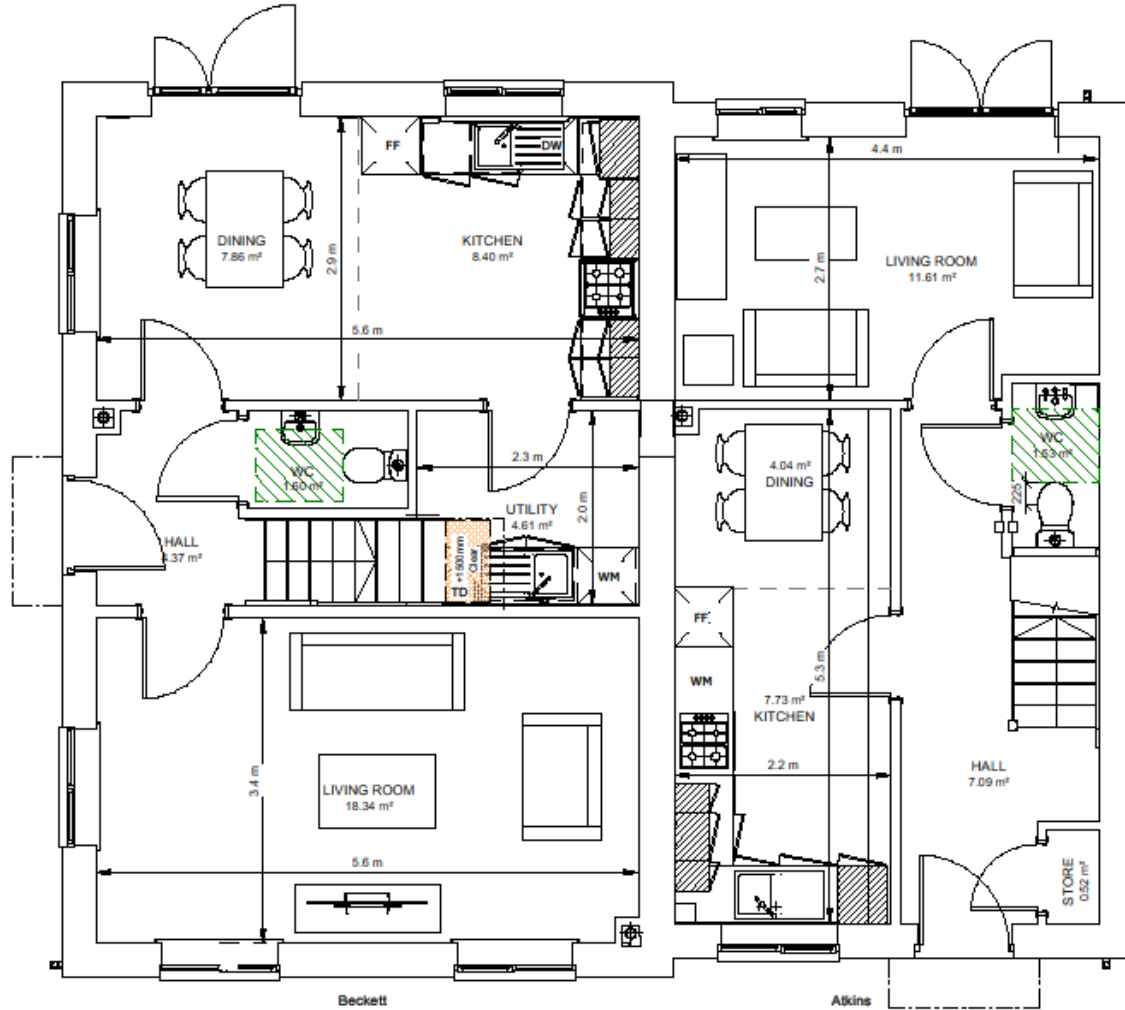
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	ZZ	DR	A	00404	S3	P01

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DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

Hatch indicates AD Part M
clear zones

'For Atkins internal partition setting out refer to sheet 00205 and 00206'

'For Atkins stair sections refer to sheet 00306 and 00307'

'For Atkins building sections refer to sheet 00304'

'For Beckett internal partition setting out refer to sheet 00203 and 00204'

'For Beckett stair sections refer to sheet 00304 and 00305'

'For Beckett building sections refer to sheet 00302'

P04	2022-11-21	Updated M4 (2) back door	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Atkins m4(2)
/Beckett M4(1)

TITLE

Ground Floor GA Plan

SUITABILITY

Suitable For Information

DRAWN / CHECKED

GW / JCK

INITIAL ISSUE DATE

SEPT 2022

SCALE

As indicated @ A3

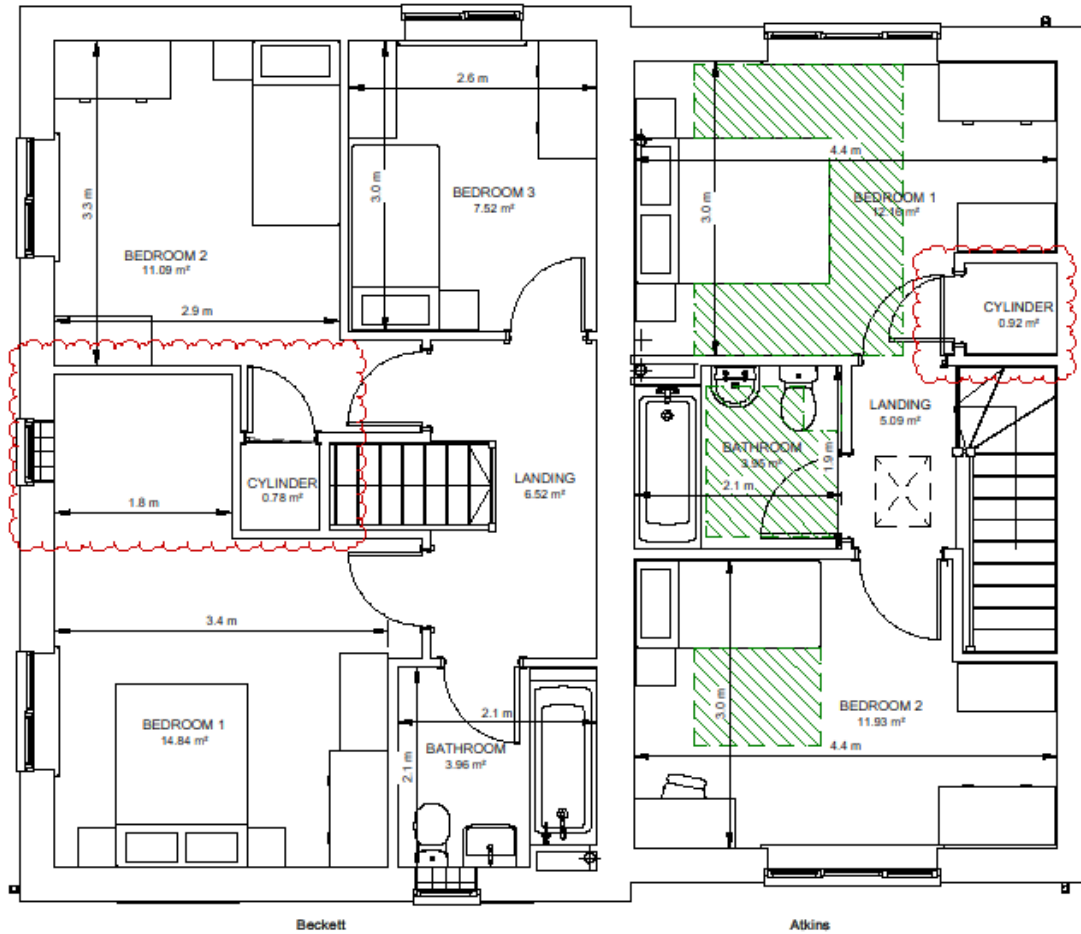
DRAWING ID

Project Originate Volume Level Type Role Number Status Revision
3GP3 - MHA - AB - 00 - DR - A - 00201 - S2 - P04

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Hatch indicates AD Part M
 clear zones

'For Atkins internal partition setting out refer to
 sheet 00205 and 00206'
 'For Atkins stair sections refer to sheet 00306 and
 00307'
 'For Atkins building sections refer to sheet 00304'
 'For Beckett internal partition setting out refer to
 sheet 00203 and 00204'
 'For Beckett stair sections refer to sheet 00304 and
 00305'
 'For Beckett building sections refer to sheet 00302'

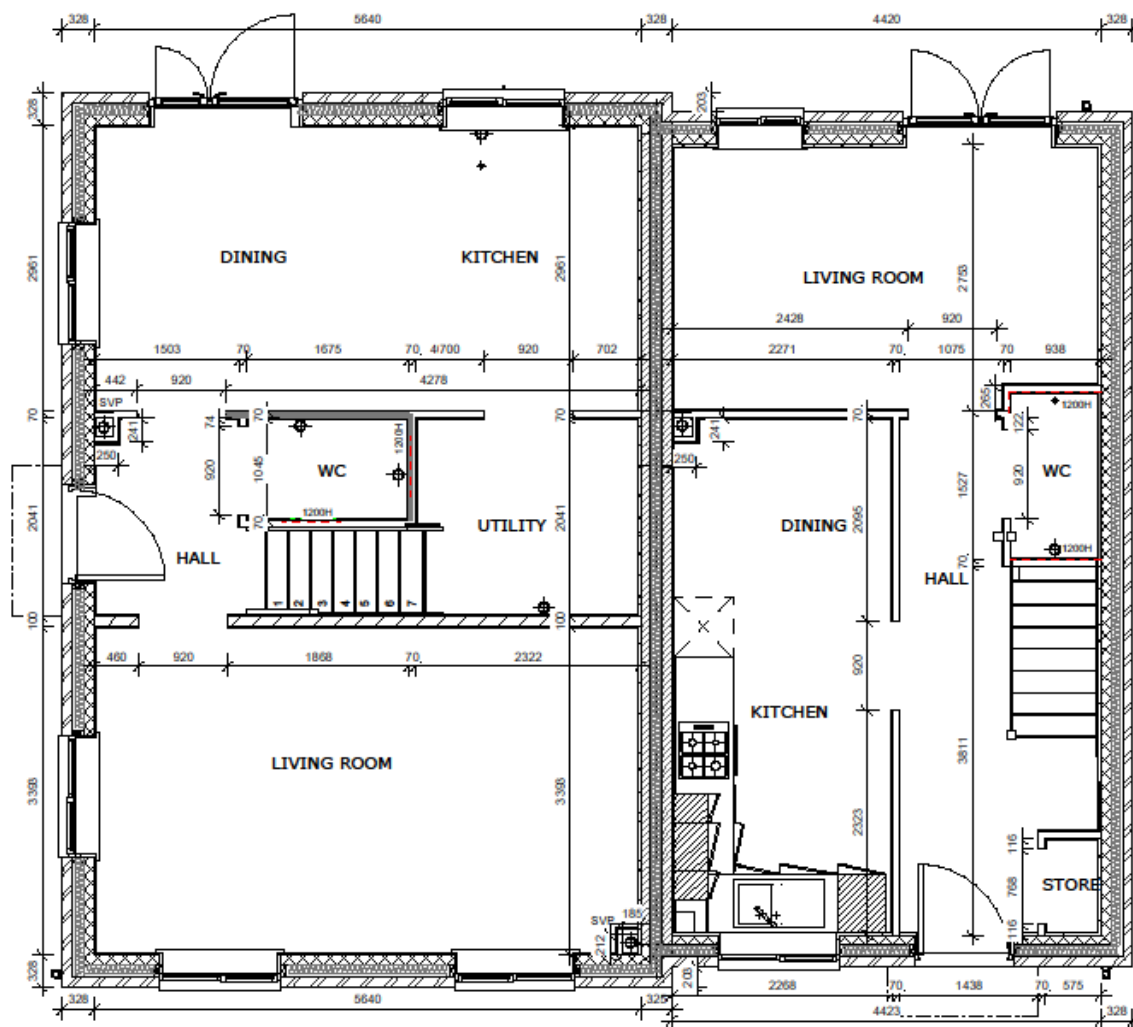
PO4	2022-11-21	Cylinder location identified, En-suite removed	JCK	GW
PO3	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
PO2	2022-10-28	Updated inline with clients comments	JCK	GW
PO1	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT	
Vistry Partnership	
PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins m4(2)
Sheffield Road, Chesterfield	/Beckett M4(1)
TITLE	
First Floor GA Plan	
SUITABILITY	
Suitable For Information	
DRAWN / CHECKED	INITIAL ISSUE DATE
GW / JCK	SEPT 2022
SCALE	
As indicated @ A3	
DRAWING ID	
Project	Originator
Volume	Level
Type	Role
Number	Status
Revision	
3GP3	- MHA - AB
01	- DR - A -
00202	- S2 - P04



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GROUND FLOOR

ALL DIMENSIONS ILLUSTRATED
ARE TAKEN TO BLOCKWORK FOR
MASONRY WALLS AND OUTER FACE
OF STUDWORK FOR LIGHTWEIGHT
FRAME WALLS UNLESS STATED
OTHERWISE.

- 12.5mm Standard wallboard with skin finish,**
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- 12.5mm Standard wallboard with skin finish,**
nom. 70mm metal stud with 70mm batten
- Acoustic Partition Roll APR1200 insulation**
between studs,
12.5mm Standard wallboard with skin finish.

- 12.5mm Standard wallboard with skin finish,**
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en suite/WC side with skin finish.
- 12.5mm Standard wallboard with skin finish,**
nom. 70mm metal stud with 70mm batten
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

- 12.5mm Standard wallboard on dabs with skin**
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.

- Two layers of 12.5mm Standard wallboard with**
skin finish,
nom. 50mm metal stud.

- 30mm Gyrothermalse PIR (12.5+25.5mm),**
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.

- 12.5mm Standard wallboard on dabs with skin**
finish
100mm loadbearing partition wall to SE design
and specification

- 15mm Gyproc moisture resistant wallboard on**
dabs to bathroom/en suite/WC side with skin finish
- 12.5mm Standard wallboard with skin finish,**
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.

- 12.5mm Standard wallboard with skin finish,**
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en suite/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.

- 12.5mm Standard wallboard with skin finish to**
one side only,
nom. 70mm metal stud.

- Two layers of 12.5mm Moisture wallboard with**
skin finish,
nom. 50mm metal stud.

- Partners 18mm plywood for heavy fixings**
applied to face of wall where required across
entire height/length, inside of C studs when only
used in small sections

- Double layer of plasterboard, with C studs set**
at 400mm centres to spaces with ceramic tiles.

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Suite 18, 70 Spring Gardens, Manchester, M2 2BQ.

- S** = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/en suite/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm batten Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB pathress to metal stud
PIR = 30mm Gyrothermalse PIR (12.5+
25.5mm)
I = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

- 300H** Pathress Heights (when full
height pathress isn't required)
1200H

- SE** to confirm additional requirements for load
bearing and rigging

P03	2022-11-21	Updated pathress thickness	JCK	GW
P02	2022-11-21	Updated M4 (2) back door	JCK	GW
P01	2022-11-19	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	JCK	GW

CUSTOMER

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Atkins m4(2)

/Beckett M4(1)

TITLE

Ground Floor Plan - Metal Stud Setting Out

SUITABILITY

Review and Comment

DRAWN / CHECKED

JCK / GW

INITIAL ISSUE DATE

Nov 2022

SCALE

1 : 50 @ A3

DRAWING ID

Project Originate Volume Level Type Role Number Status Revision

3GP3 - MHA - AB - 00 - DR - A - 00205 - S3 - P03

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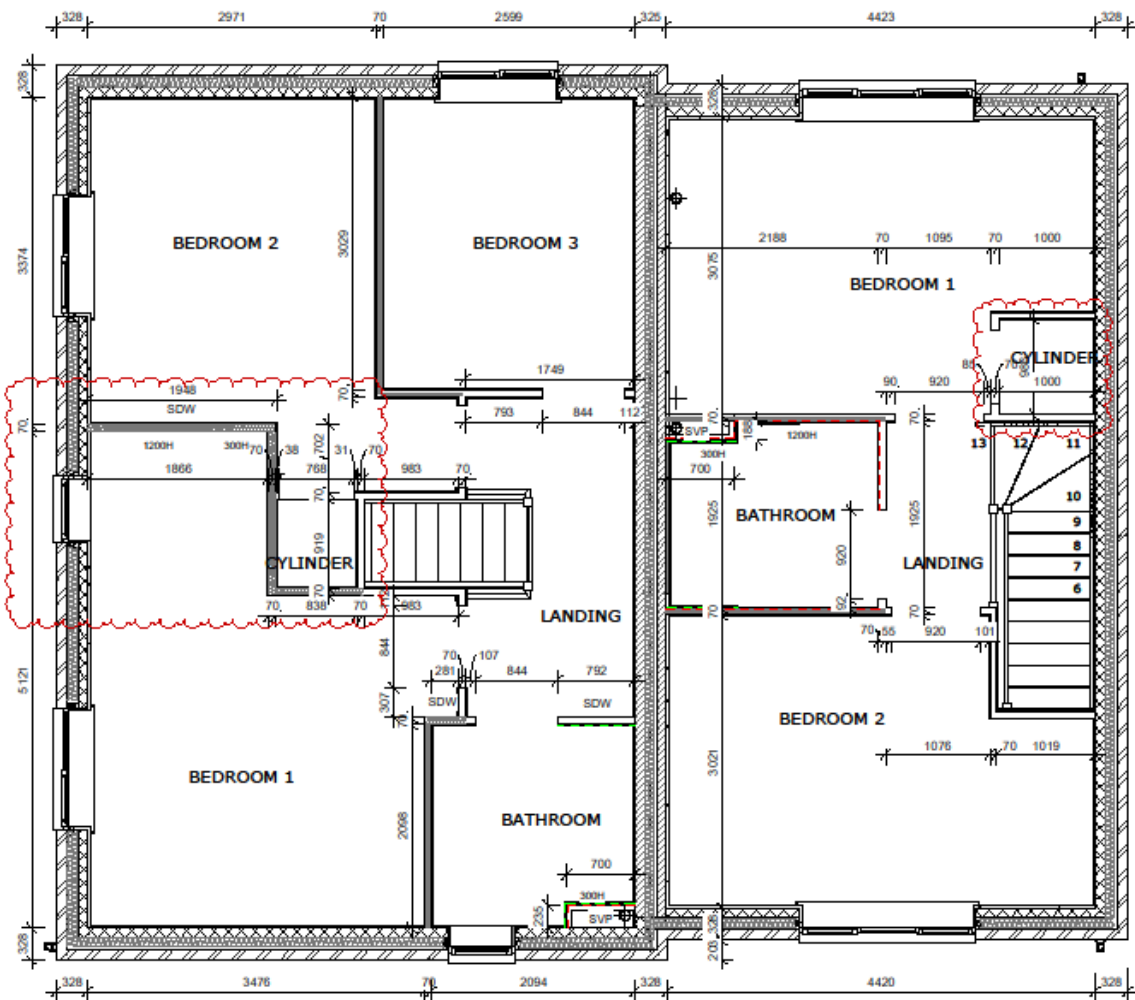
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FIRST FLOOR

ALL DIMENSIONS ILLUSTRATED
ARE TAKEN TO BLOCKWORK FOR
MASONRY WALLS AND OUTER FACE
OF STUDWORK FOR LIGHTWEIGHT
FRAME WALLS UNLESS STATED
OTHERWISE.

- S706** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S706** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm batten
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S70M** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/ensuite/WC side with skin finish.
- S70M** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm batten
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S100S** - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.
- S202** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- SUR-100** - Internal garage wall
30mm Gyproc thermaline PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/ensuite/WC side with skin
finish.
- S70R** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70M** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/ensuite/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- MM50** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Patress 15mm allowed for heavy fixtures,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections.
Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/ensuite/WC side with
skin finish
80 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
i = 70mm batten Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB patress to metal stud
PR = 30mm Gyproc thermaline PIR (12.5+
25.5mm)
f = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

300H Patress Heights (when full
600H height patress isn't required)
1200H

SE to confirm additional requirements for load
bearing and racking

P02	2022-11-21	Updated patress thickness, Cylinder location identified,	JCK	GW
P01	2022-11-10	En-suite removed	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins m4(2)
Sheffield Road, Chesterfield	/Beckett M4(1)

TITLE

First Floor Plan - Metal Stud Setting Out

SUITABILITY

Review and Comment

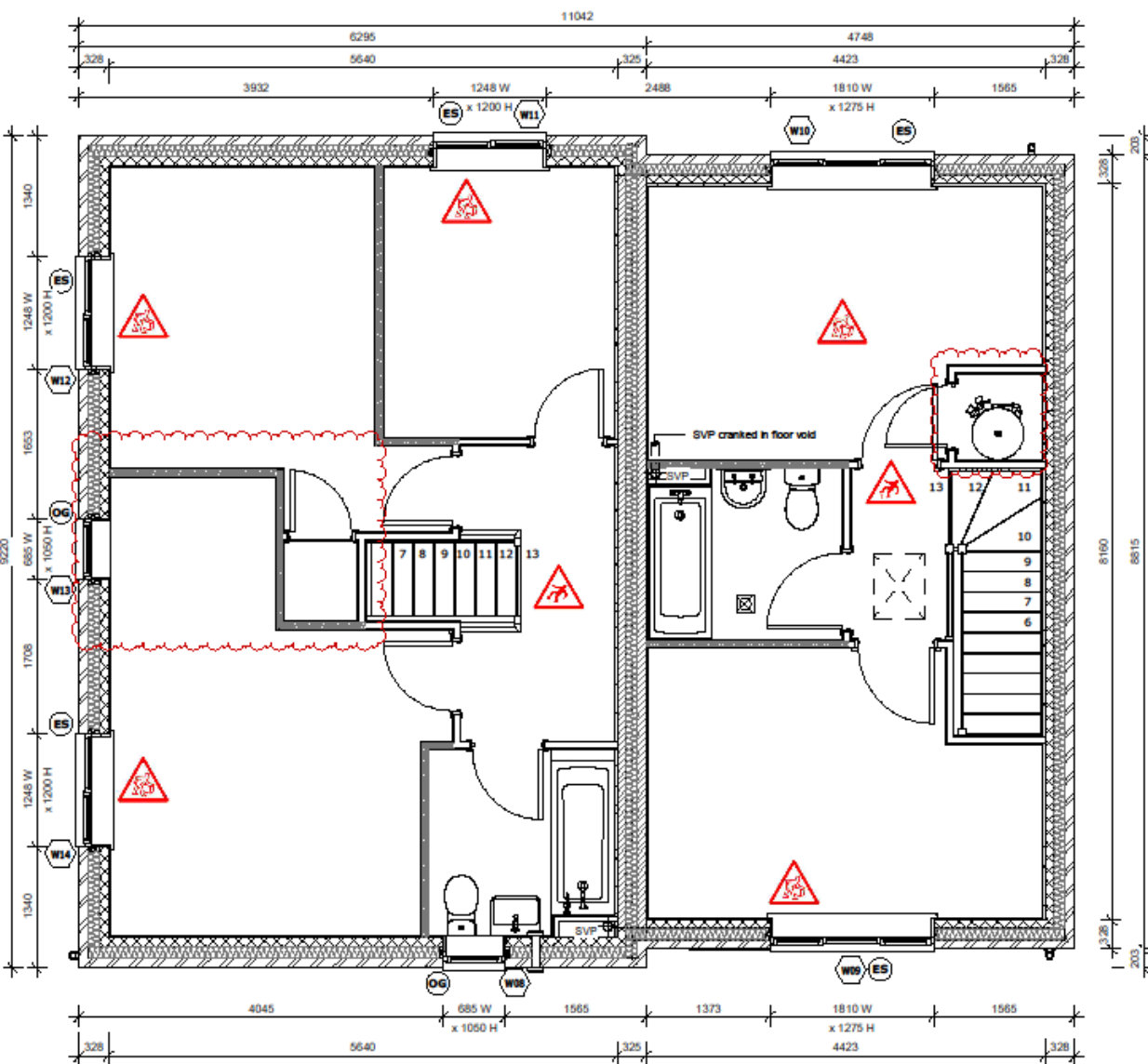
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	01	DR	A	00206	S3	P02

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KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAP Fan Assisted Flue
SVP Soil Vent Pipe
DW Dishwasher
WM Washing Machine
F/F Fridge Freezer
(ES) Emergency Egress Window
(TG) Toughened Glass Windows & Doors
(OG) Obscure Glazing
(Q) Part Q Compliant
G Gas Meter Box
E Electric Meter Box
R/ Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

□ Cavity Barrier

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 350MM THICK PARTY WALL:

DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

P03	2022-11-21	Cylinder location identified, En-suite removed	JCK	GW
P02	2022-11-19	Updated to show changes to internal layout	JCK	GW
P01	2022-11-19	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Atkins m4(2)
/Beckett M4(1)

TITLE

First Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED

GW / JH

INITIAL ISSUE DATE

JUN 2022

SCALE

1 : 50 @ A3

DRAWING ID

Project Originate Volume Level Type Role Number Status Revision
3GP3 - MHA - AB - 01 - DR - A - 00222 - S1 - P03

ARCHITECTS

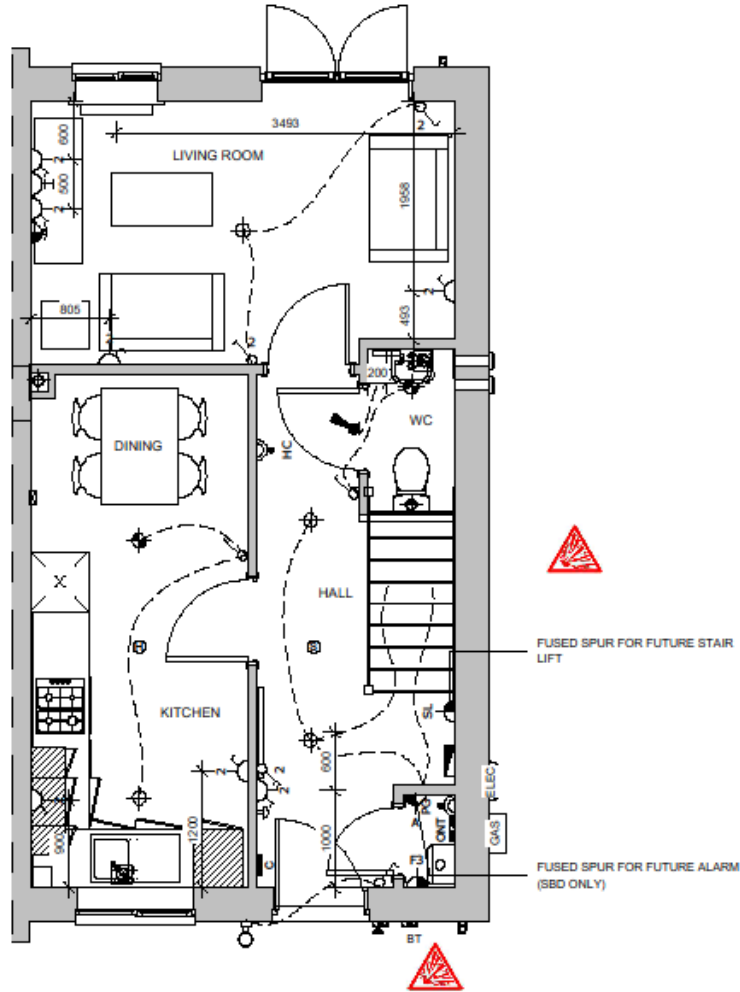
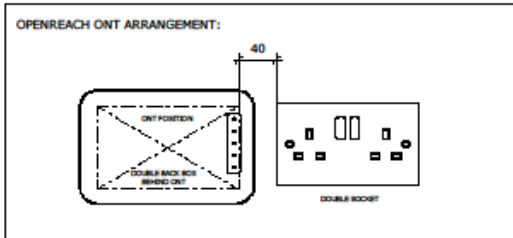
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w www.mhaarchitects.com

WINDOW SCHEDULE - FIRST FLOOR

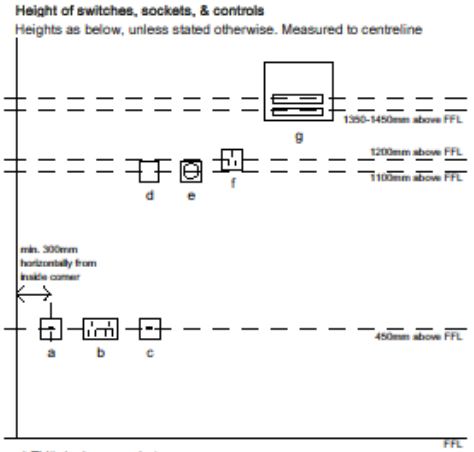
WINDOW REF	UNIT	ROOM	S/O WIDTH	S/O HEIGHT	TRICKLE VENT AREA (MM2)
W08	Beckett	BATHROOM	685	1050	2500
W09	Atkins	BEDROOM 2	1810	1275	5000
W10	Atkins	BEDROOM 1	1810	1275	10000
W11	Beckett	BEDROOM 3	1248	1200	5000
W12	Beckett	BEDROOM 2	1248	1200	5000
W13	Beckett	BEDROOM 1	685	1050	2500
W14	Beckett	BEDROOM 1	1248	1200	5000

*Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule'

ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7KW, MINIMUM MODE 3, UNIT MUST BE UNTETHERED. LOCATION TO BE PLANT SPECIFIC.	



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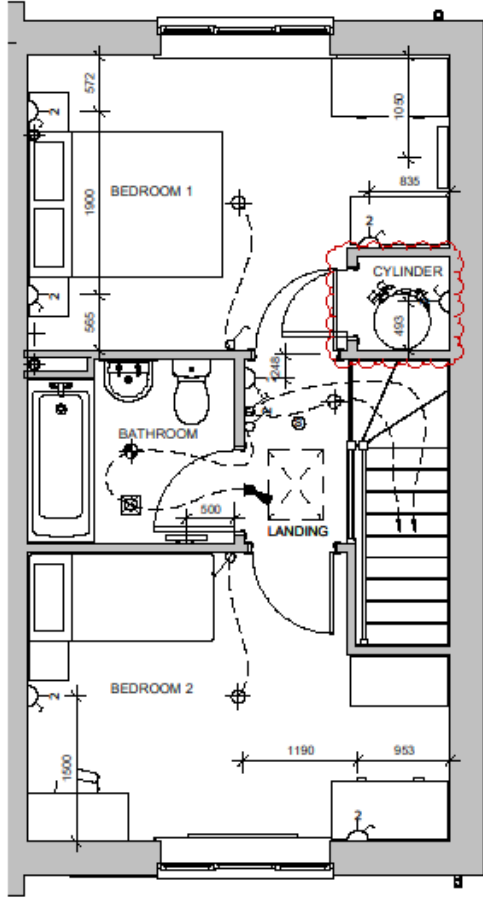


- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

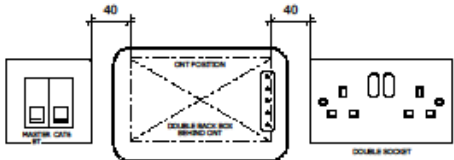
P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Atkins m4(2)	
Sheffield Road, Chesterfield			/Beckett M4(1)	
TITLE				
Ground Floor Electrical Plan Atkins				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	As indicated @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	AB	00	DR
Role	Number	Status	Revision	
A	00502	S3	P01	



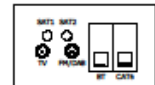
ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1550MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7KW. MINIMUM MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE PLAT SPECIFIC.	



OPENREACH ONT ARRANGEMENT:



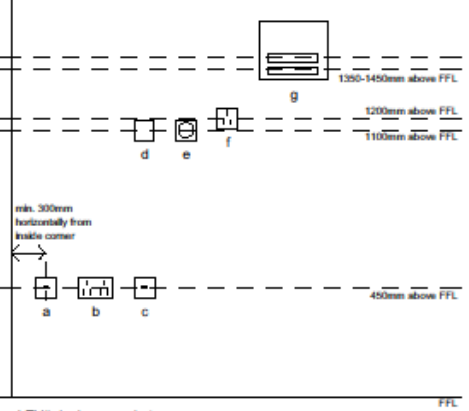
MULTIMEDIA PLATE:



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Height of switches, sockets, & controls

Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSE TYPE

Atkins m4(2)
/Beckett M4(1)

TITLE

First Floor Electrical Plan Atkins

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

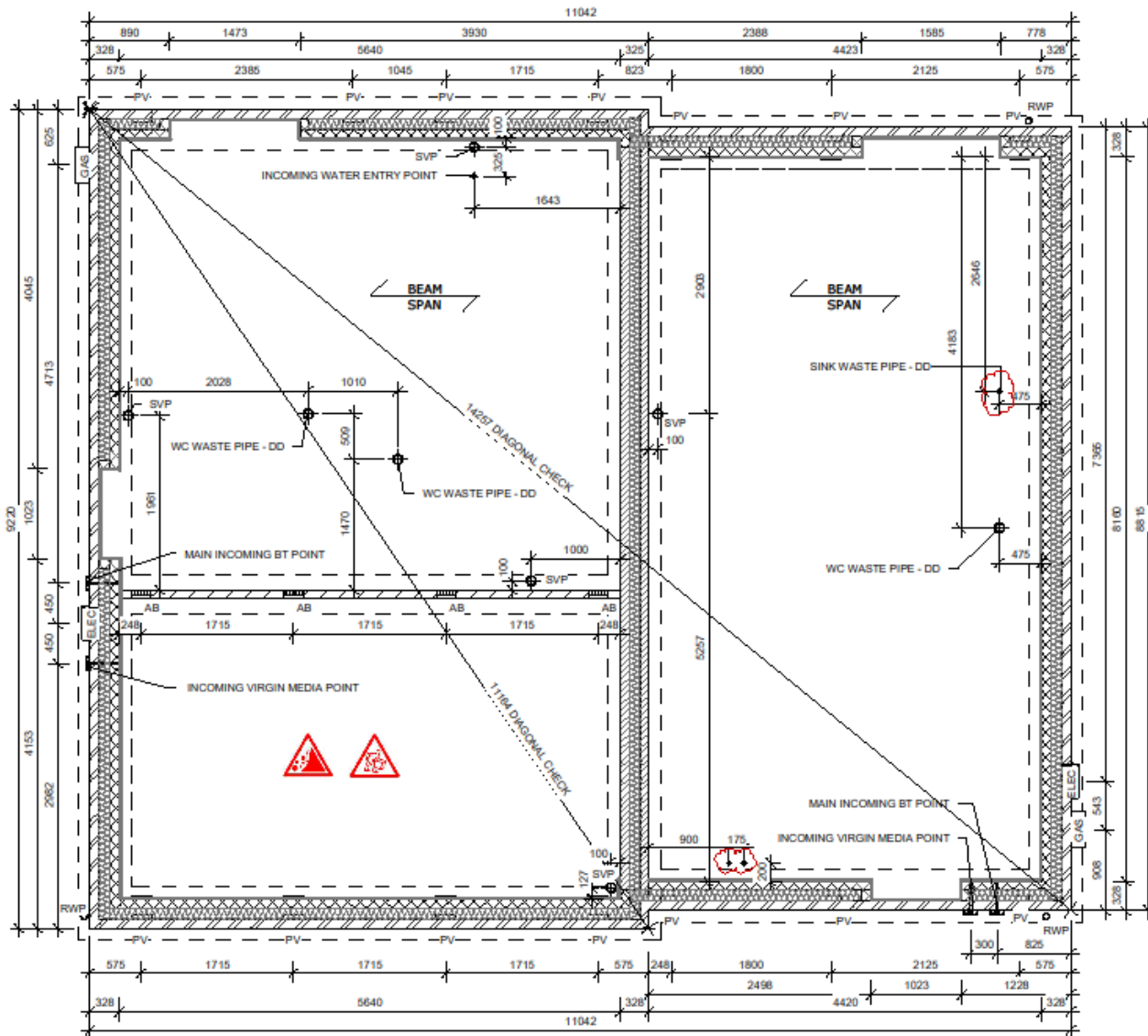
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	01	DR	A	00504	S3	P02

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WALL LEGEND



DENOTES 327.5MM THICK CAVITY WALL:



DENOTES 325MM THICK PARTY WALL BELOW DPC:



DENOTES 100MM THICK LOADBEARING SLEEPER WALL BELOW GROUND FLOOR SLAB LEVEL TO SUIT STRUCTURAL LOADING REQUIREMENTS:

LEGEND

AB AIR BRICKS

PV PERISCOPIC CAVITY WALL VENTS

DD DIRECT TO DRAIN CONNECTION

SVP SOIL VENT PIPE

Note: For Rainwater downpipe locations, refer to plot specific drawings.

RISKS FOR BUILDING ELEMENTS:

Risk of falling down cavity opening, appropriate safety measures to be implemented.
Lifting hazard of ground floor beams, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF COLLAPSE

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NOTES:

- All masonry below DPC to be in accordance with BS EN 771.
- Brickwork to be durability designations F2, S2 to BS EN 998-2:2016.
- Specification for mortar for masonry, Part 2: Masonry mortar.
- All sub-structure blockwork to be in accordance with BS EN 1996-2:2006.
- Eurocode 6 - Design of masonry structures - Part 2: Design considerations, selection of materials and execution of masonry and NHBC technical standards.
- Minimum requirements of blockwork to not be less than 1500kg/m² or 7.3N/mm².
- Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.
- For details of suspended floor see structural engineers design / specialist design.
- Refer to structural engineers drawing for foundation information. Provide underground ducts as required for water, electric & gas services.
- Foundation widths / type are indicative only. Refer to Structural Engineer's foundation design for detailed information.
- All substructure lintels to be 100 x 75mm pre-stressed concrete lintels. Location to be co-ordinated with individual plot drainage.
- Substructure blockwork to be Plasmor Agile Ultima. Refer to Structural Engineer's foundation design for detailed information.
- NHBC standards state: Chapter 5.2.10 (b) Ventilation under floor voids:-
 - Voids should be ventilated by openings providing not less than 1500mm² per metre run of external wall or 500mm² per m² of floor area, which ever gives the greater opening area.
 - Ventilation openings should be provided on at least two opposite sides, where this is not possible, effective cross-ventilation from opposite sides should be provided by a combination of opening and air ducts.
 - Ventilators should be spaced at not more than 2m centres and within 450mm of each end of any wall.

PO2	2022-11-08	Pipes repositioned	JCK	GW
PO1	2022-09-01	Issued for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Atkins m4(2)
/Beckett M4(1)

TITLE

Beam and EPS Foundation Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

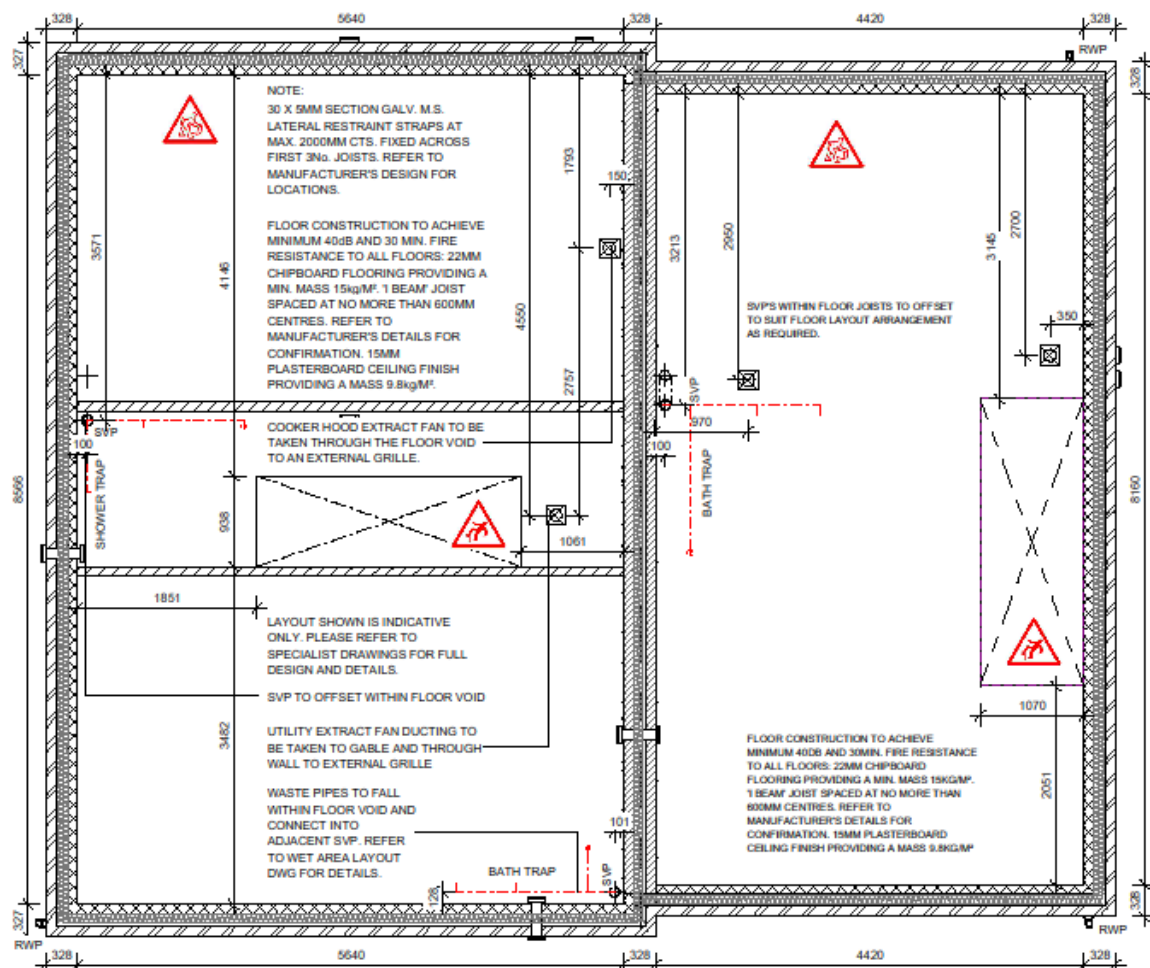
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	FN	DR	A	00102	S1	P02



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NOTES

LAYOUT SHOWN IS INDICATIVE ONLY.
PLEASE REFER TO SPECIALIST
FABRICATOR'S DRAWINGS FOR FULL
DESIGN AND DETAILS.
DESIGN MUST BE COMPLIANT WITH
BS 5268: PART 2 JOIST CENTRES
NOMINALLY 600MM - FABRICATOR'S
DEFLECTION LIMIT TO BE SPAN X
0.003 OR 12MM AS MINIMUM.
JOIST DEPTHS TO BE 245MM
MAXIMUM OR 240MM DEPENDING ON
SUPPLIER.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of intels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

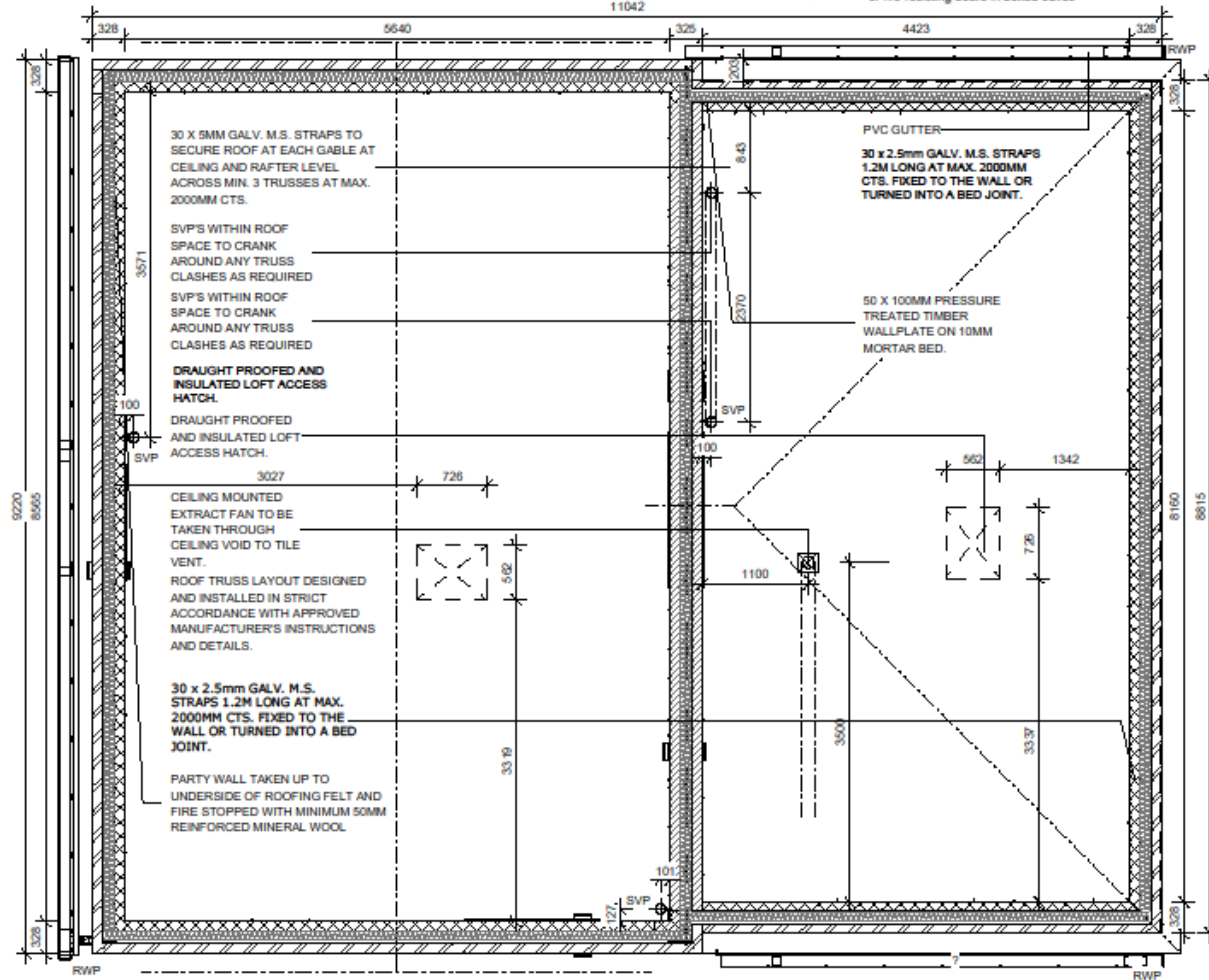
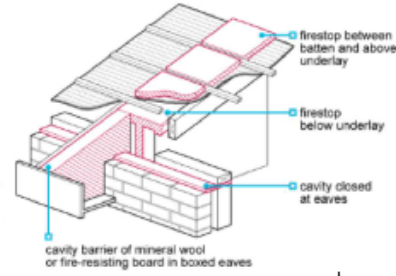
-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Atkins m4(2)					
Sheffield Road, Chesterfield			/Beckett M4(1)					
TITLE								
F.F. Indicative Joist Layout								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Nov 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA - AB	- FJ	- DR	- A	-	00301	- S3	- P01

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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:

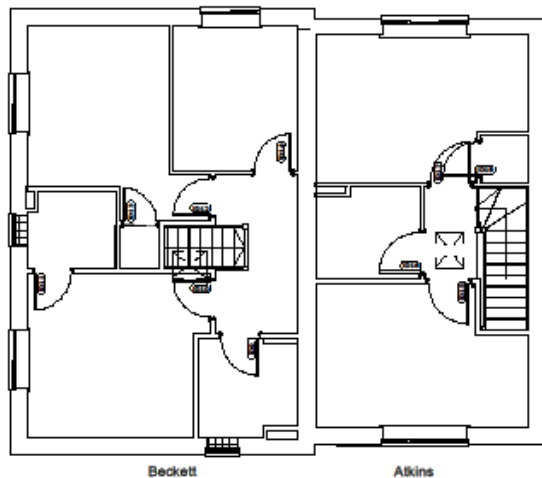
-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Atkins m4(2)					
Sheffield Road, Chesterfield			/Beckett M4(1)					
TITLE								
Roof Plan								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Nov 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AB	RP	DR	A	00303	S3	P01

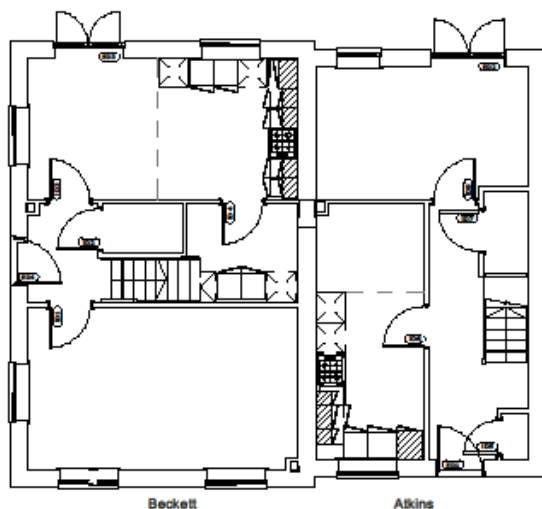
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FIRST FLOOR PLAN



GROUND FLOOR PLAN

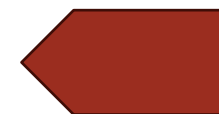
Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
		FFF				
		ID19				
		ID20				
GF	HALL	ED1	1023	2100	929	2025
GF	LIVING ROOM	ED2	1585	2100	708	1950
GF	DINING	ED3	1473	2100	651	1950
GF	HALL	ED4	1023	2100	929	2025
GF	LIVING ROOM	ID1	920	2040	838	1981
GF	WC	ID2	920	2040	838	1981
GF	DINING	ID3	920	2040	838	1981
GF	UTILITY	ID4	920	2040	838	1981
GF	STORE	ID5	768	2040	686	1981
GF	KITCHEN	ID6	920	2040	838	1981
GF	WC	ID7	920	2040	838	1981
GF	LIVING ROOM	ID8	920	2040	838	1981
FF	BATHROOM	ID9	844	2040	778	1989
FF	BEDROOM 1	ID10	844	2040	762	1981
FF	EN-SUITE	ID11	844	2040	762	1981
FF	BEDROOM 2	ID12	844	2040	762	1981
FF	ST.	ID13	768	2040	686	1981
FF	BEDROOM 3	ID14	844	2040	762	1981
FF	BEDROOM 2	ID15	920	2040	838	1981
FF	BATHROOM	ID16	920	2040	838	1981
FF	BEDROOM 1	ID17	920	2040	838	1981
FF	STORE	ID18	768	2040	686	1981

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSE TYPE	
Former Ash Glen Nursery			Atkins m4(2)	
Sheffield Road, Chesterfield			/Beckett M4(1)	
TITLE				
Internal Door Plan and Schedule				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 100 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	AB	ZZ	DR - A
				00251 - S3 - P01

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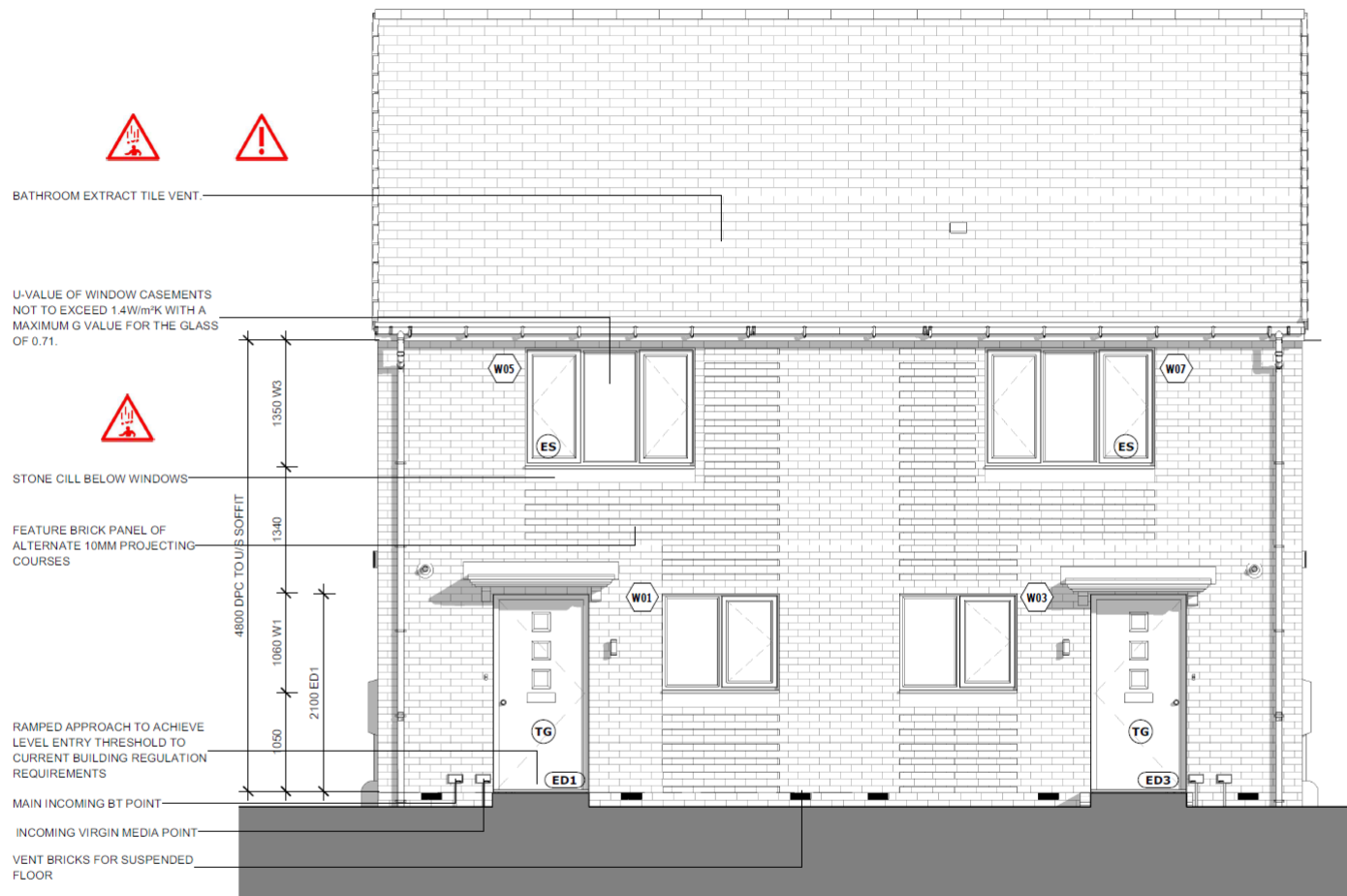


HOUSE TYPES

ATKIN

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#) ←
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





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KEY

- TG TOUGHENED GLASS
- ES EMERGENCY ESCAPE
- OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS.

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

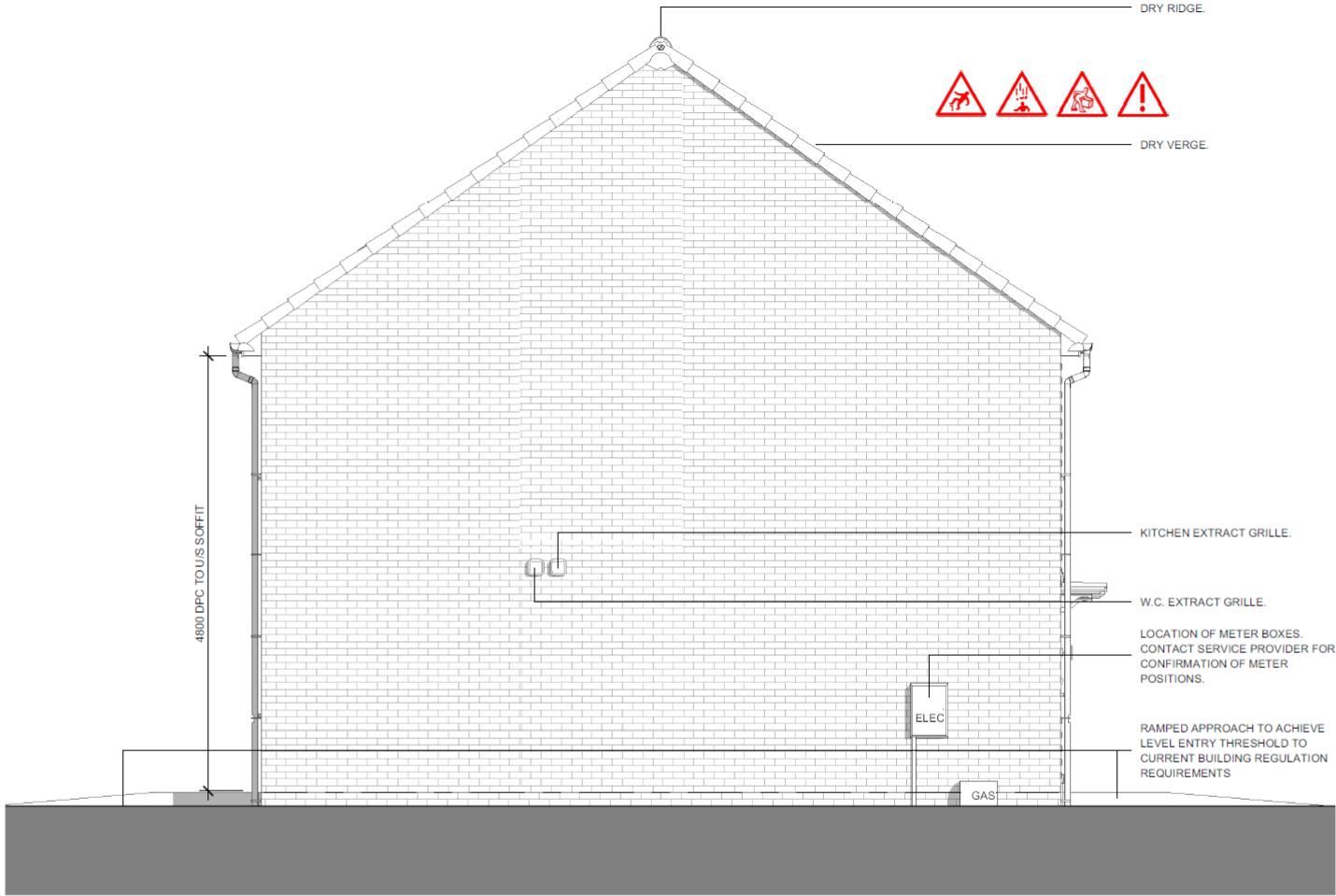
- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Atkins M4(2)					
Sheffield Road, Chesterfield								
TITLE								
Front Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA -	AT	ZZ	DR	- A -	00401	- S3 -	P01

mha
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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Atkins M4(2)					
Sheffield Road, Chesterfield								
TITLE								
L.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	ZZ	DR	A	00402	S3	P01





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING



SVP TILE VENTS TO BE POSITIONED A MINIMUM OF 900MM ABOVE OPENABLE WINDOWS.



U-VALUE OF WINDOW CASEMENTS NOT TO EXCEED 1.4W/m²K WITH A MAXIMUM G VALUE FOR THE GLASS OF 0.71.

VENT BRICKS FOR SUSPENDED FLOOR

RAMPED APPROACH TO ACHIEVE LEVEL ENTRY THRESHOLD TO CURRENT BUILDING REGULATION REQUIREMENTS

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF EXPLOSION



RISK OF FALLING



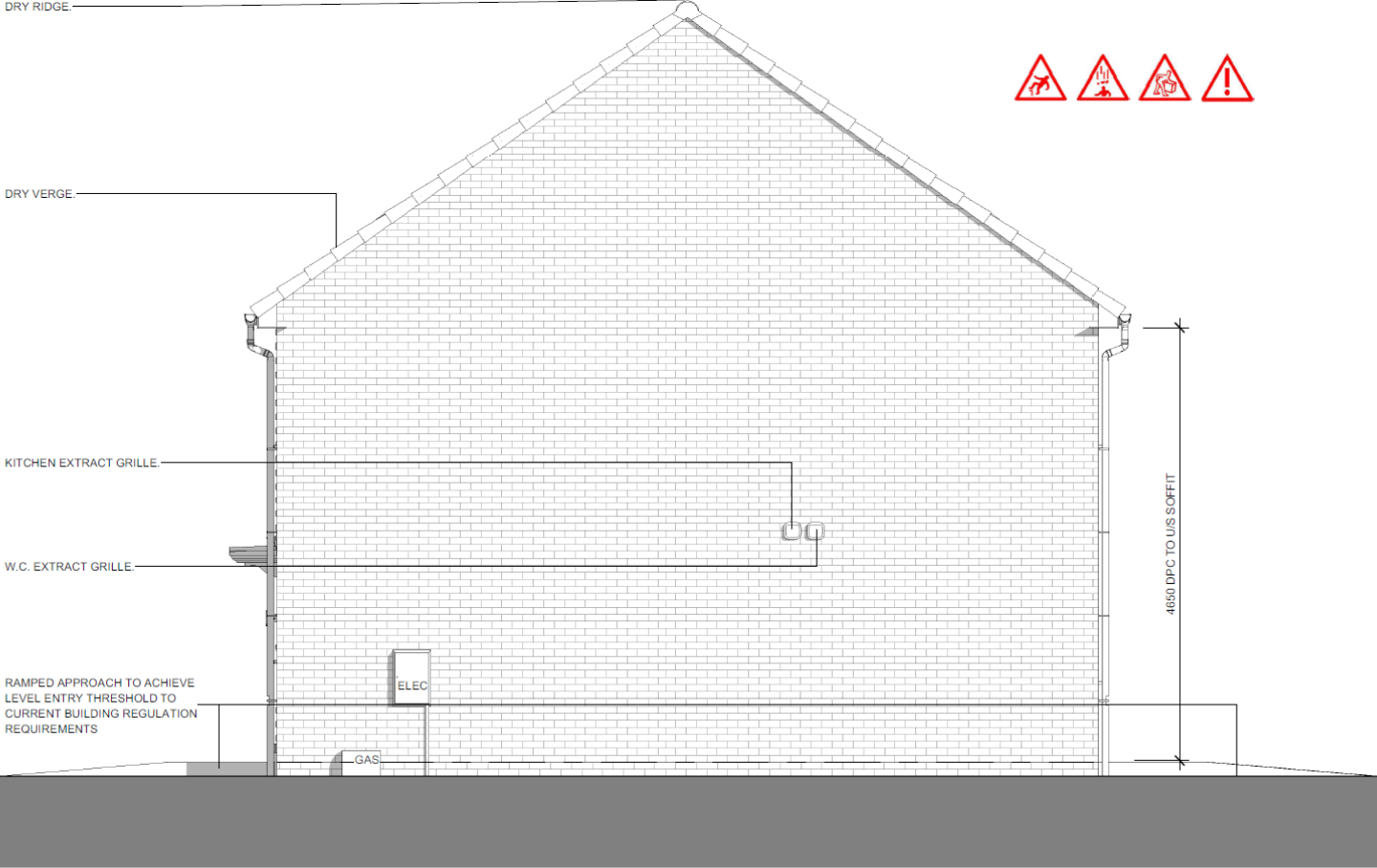
RISK OF COLLAPSE

P01	2022-09-01	Initial issue for coordination	GW	JH				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Atkins M4(2)					
Sheffield Road, Chesterfield								
TITLE								
Rear Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- AT	- ZZ	- DR	- A -	00403	- S3	- P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS

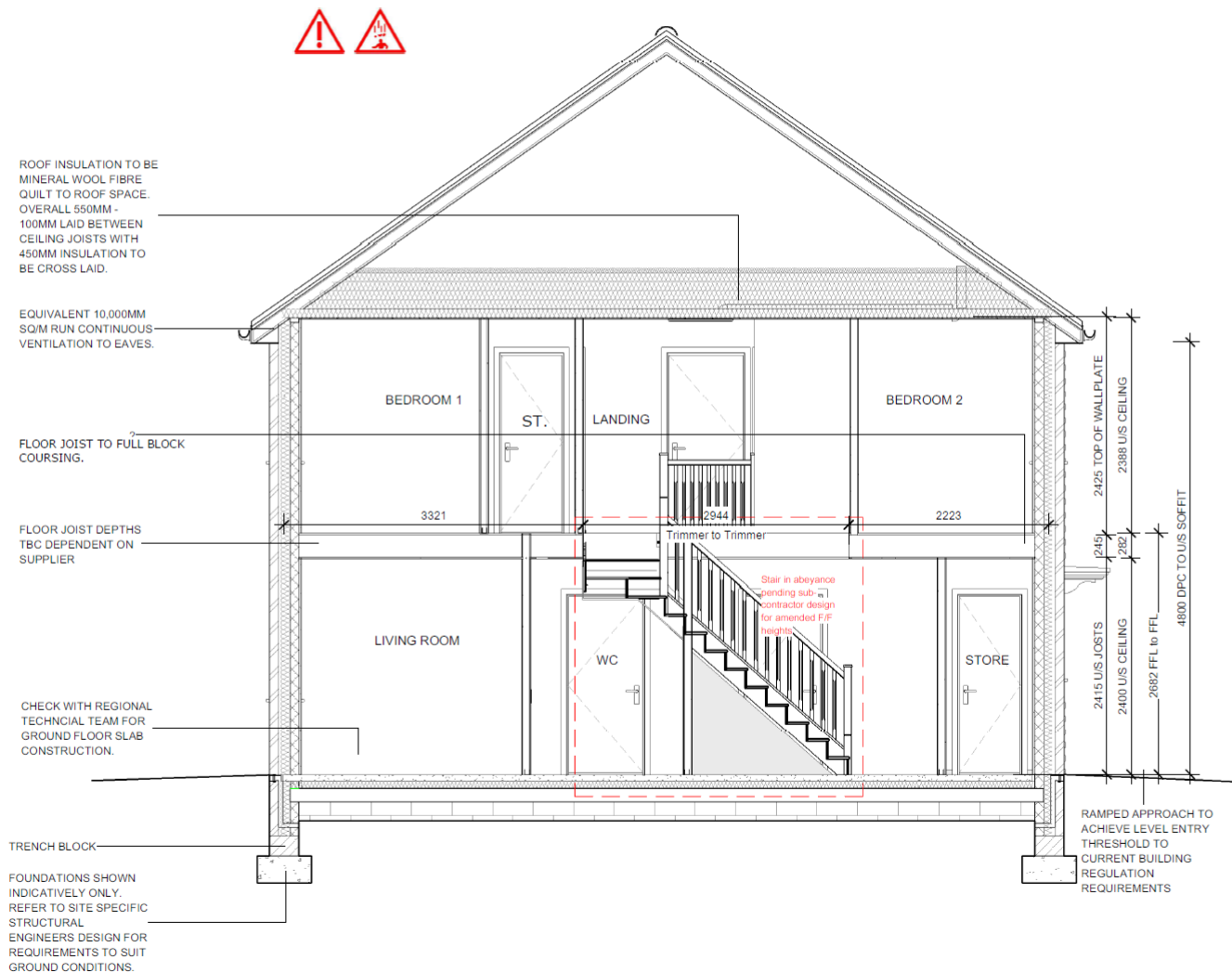
-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Atkins M4(2)					
Sheffield Road, Chesterfield								
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
Author / Checker		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- AT	- ZZ	- DR	- A	- 00404	- S3	- P01

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RISKS FOR BUILDING ELEMENTS:

Stair Opening:-
Risk of falling, appropriate safety gear and method of access to be used.
Roof:-
Risk of falling, appropriate safety gear and method of access to be used.
Risk of collapse from roof trusses.
Windows:-
Risk of falling from window opening, appropriate safety measures to be implemented.
Lifting hazard of lintels and windows, appropriate lifting equipment to be used.
Risk of access obstruction from around floor bay windows to elements at higher levels, suitable method of access to be used.
Walls:-
Risk of wall collapse, suitable propping to be used where required.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Atkins M4(2)

TITLE

Section A-A

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

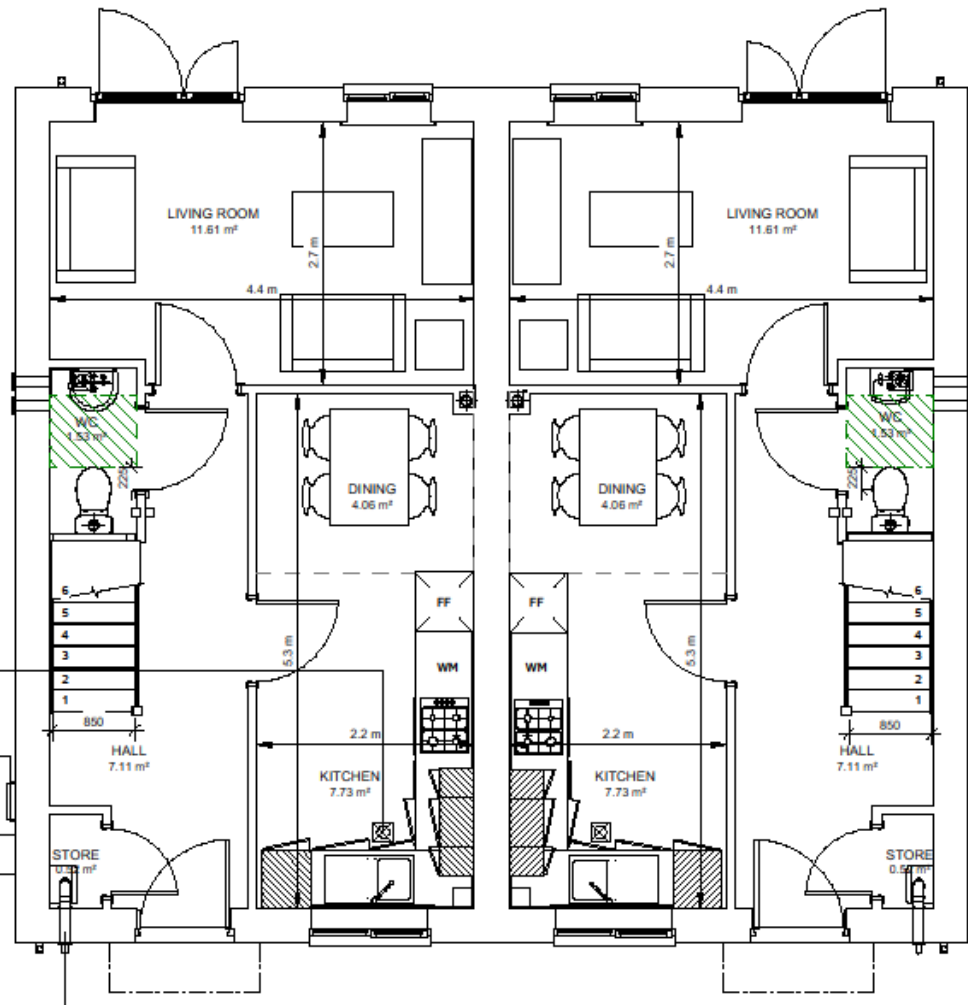
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- AT	- ZZ	- DR	- A	- 00304	- S3	- P01

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KITCHEN EXTRACT FAN TO BE TAKEN THROUGH FLOOR VOID TO EXTERNAL GRILLE

LOCATION OF METER BOXES, CONTACT SERVICE PROVIDER FOR CONFIRMATION OF METER POSITIONS.

BALANCED FLUE BOILER EXTRACT TAKEN THROUGH TO EXTERNAL GRILLE ENSURE 300MM MIN. CLEAR DISTANCE FROM ANY OPENING AND BOUNDARY LINE, 150MM MIN. FROM A RWP.

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DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

 Hatch indicates AD Part M clear zones

P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	GW	JCK
P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins M4(2)
Sheffield Road, Chesterfield	

TITLE

Ground Floor GA Plan

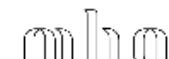
SUITABILITY

Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	00	DR	A	00201	S2	P03

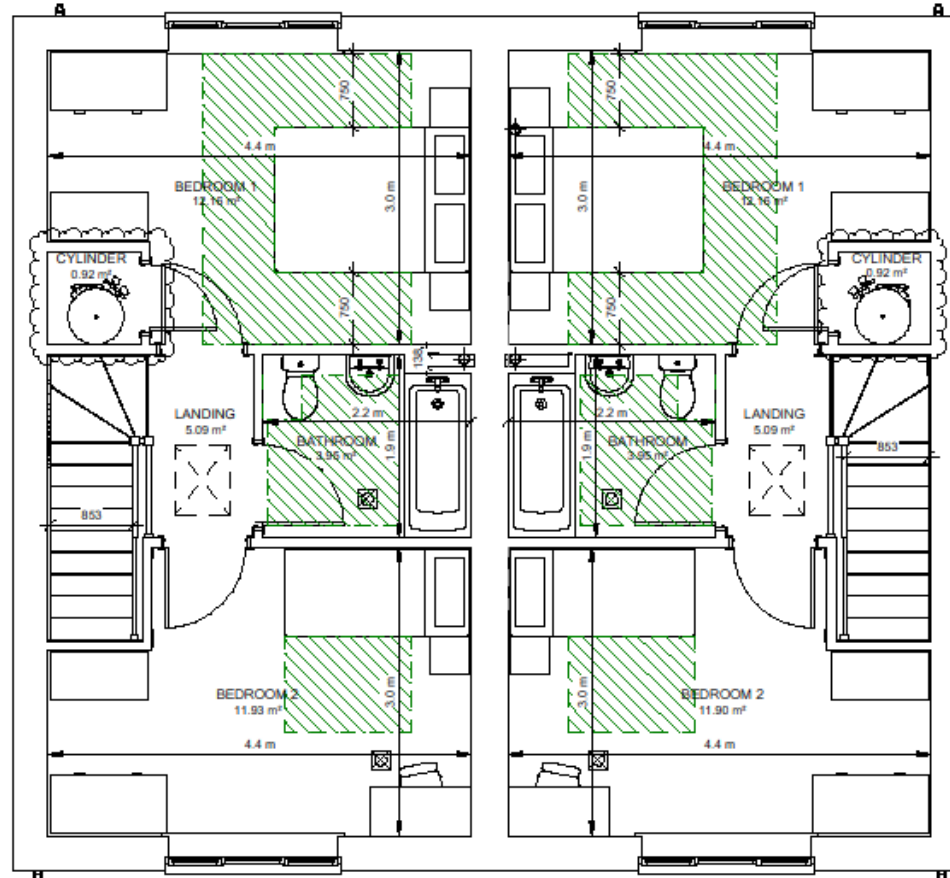

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 Hatch indicates AD Part M
clear zones



P04	2022-11-21	Cylinder location identified	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	GW	JCK
P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Atkins M4(2)

TITLE
First Floor GA Plan

SUITABILITY
Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

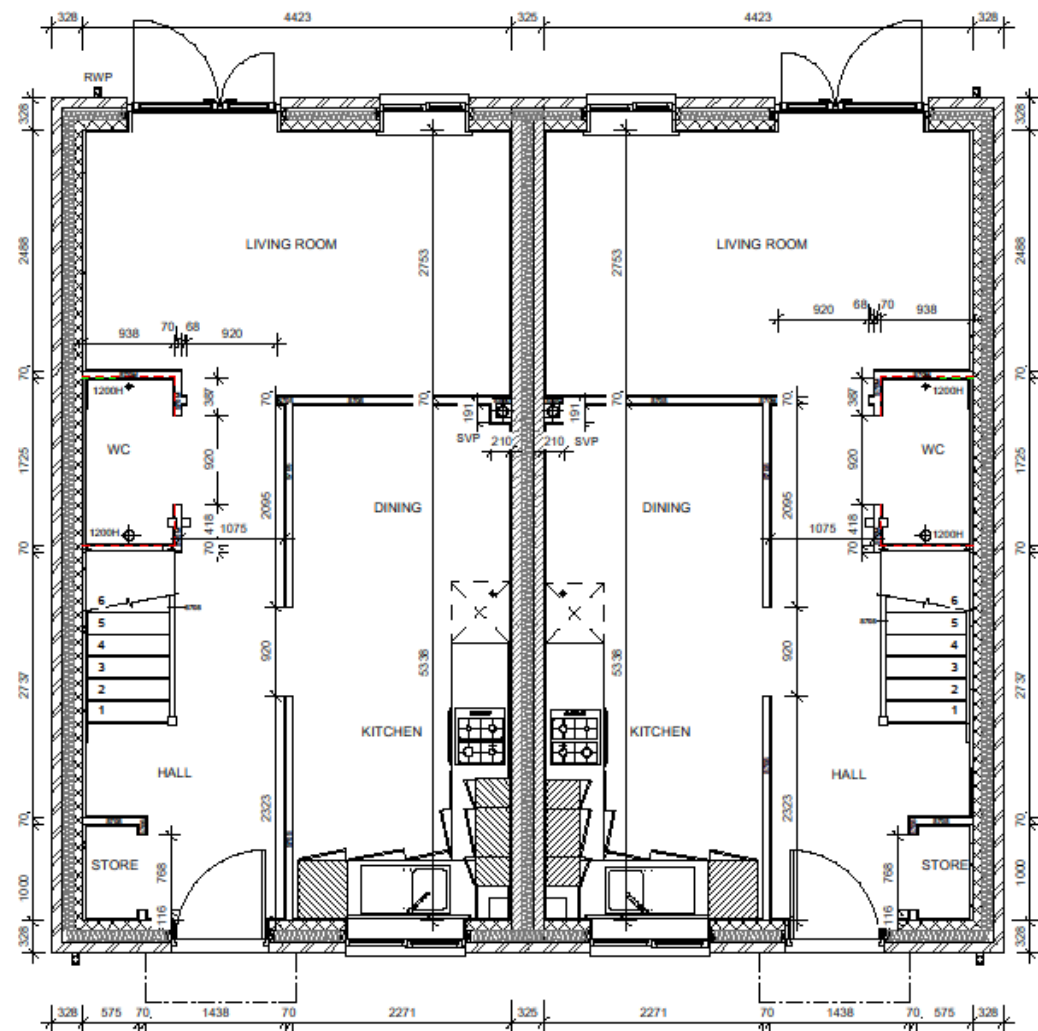
DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
	3GP3	MHA	AT	01	DR	A	00202	S2	P04


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ALL DIMENSIONS ILLUSTRATED
ARE TAKEN TO BLOCKWORK FOR
MASONRY WALLS AND OUTER FACE
OF STUDWORK FOR LIGHTWEIGHT
FRAME WALLS UNLESS STATED
OTHERWISE.

- S205** - Standard partition
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skim finish.
- S205I** - Standard partition with insulation
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skim finish.
- S205M** - Partition to wet area
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en suite/WC side with skim finish.
- S205MI** - Partition to wet area with insulation
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skim finish.
- S1005** - Loadbearing partition
12.5mm Standard wallboard on dabs with skim
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skim
finish.
- S050** - Boring to services
Two layers of 12.5mm Standard wallboard with
skim finish,
nom. 50mm metal stud.
- PIR100I** - Internal garage wall
38mm Gyrothermaline PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skim
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/en suite/WC side with skim
finish.
- S205E** - Fire rated standard partition
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skim finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S205MI** - Fire rated partition to wet area
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en suite/WC side with skim finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S20** - Single sided partition.
12.5mm Standard wallboard with skim finish to
one side only,
nom. 70mm metal stud.
- M050** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skim finish,
nom. 50mm metal stud.

- Pattern 18mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections
- Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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Suite 16, 70 Spring Gardens, Manchester, M2 2BQ.

S = 12.5mm Standard wallboard with skim
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/en suite/WC side with
skim finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm lower Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB pattress to metal stud
PIR = 38mm Gyrothermaline PIR (12.5+
25.5mm)
I = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.
300H Pattress Heights (when full
height pattress isn't required)
1200H
SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated pattress thickness	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Atkins M4(2)

TITLE
Ground Floor Plan - Metal Stud Setting Out

SUITABILITY
Review and Comment

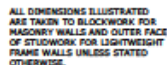
DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Oct 2022

SCALE
1 : 50 @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	00	DR	A	00205	S3	P03

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MMSO - Boasting to services
Two layers of 12.5mm Moisture wallboard w/
satin finish,
nom. 50mm metal stud.

Double layer of plasterboard, with C studs set at 400mm centres to spaces with ceramic tiles

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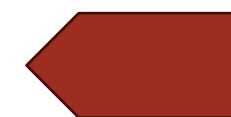
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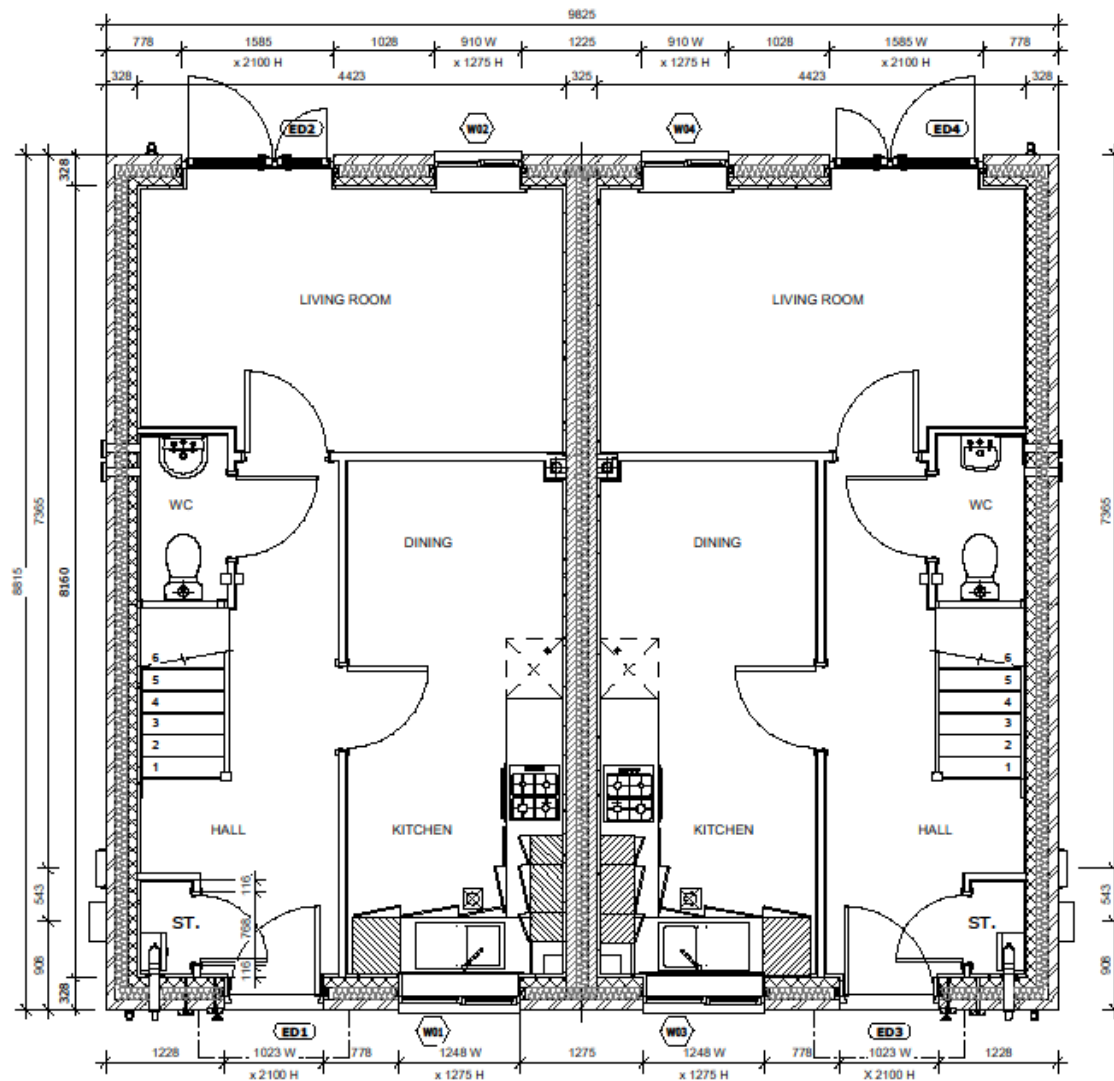
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Suite 1B, 20, Solihull Gardens, Manchester, M20 2BG.

- S = 12.5" Standard wallboard with skim finish
- M = 15mm Gypcrete moisture resistant wallboard to bathroom/vestibule/WC side with skim finish
- 50 = max. 50mm metal stud
- 70 = max. 70mm metal stud
- 100 = 100mm loadbearing partition wall to SG design and specification
- I = 70mm loose Acoustic Partition Roll
- APR1000 insulation between studs
- T = 15mm OSB plyto metal stud
- PIR = 35mm GypthermoPanel PIR (12.5" x 25.5mm)
- P = Partition to achieve min. 30mins EI fire resistance, or REI where the wall is loadbearing. All service penetrations to be sealed with fire-stopped sealant. No metal backing boxes used to seal pipes/socketts, and all joints banded and skimmed.

P03	2022-11-21	Updated patress thickness	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

Vistry Partnership									
PROJECT TITLE						HOUSETYPE			
Former Ash Glen Nursery Sheffield Road, Chesterfield						Atkins M4(2)			
TITLE									
First Floor Plan - Metal Stud Setting Out									
SUITABILITY									
Review and Comment									
DRAWN / CHECKED			INITIAL ISSUE DATE				SCALE		
JCK / GW			Oct 2022				1 : 50 @ A3		
DRAWING ID									
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision	
3GP3	- MHA	- AT	- 01	- DR	- A	- 00206	- S3	- P03	





KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAP Fan Assisted Flue
SVP Soil Vent Pipe
DW Dishwasher
WM Washing Machine
F/F Fridge Freezer
EBS Emergency Egress Window
(TG) Toughened Glass Windows & Doors
(OG) Obscure Glazing
(Q) Part Q Compliant
G Gas Meter Box
E Electric Meter Box
R Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

□ Cavity Barrier

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:



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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 350MM THICK PARTY WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

PO2	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
PO1	2022-09-01	Initial issue for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Atkins M4(2)

TITLE

Ground Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	00	DR	A	00221	S1	P02

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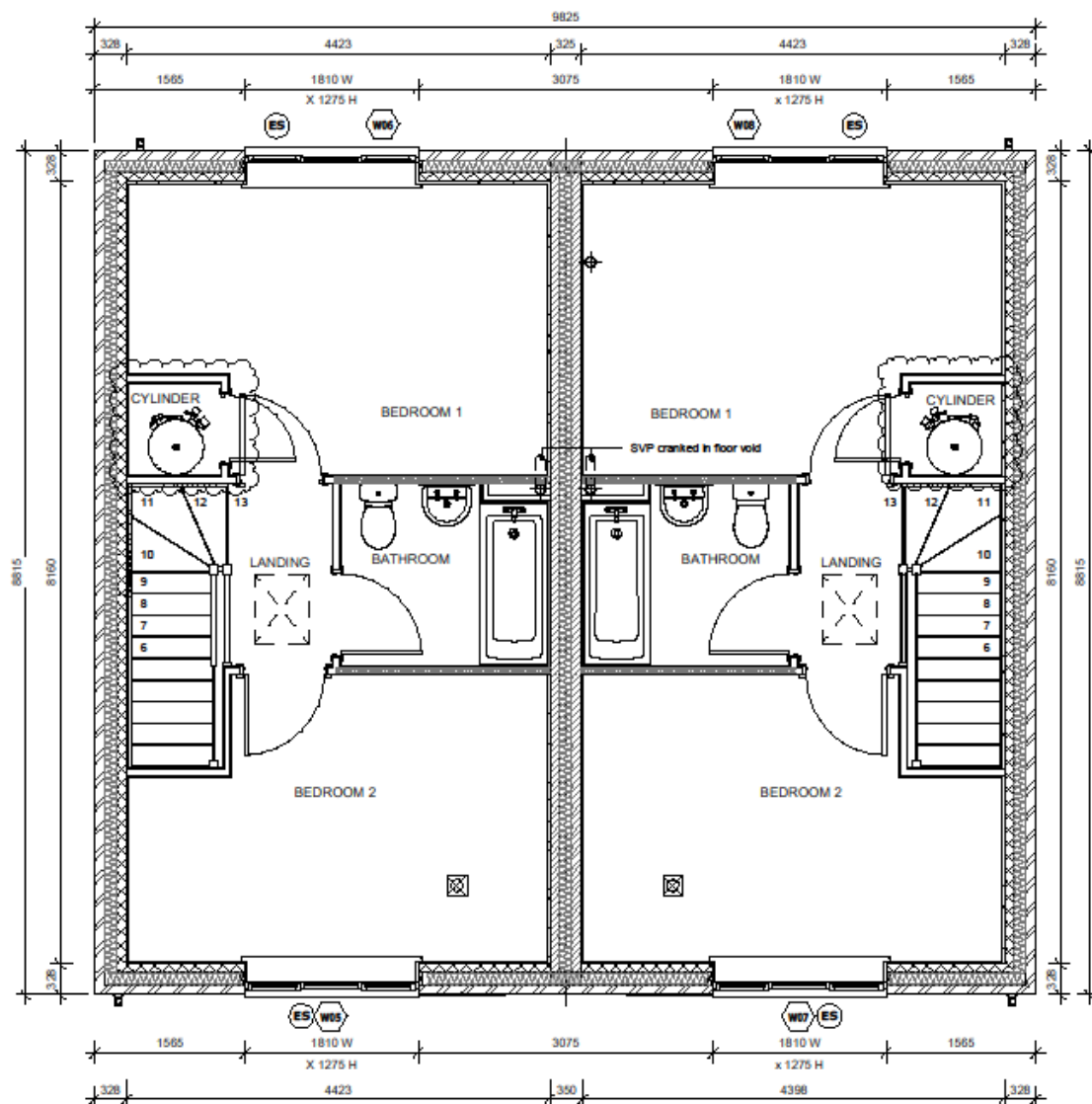
External Door Schedule GF

DOOR REF.	UNIT	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
ED1	LHS	HALL	1023	2100	929	2025
ED2	LHS	LIVING ROOM	1585	2100	875	1950
ED3	RHS	HALL	1023	2100	929	2025
ED4	RHS	LIVING ROOM	1585	2100	875	1950

WINDOW SCHEDULE GF

WINDOW REF	UNIT	ROOM	S/O WIDTH	S/O HEIGHT	TRICKLE VENT AREA (MM2)
W01	LHS	KITCHEN	1248	1060	5000
W02	LHS	LIVING ROOM	910	1275	5000
W03	RHS	KITCHEN	1248	1060	5000
W04	RHS	LIVING ROOM	910	1275	5000

'Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule'



KEY TO ABBREVIATIONS

CL Centre Line
 M.J. Movement Joint
 RWP Rainwater Pipe
 FAF Fan Assisted Flue
 SVP Soil Vent Pipe
 DW Dishwasher
 WM Washing Machine
 F/F Fridge Freezer
 (ES) Emergency Egress Window
 (TG) Toughened Glass Windows & Doors
 (OG) Obscure Glazing
 (Q) Part Q Compliant
 G Gas Meter Box
 E Electric Meter Box
 R Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

□ Cavity Barrier

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of Inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:



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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 350MM THICK PARTY WALL:

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P03	2022-11-21	Cylinder location identified	JCK	GW
P02	2022-11-10	Bathroom rotated	JCK	GW
P01	2022-09-01	Initial issue for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
 Sheffield Road, Chesterfield

HOUSETYPE

Atkins M4(2)

TITLE

First Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	JUN 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	01	DR	A	00222	S1	P03

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WINDOW SCHEDULE FF					
WINDOW REF	UNIT	ROOM	S/O WIDTH	S/O HEIGHT	TRICKLE VENT AREA (MM2)
W05	LHS	BEDROOM 2	1810	1275	5000
W06	LHS	BEDROOM 1	1810	1275	10000
W07	RHS	BEDROOM 2	1810	1275	5000
W08	RHS	BEDROOM 1	1810	1275	10000

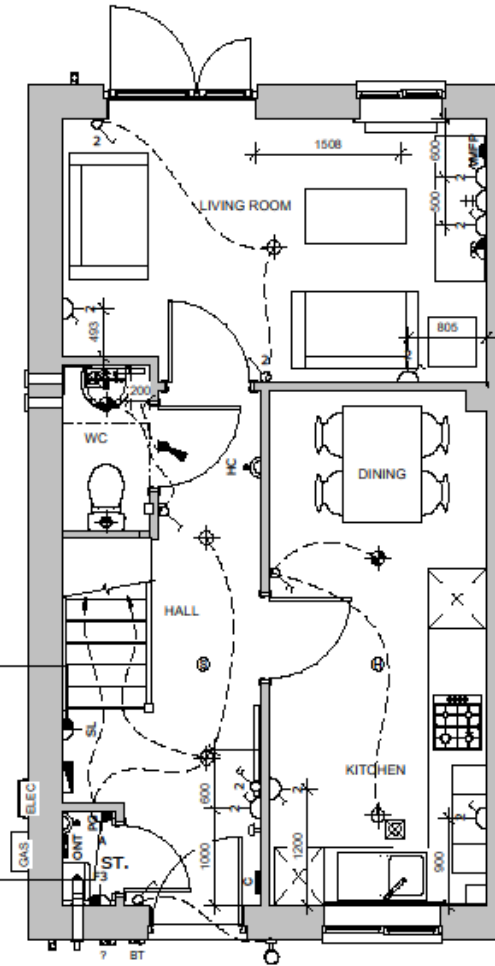
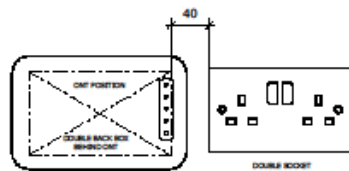
Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule

ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW)	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW)	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1500MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MAXIMUM CHARGING POWER OF 7kW, MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE PLANT SPECIFIC.	

FUSED SPUR FOR FUTURE STAIR
LIFT

FUSED SPUR FOR FUTURE ALARM
(SBD ONLY)

OPENREACH ONT ARRANGEMENT:



Do not scale from this drawing.

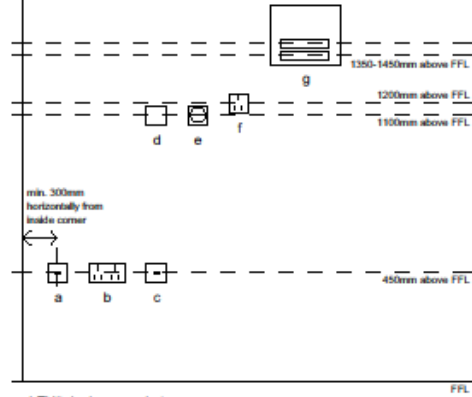
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Height of switches, sockets, & controls

Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins M4(2)
Sheffield Road, Chesterfield	

TITLE

Ground Floor Electrical Plan LH

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

DRAWING ID

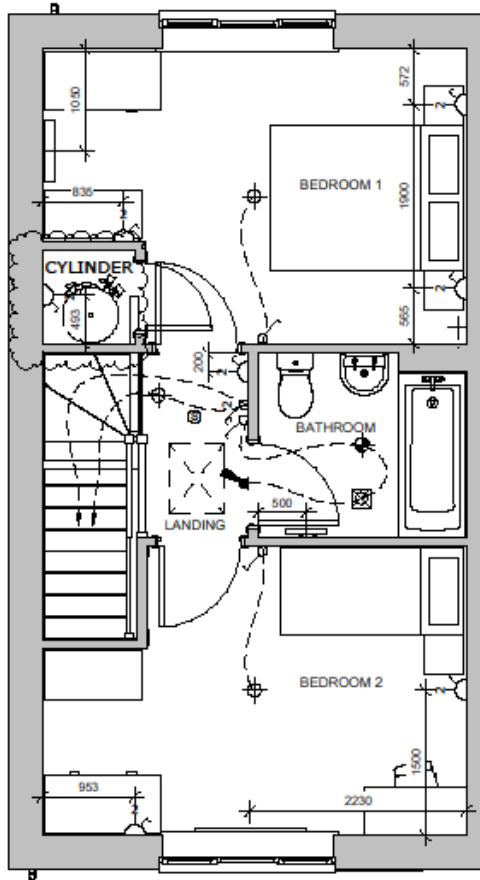
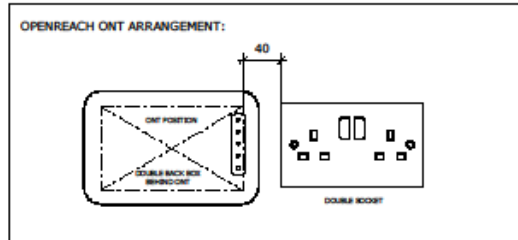
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	00	DR	A	00501	S3	P01

mha
ARCHITECTS

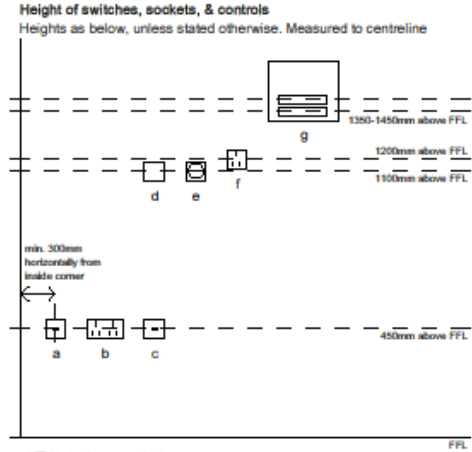
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f +44 (0)114 275 3043
e contact@mhaarchitects.com
w www.mhaarchitects.com



ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
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NETWORK IN (BT)	
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CONSUMER UNIT	
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TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1500MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
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ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7KW, MINIMUM MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE PLAT SPECIFIC.	



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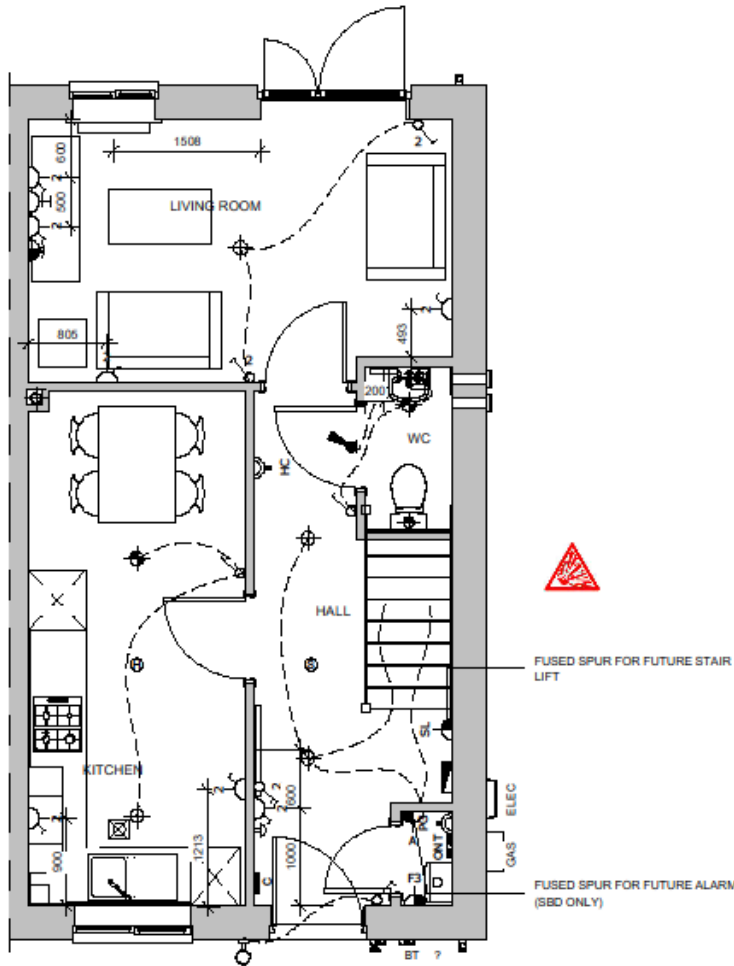
- a) TV/telephone socket
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- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT		Vistry Partnership		
PROJECT TITLE		HOUSETYPE		
Former Ash Glen Nursery		Atkins M4(2)		
Sheffield Road, Chesterfield				
TITLE		First Floor Electrical Plan LH		
SUITABILITY		Review and Comment		
DRAWN / CHECKED		INITIAL ISSUE DATE		SCALE
JCK / GW		Nov 2022		As indicated @ A3
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	AT	01	DR - A
Number	Status	Revision		
00503	S3	P02		

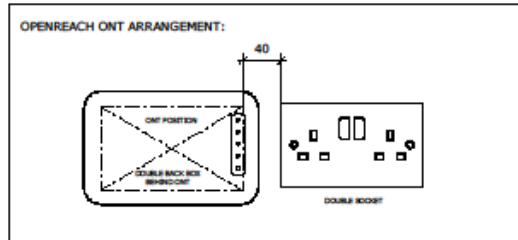


ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
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TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1450MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
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ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7KW, MINIMUM MODE 3. UNIT MUST BE UNTETHERED.	
LOCATION TO BE PLAT SPECIFIC	

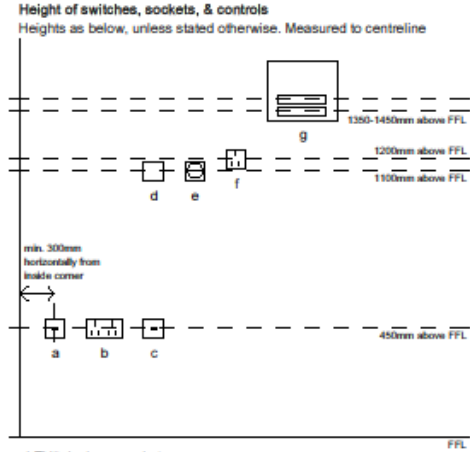


FUSED SPUR FOR FUTURE STAIR
LIFT

FUSED SPUR FOR FUTURE ALARM
(SBD ONLY)



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- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Atkins M4(2)

TITLE
Ground Floor Electrical Plan RH

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Nov 2022

SCALE
As indicated @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	00	DR	A	00502	S3	P01

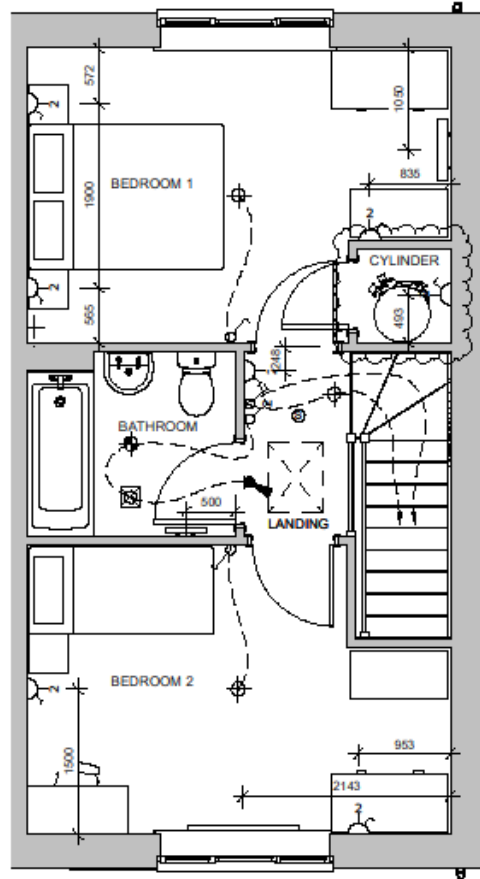
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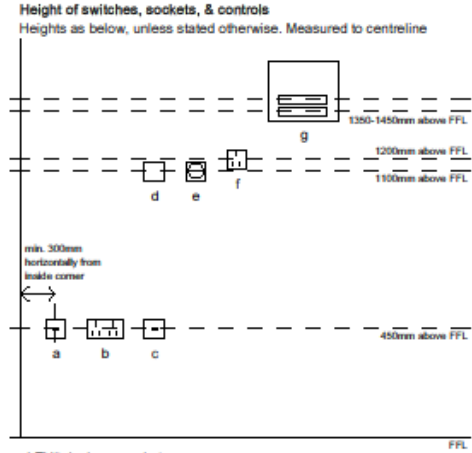
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e contact@mhaarchitects.com
w www.mhaarchitects.com



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CARBON MONOXIDE DETECTOR	
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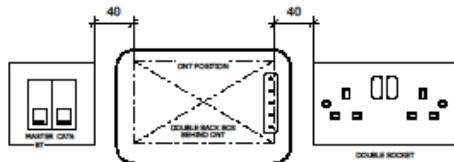
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- f) Electrical socket/switches above kitchen worktop
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P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

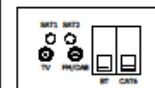
CLIENT								
Vistry Partnership								
PROJECT TITLE	HOUSETYPE							
Former Ash Glen Nursery Sheffield Road, Chesterfield	Atkins M4(2)							
TITLE								
First Floor Electrical Plan RH								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED	INITIAL ISSUE DATE							
JCK / GW	Nov 2022							
SCALE								
As indicated @ A3								
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	01	DR	A	00504	S3	P02

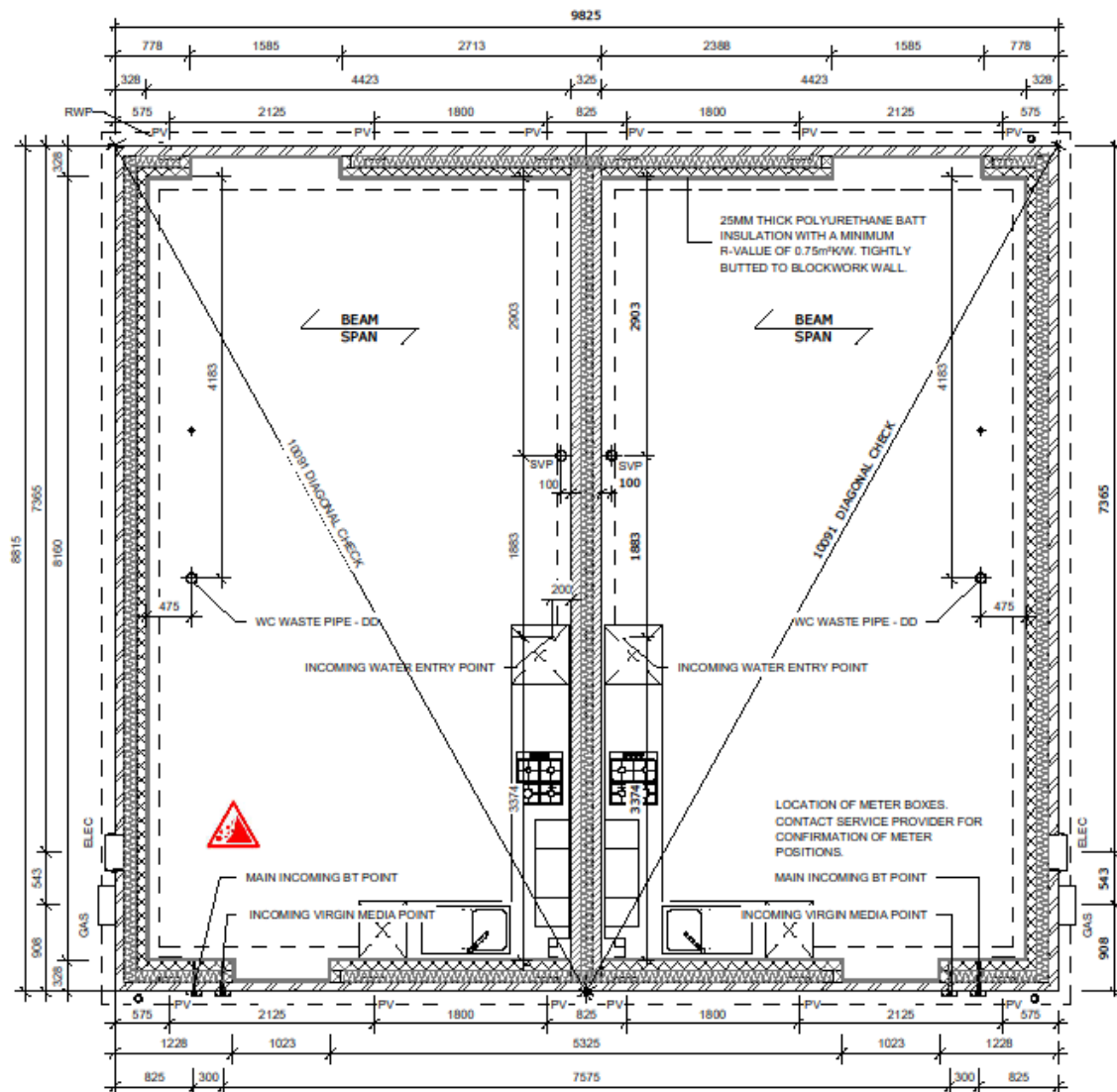
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OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:





WALL LEGEND



DENOTES 327.5MM THICK CAVITY WALL:



DENOTES 325MM THICK PARTY WALL BELOW DPC:

RISKS FOR BUILDING ELEMENTS:

Risk of falling down cavity opening, appropriate safety measures to be implemented.
Lifting hazard of ground floor beams, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF COLLAPSE

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NOTES:

- All masonry below DPC to be in accordance with BS EN 771.
- Brickwork to be durability designations F2, S2 to BS EN 998-2:2016.
- Specification for mortar for masonry, Part 2: Masonry mortar.
- All sub-structure blockwork to be in accordance with BS EN 1996-2:2006.
- Eurocode 6 - Design of masonry structures - Part 2: Design considerations, selection of materials and execution of masonry and NHBC technical standards.
- Minimum requirements of blockwork to not be less than 1500kg/m² or 7.3N/mm².
- Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.
- For details of suspended floor see structural engineers design / specialist design.
- Refer to structural engineers drawing for foundation information. Provide underground ducts as required for water, electric & gas services.
- Foundation widths / type are indicative only. Refer to Structural Engineer's foundation design for detailed information.
- All substructure lintels to be 100 x 75mm pre-stressed concrete lintels. Location to be co-ordinated with individual plot drainage.
- Substructure blockwork to be Plasmor Agile Ultima. Refer to Structural Engineer's foundation design for detailed information.
- NHBC standards state: Chapter 5.2.10 (b) Ventilation under floor voids:-
 - Voids should be ventilated by openings providing not less than 1500mm² per metre run of external wall or 500mm² per m² of floor area, which ever gives the greater opening area.
 - Ventilation openings should be provided on at least two opposite sides, where this is not possible, effective cross-ventilation from opposite sides should be provided by a combination of opening and air ducts.
 - Ventilators should be spaced at not more than 2m centres and within 450mm of each end of any wall.

PO2	2022-11-08	Updated to show changes to internal layout	JCK	GW
PO1	2022-09-01	Initial issue for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Atkins M4(2)
Sheffield Road, Chesterfield	

TITLE

Beam and EPS Foundation Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

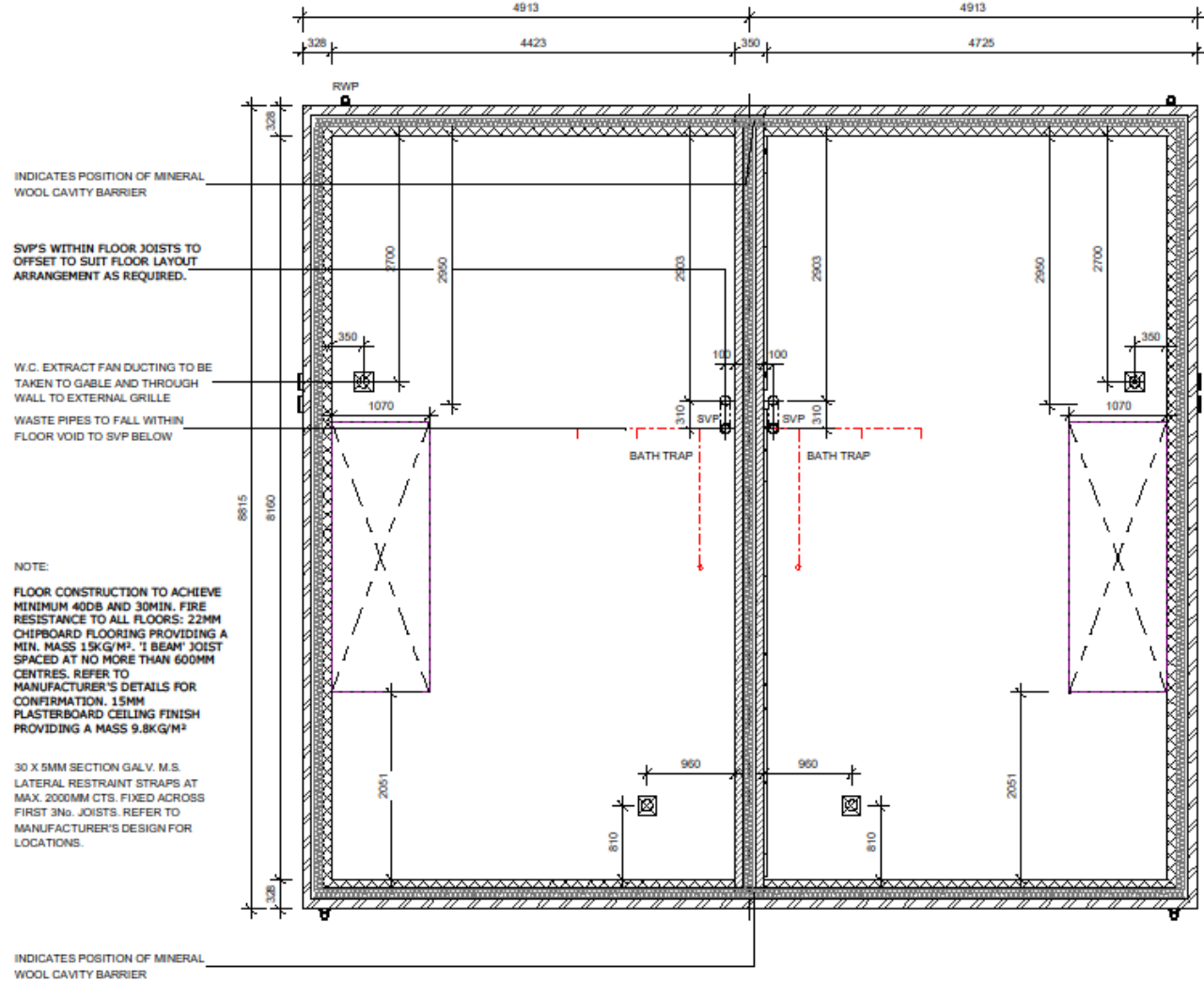
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Status	Revision
3GP3	MHA	AT	FN	DR	A	00102	S1 - P02



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NOTES

LAYOUT SHOWN IS INDICATIVE ONLY. PLEASE REFER TO SPECIALIST FABRICATOR'S DRAWINGS FOR FULL DESIGN AND DETAILS. DESIGN MUST BE COMPLIANT WITH BS 5268: PART 2 JOIST CENTRES NOMINALLY 600MM - FABRICATOR'S DEFLECTION LIMIT TO BE SPAN X 0.003 OR 12MM AS MINIMUM. JOIST DEPTHS TO BE 245MM MAXIMUM OR 240MM DEPENDING ON SUPPLIER.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Atkins M4(2)	
Sheffield Road, Chesterfield				
TITLE				
F.F. Indicative Joist Layout				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	AT	FJ	DR
				A
				00301
				S3
				P01



SOFFIT BOARD—

30 X 5MM GALV. M.S.
STRAPS TO SECURE
ROOF AT EACH GABLE
AT CEILING AND RAFTER
LEVEL ACROSS MIN. 3
TRUSSES AT MAX.
2000MM CTS.

SVP'S WITHIN ROOF
SPACE TO CRANK
AROUND ANY TRUSS
CLASHES AS REQUIRED

ROOF TRUSS LAYOUT
DESIGNED AND
INSTALLED IN STRICT
ACCORDANCE WITH
APPROVED
MANUFACTURER'S
INSTRUCTIONS AND
DETAILS.

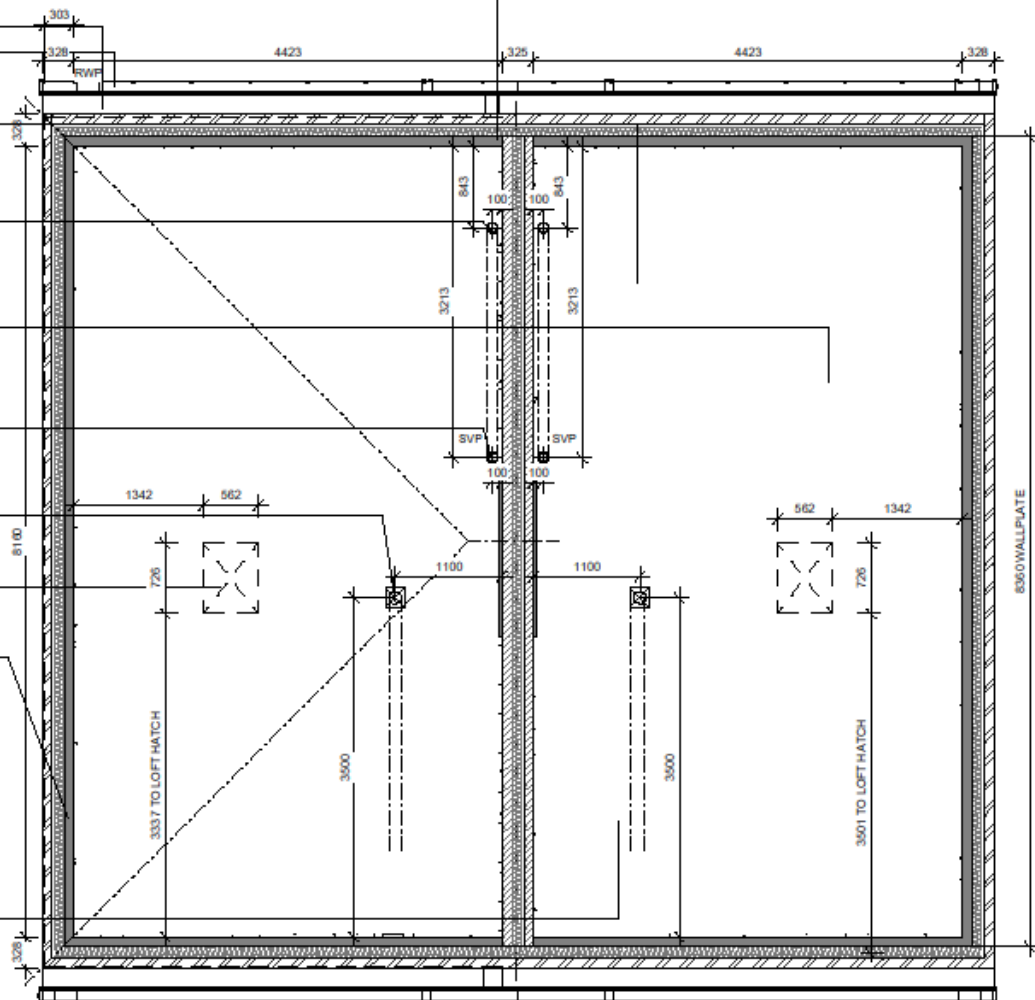
SVP'S WITHIN ROOF
SPACE TO CRANK
AROUND ANY TRUSS
CLASHES AS REQUIRED

CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH
CEILING VOID TO TILE
VENT.

DRAUGHT PROOFED
AND INSULATED LOFT—
ACCESS HATCH.

30 x 2.5mm GALV. M.S.
STRAPS 1.2M LONG AT MAX. _____
2000MM CTS. FIXED TO THE
WALL OR TURNED INTO A BED
JOINT.

ALL SEPARATING WALLS
TO BE FINISHED 25MM
BELOW THE UNDERSIDE
OF THE ROOF COVERING
AND SUITABLY FIRE
STOPPED USING
MINERAL QUILT
BETWEEN THE TOP OF
THE CAVITY WALL AND
UNDERSIDE OF THE
ROOFING FELT. MINERAL
WOOL TO BE LAID 300MM
WIDE BETWEEN THE
BATTENS TO CREATE
FIRE STOP TO VOID
UNDER TILES. EAVES
PROTECTION TO BE
CONSTRUCTED USING
WIRE REINFORCED
MINERAL WOOL
BLANKET NAILED TO THE
RAFTER AND CUT TO
SHAPED TO FULLY SEAL
BOXED EAVES - REFER
TO SEPARATE
STANDARD DETAIL.

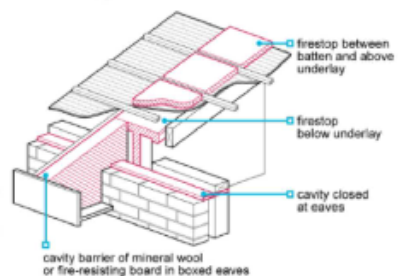
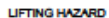


Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:



PO1	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Atkins M4(2)

TITLE

Roof Plan

SUITABILITY

Review and Comment

DRAWN / CHECKED

INITIAL ISSUE DATE

SCALE

JCK / GW

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	AT	RP	DR	A	00303	S3	P01



HOUSE TYPES

BECKETT

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#) ←
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





DRY VERGE

EN SUITE EXTRACT
GRILLE

U-VALUE OF WINDOW
CASEMENTS NOT TO
EXCEED 1.4W/m²K WITH
A MAXIMUM G VALUE
FOR THE GLASS OF 0.71.



STONE CILL BELOW WINDOWS

FEATURE BRICK PANEL OF
ALTERNATE 10MM PROJECTING
COURSES

EXTERNAL WALL LIGHT
AT 1650MM ABOVE FFL

U-VALUE OF FRONT
DOOR NOT TO EXCEED
0.9W/m²K

LOCATION OF METER
BOXES. CONTACT
SERVICE PROVIDER FOR
CONFIRMATION OF
METER POSITIONS.

INCOMING VIRGIN MEDIA POINT

MAIN INCOMING BT POINT

RAMPED APPROACH TO
ACHIEVE LEVEL ENTRY
THRESHOLD TO
CURRENT BUILDING
REGULATION
REQUIREMENTS



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KEY

- TG** TOUGHENED GLASS
- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF
EXPLOSION
-  RISK OF FALLING
-  RISK OF
COLLAPSE

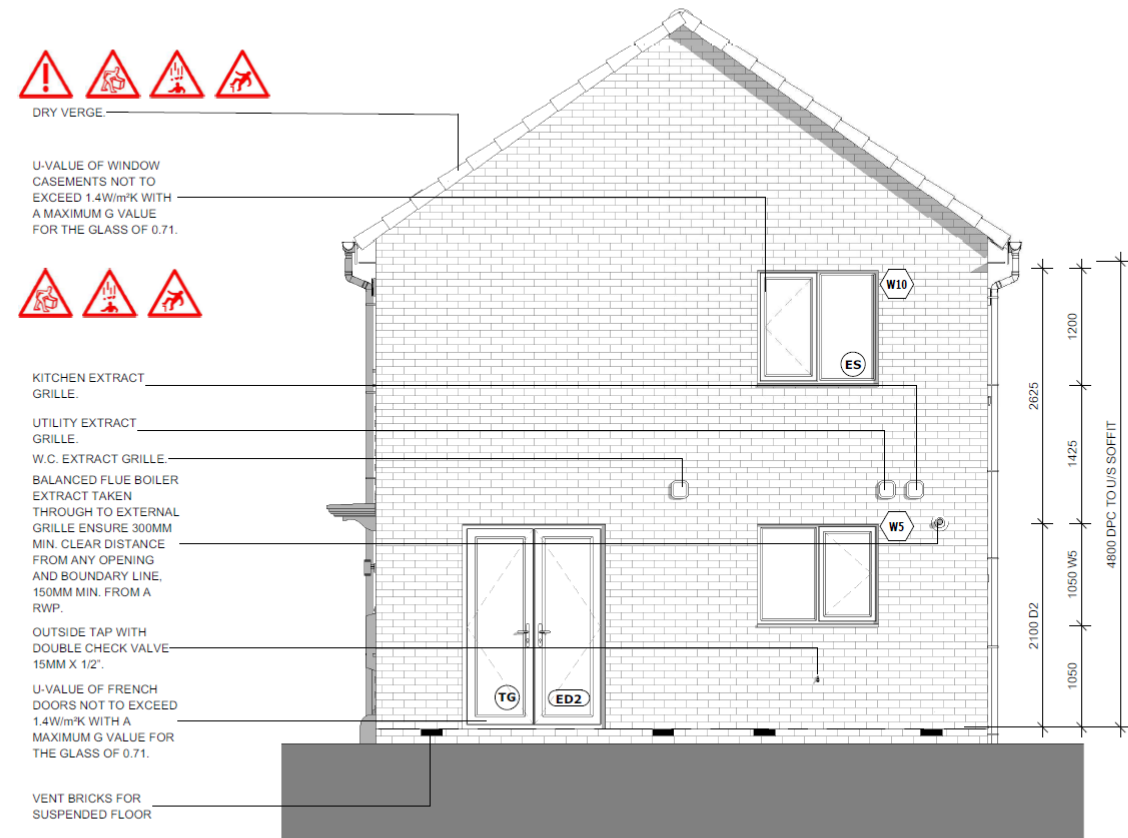
P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Beckett M4(1)					
Sheffield Road, Chesterfield								
TITLE								
Front Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- BE	- ZZ	- DR	- A -	00401	- S3	- P01

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KEY

- TG** TOUGHENED GLASS
- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Beckett M4(1)					
Sheffield Road, Chesterfield								
TITLE								
L.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- BE	- ZZ	- DR	- A	- 00402	- S3	- P01

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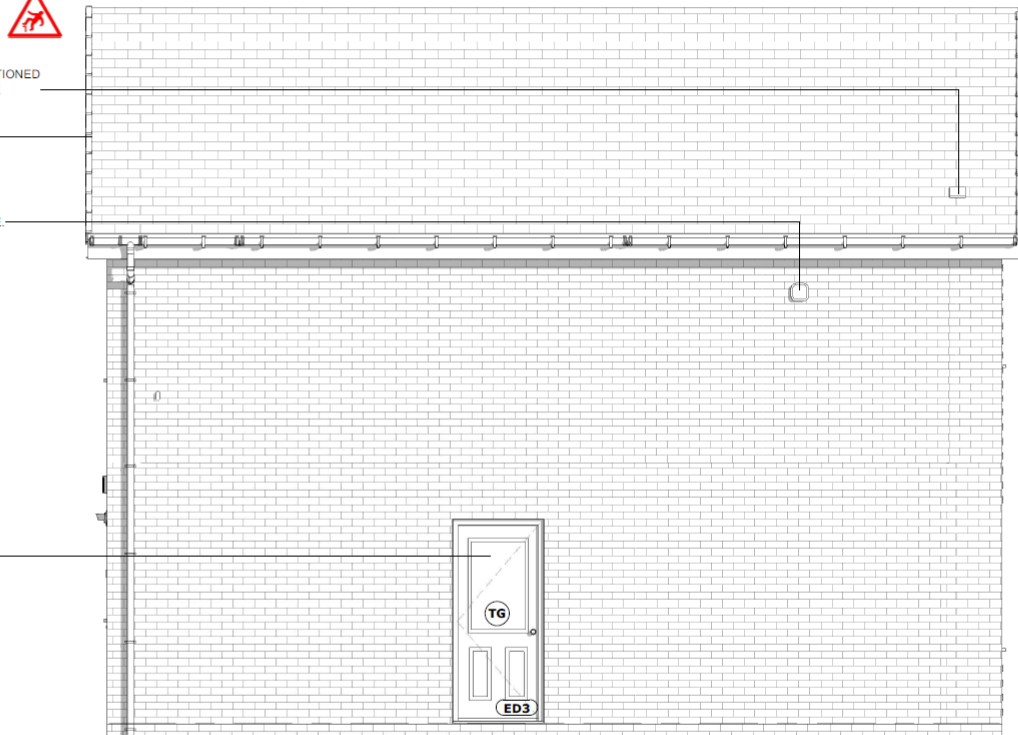
SVP TILE VENTS TO BE POSITIONED
A MINIMUM OF 900MM ABOVE
OPENABLE WINDOWS.

DRY VERGE.

BATHROOM EXTRACT GRILLE.



U-VALUE OF REAR DOOR
NOT TO EXCEED
1.3W/m²K WITH A
MAXIMUM G VALUE FOR
THE GLASS OF 0.71.



Door to plot 31 only

2100 D3

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KEY

- TG** TOUGHENED GLASS
- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF
EXPLOSION
- RISK OF FALLING
- RISK OF
COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
---------------	-----------

Former Ash Glen Nursery
Sheffield Road, Chesterfield

Beckett M4(1)

TITLE

Rear Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

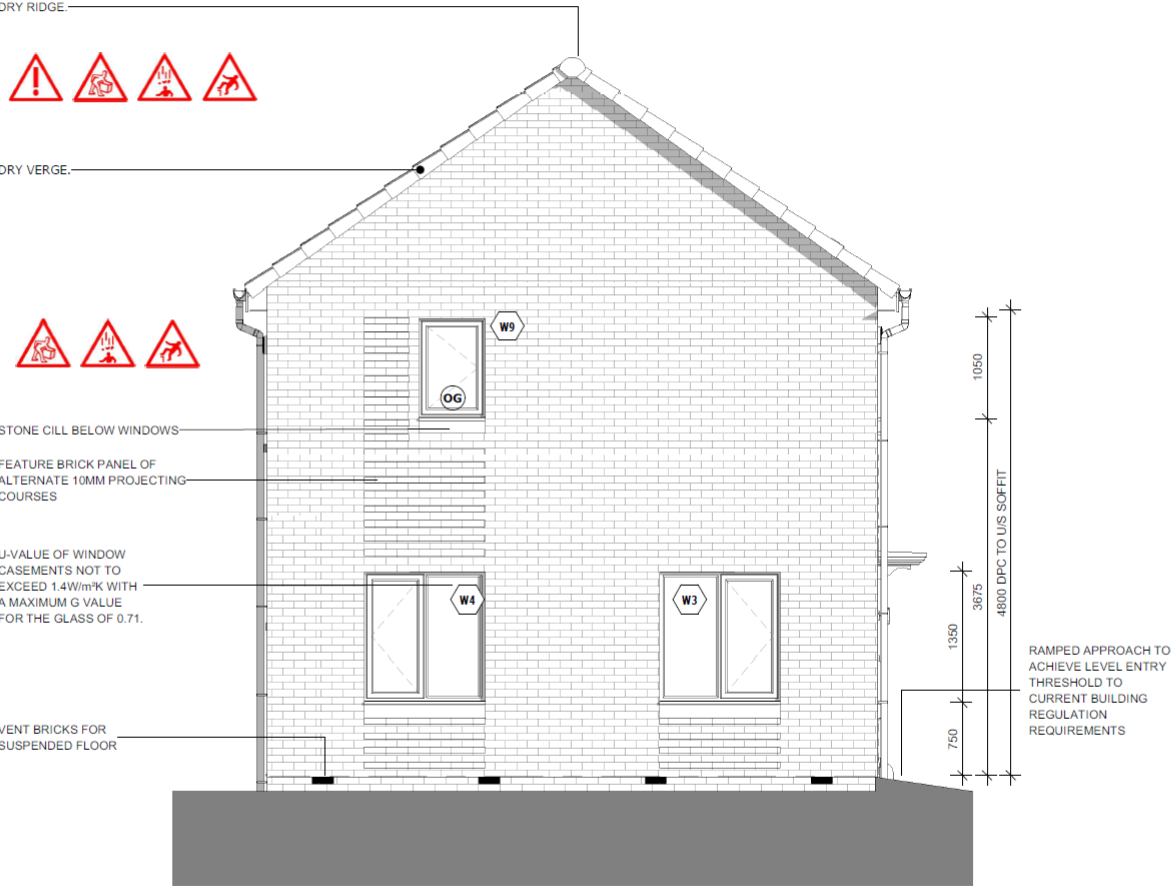
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	BE	ZZ	DR	A	00403	S3	P01

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KEY

- TG** TOUGHENED GLASS
- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

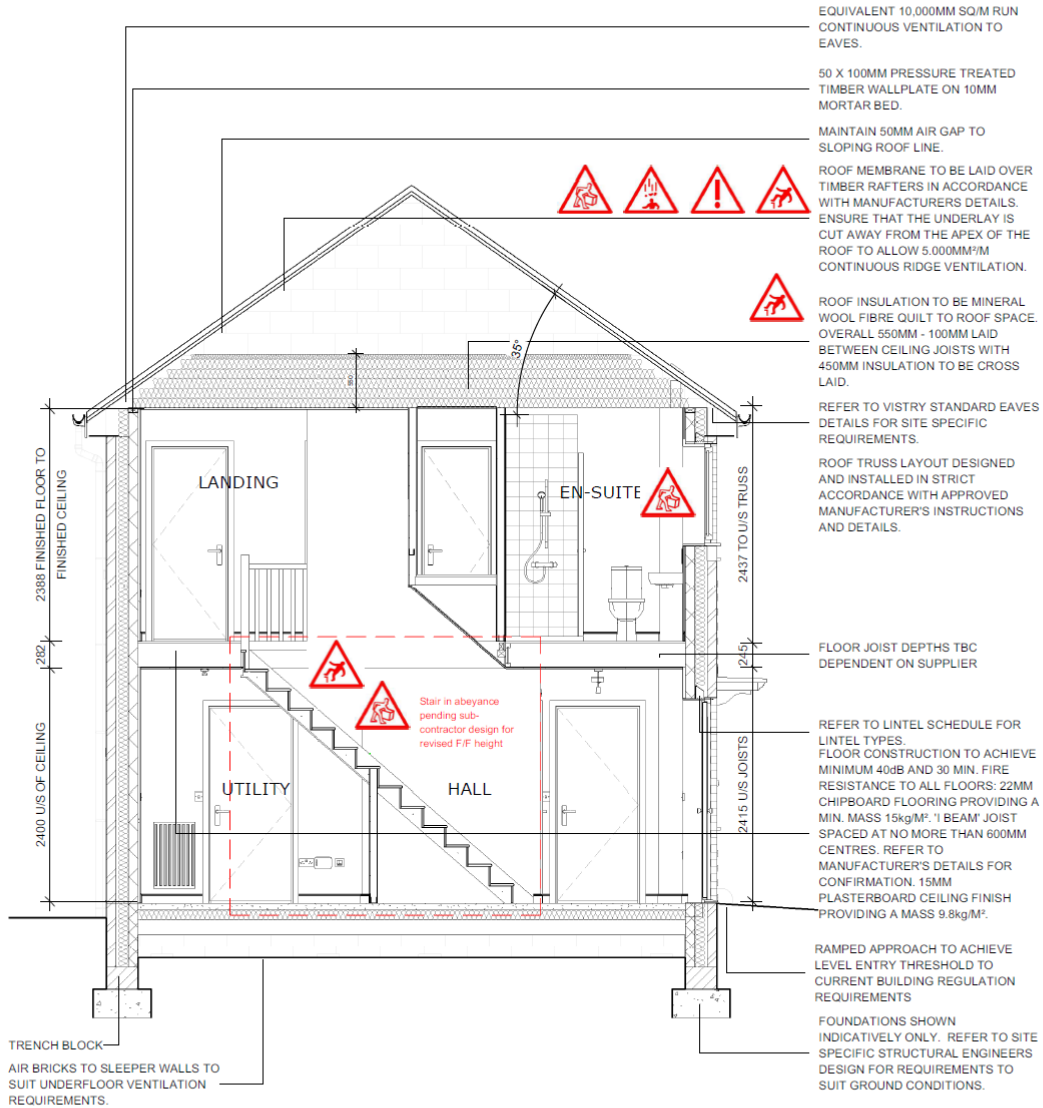
-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Beckett M4(1)					
Sheffield Road, Chesterfield								
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- BE	- ZZ	- DR	- A	- 00404	- S3	- P01

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RISKS FOR BUILDING ELEMENTS:

Stair Opening:-
Risk of falling, appropriate safety gear and method of access to be used.

Roof:-
Risk of falling, appropriate safety gear and method of access to be used.
Risk of collapse from roof trusses.

Windows:-
Risk of falling from window opening, appropriate safety measures to be implemented.
Lifting hazard of lintels and windows, appropriate lifting equipment to be used.
Risk of access obstruction from ground floor bay windows to elements at higher levels, suitable method of access to be used.

Walls:-
Risk of wall collapse, suitable propping to be used where required.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineer's designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

LIFTING HAZARD

RISK OF EXPLOSION

RISK OF FALLING

RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Beckett M4(1)					
Sheffield Road, Chesterfield								
TITLE								
Section A-A								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA -	BE	ZZ	DR	- A -	00302	- S3 -	P01

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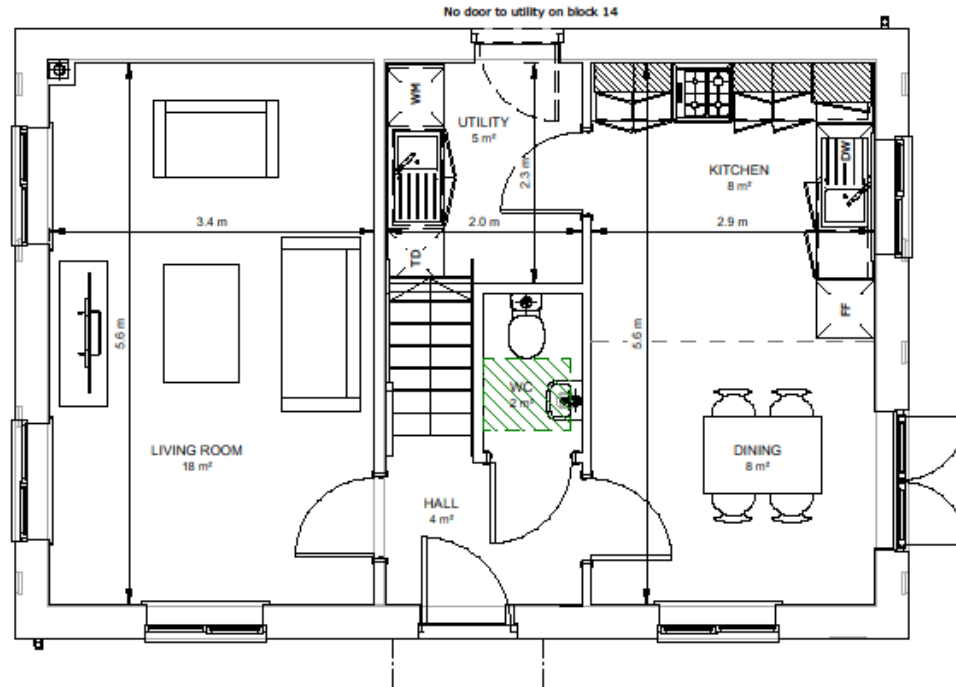
DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

Hatch indicates AD Part M
clear zones



P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Beckett M4(1)
Sheffield Road, Chesterfield	

TITLE

Ground Floor GA Plan

SUITABILITY

Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	BE	00	DR	A	00201	S2	P03

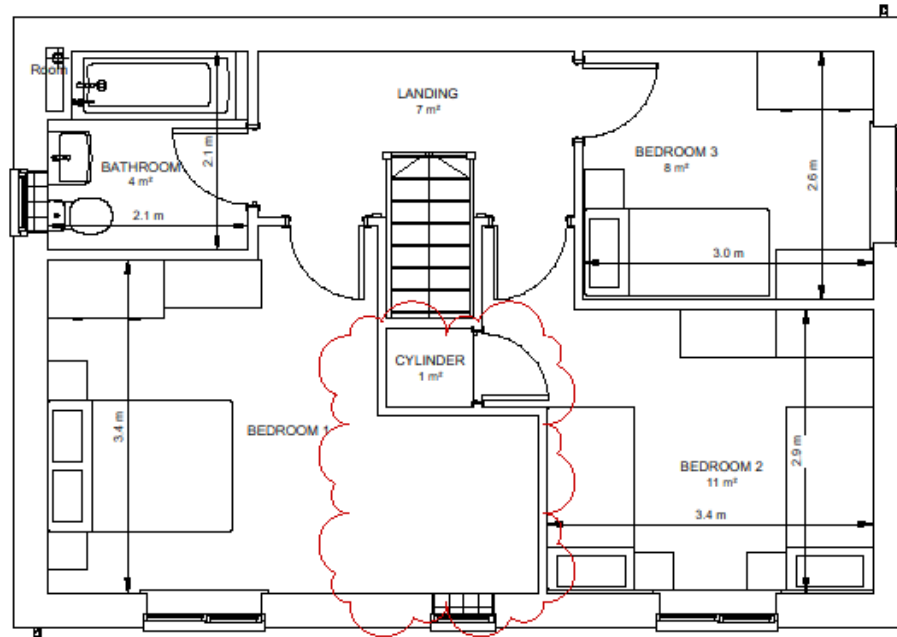
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 Hatch indicates AD Part M
clear zones



P04	2022-11-21	Cylinder location identified, EN-suite removed	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Beckett M4(1)
Sheffield Road, Chesterfield	

TITLE
First Floor GA Plan

SUITABILITY
Suitable For Information

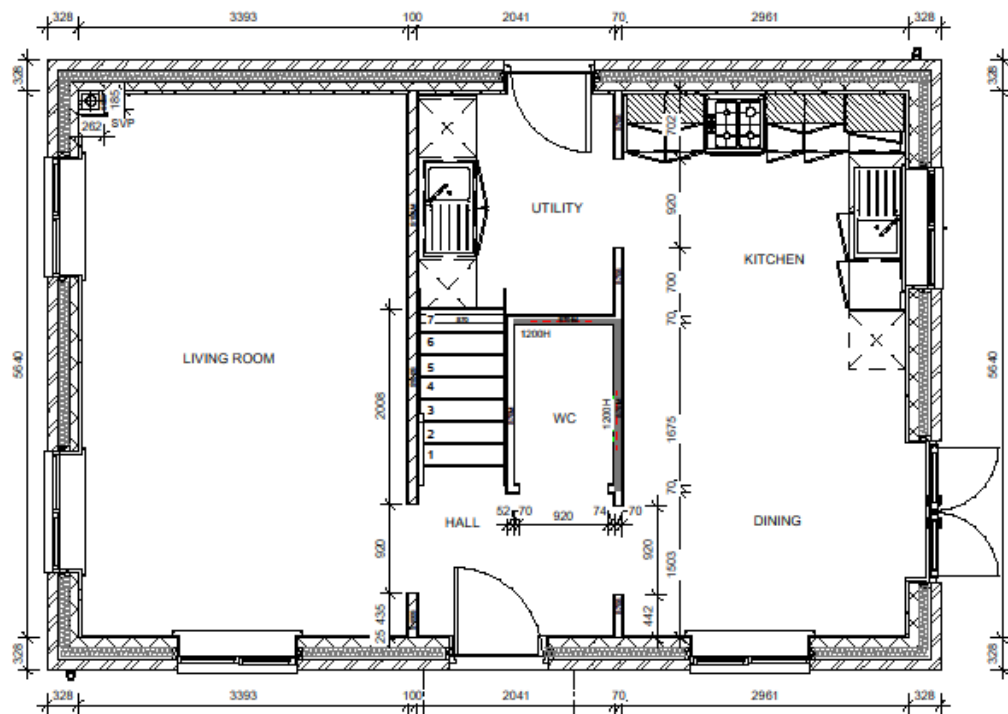
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

DRAWING ID
Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - BE - 01 - DR - A - 00202 - S2 - P04


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- S205** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S206** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm bower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S204** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wetarea/WC side with skin finish.
- S204H** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm bower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S1002** - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.
- S850** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- PIR100** - Internal garage wall
30mm Gyrotherm PIR (12.5x25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S1004** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/wetarea/WC side with skin
finish.
- S205H** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S204H** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wetarea/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S20** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- MMS0** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Partners 18mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in cross sections.

Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skin
finish.
M = 15mm Gyproc moisture resistant
wallboard to bathroom/wetarea/WC side with
skin finish.
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification.
I = 10mm bower Acoustic Partition Roll
APR1200 insulation between studs.
T = 18mm OSB partboard to metal stud
PIR = 30mm Gyrotherm PIR (12.5x
25.5mm)
f = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

300H Partness Heights (when full
height partness best required)
500H
1200H

SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated partness thickness	JCK	GW
P02	2022-11-10	Updated partition key	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Beckett M4(1)
Sheffield Road, Chesterfield	

TITLE
Ground Floor Plan - Metal Stud Setting Out

SUITABILITY

Review and Comment

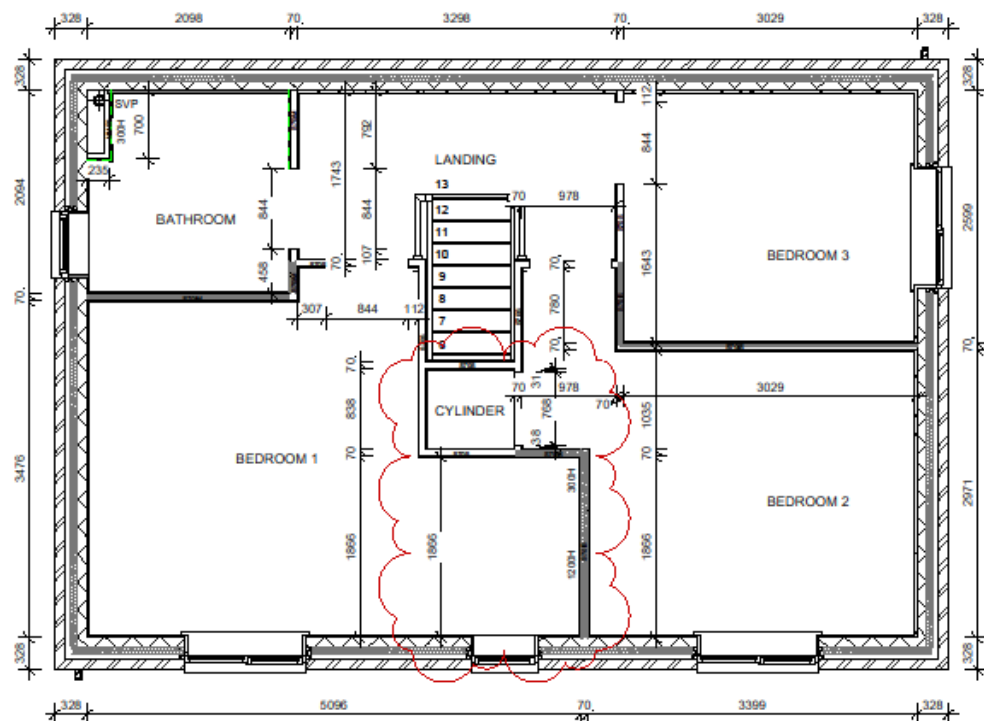
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	BE	00	DR	A	00203	S3	P03

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ST05 - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.

ST06 - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

ST07 - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/ensuite/WC side with skin finish.

ST08 - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

ST09 - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.

SS00 - Boxing to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.

BS1002 - Internal garage wall
38mm Gyrothermalex PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins EI fire resistance.

ST09M - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish
100mm loadbearing partition wall to SE design
and specification
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/ensuite/WC side with skin
finish

ST09S - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.

ST09M - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/ensuite/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.

ST0 - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.

MM00 - Boxing to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Patress 15mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections
Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/ensuite/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm lower Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB patress to metal stud
P = 38mm Gyrothermalex PIR (12.5+
25.5mm)
F = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

300H Patress Heights (when full
height patress best required)
600H
1200H

SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated patress thickness, Cylinder location identified, EN-suite removed	JCK	GW
P02	2022-11-10	Updated partition key	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Beckett M4(1)

TITLE
First Floor Plan - Metal Stud Setting Out

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

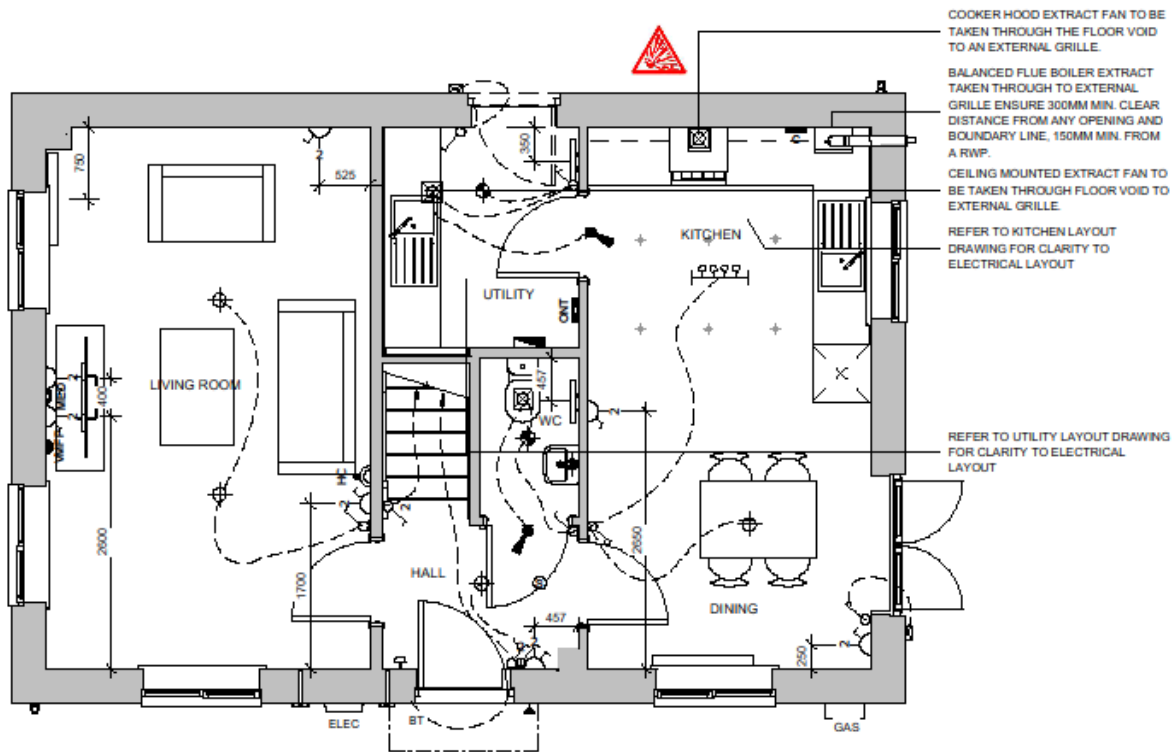
INITIAL ISSUE DATE
Oct 2022

SCALE
1 : 50 @ A3

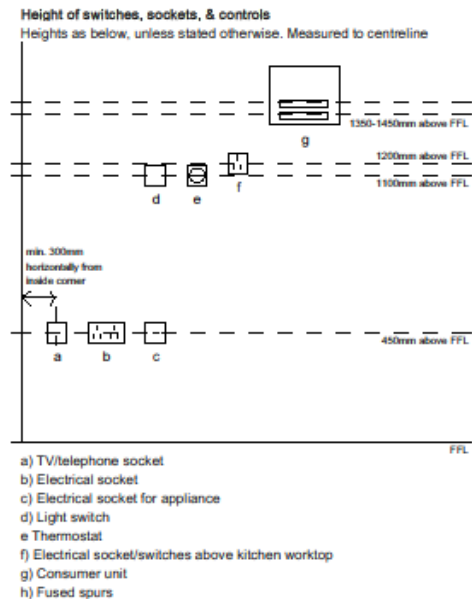
DRAWING ID
Project Originate Volume Level Type Role Number Status Revision
3GP3 - MHA - BE - 01 - DR - A - 00204 - S3 - P03

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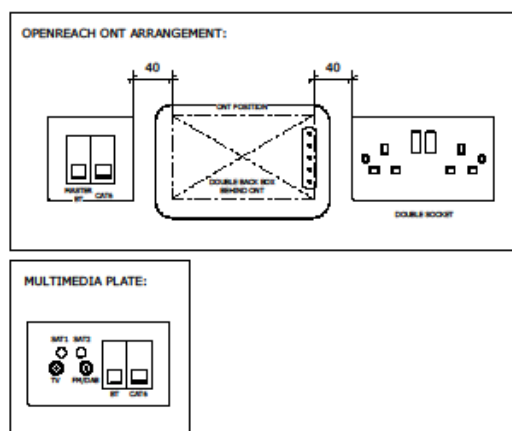




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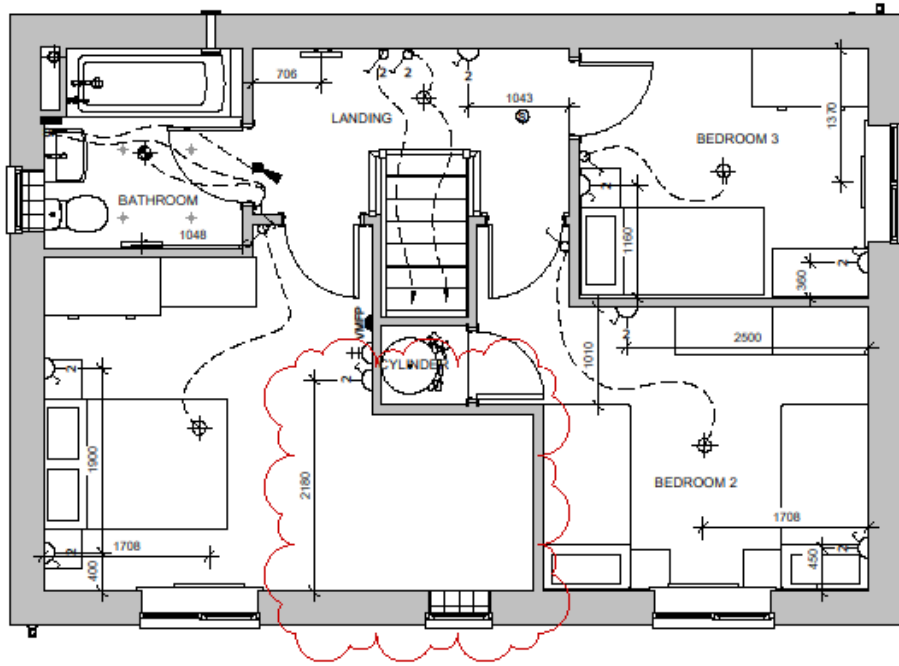


ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 3500MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VERGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VERGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7kW. MINIMUM MODE 3. UNIT MUST BE UNTETHERED.	
LOCATION TO BE PLAT SPECIFIC	

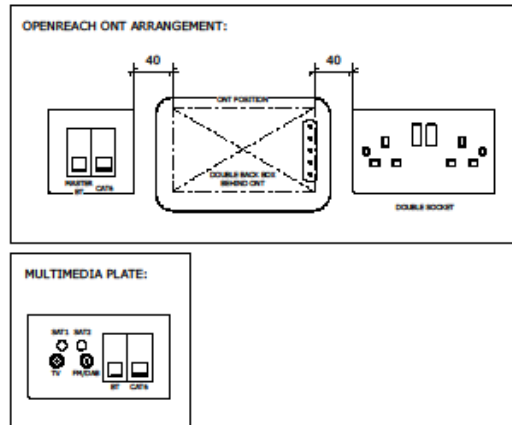


P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSE TYPE	
Former Ash Glen Nursery			Beckett M4(1)	
Sheffield Road, Chesterfield				
TITLE				
Ground Floor Electrical Plan				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	As indicated @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	BE	00	DR - A
Number	Status	Revision		
00501	S3	P01		

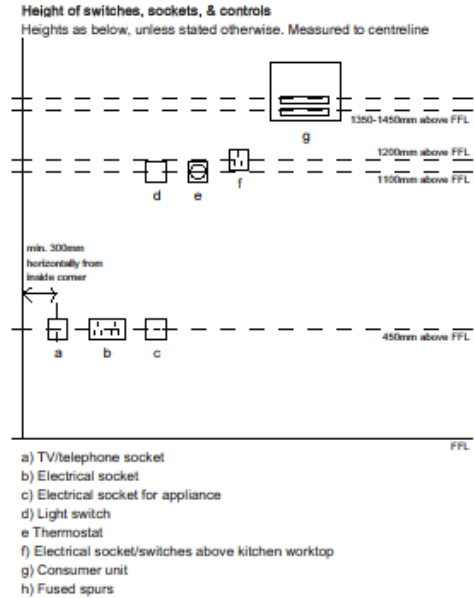




ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7kW, MINIMUM MODE 3. UNIT MUST BE UNTETHERED.	
LOCATION TO BE PLAT SPECIFIC	

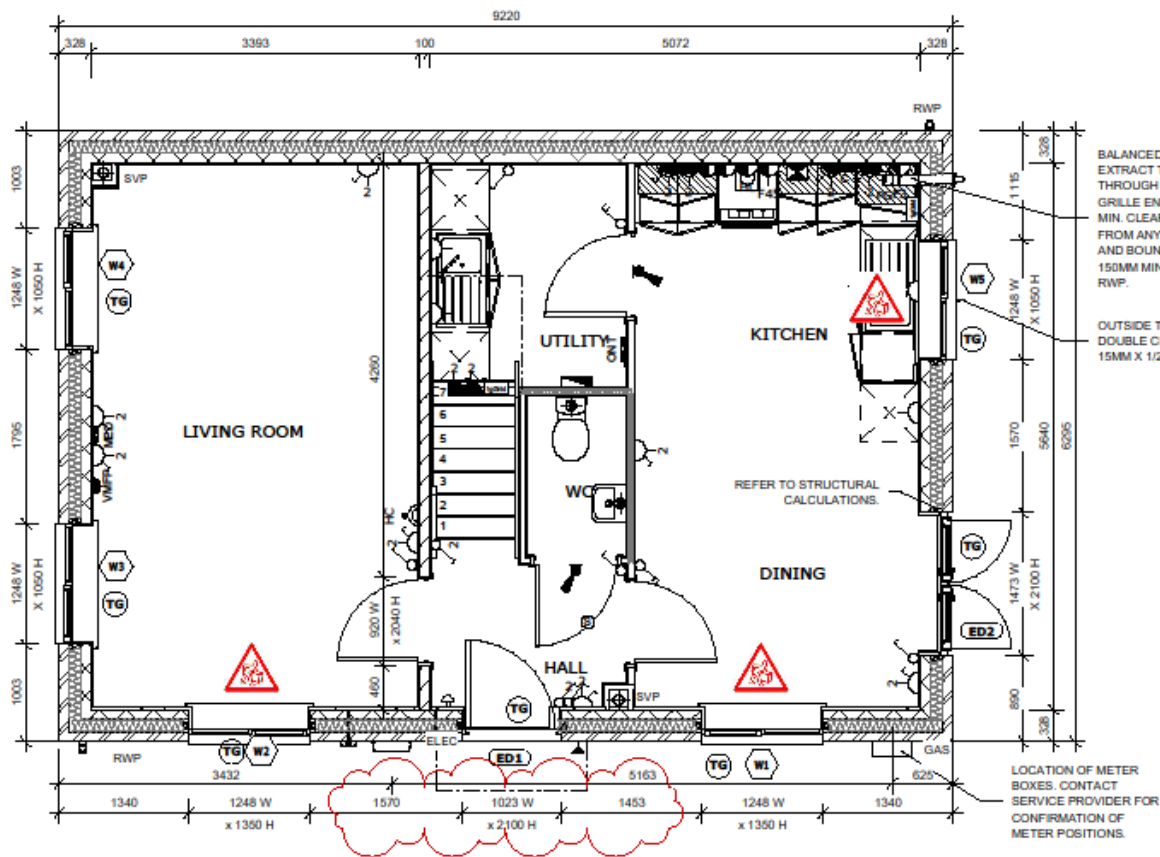


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P02	2022-11-21	Cylinder location identified, EN-suite removed	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Beckett M4(1)	
Sheffield Road, Chesterfield				
TITLE				
First Floor Electrical Plan				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	As indicated @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	BE	01	DR
				A
				00502
				S3
				P02





External Door Schedule (Plot 31 Only)

DOOR REF	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
ED1	HALL	1023	2100	919	2025
ED2	DINING	1473	2100	651	1950
ED3	UTILITY	942	2100	838	2025

Ground Floor Window Schedule

STANDARD WIDTH	ROOM	WINDOW REF	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
1248	DINING	W1	1350	5000
1248	LIVING ROOM	W2	1350	5000
1248	LIVING ROOM	W3	1350	2500
1248	LIVING ROOM	W4	1350	2500
1248	KITCHEN	W5	1050	5000

KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAP Fan Assisted Flue
SVP Soil Vent Pipe
DW Dishwasher
WM Washing Machine
F/F Fridge Freezer
(ES) Emergency Egress Window
(TG) Toughened Glass Windows & Doors
(OG) Obscure Glazing
(Q) Part Q Compliant
G Gas Meter Box
E Electric Meter Box
R Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

□ Cavity Barrier

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

PO2	2022-10-28	Front door width amended from client comment	JCK	GW
PO1	2022-09-01	Initial issue for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Beckett M4(1)
Sheffield Road, Chesterfield	

TITLE
Ground Floor Block Plan (Block 14 Variant)

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

DRAWING ID

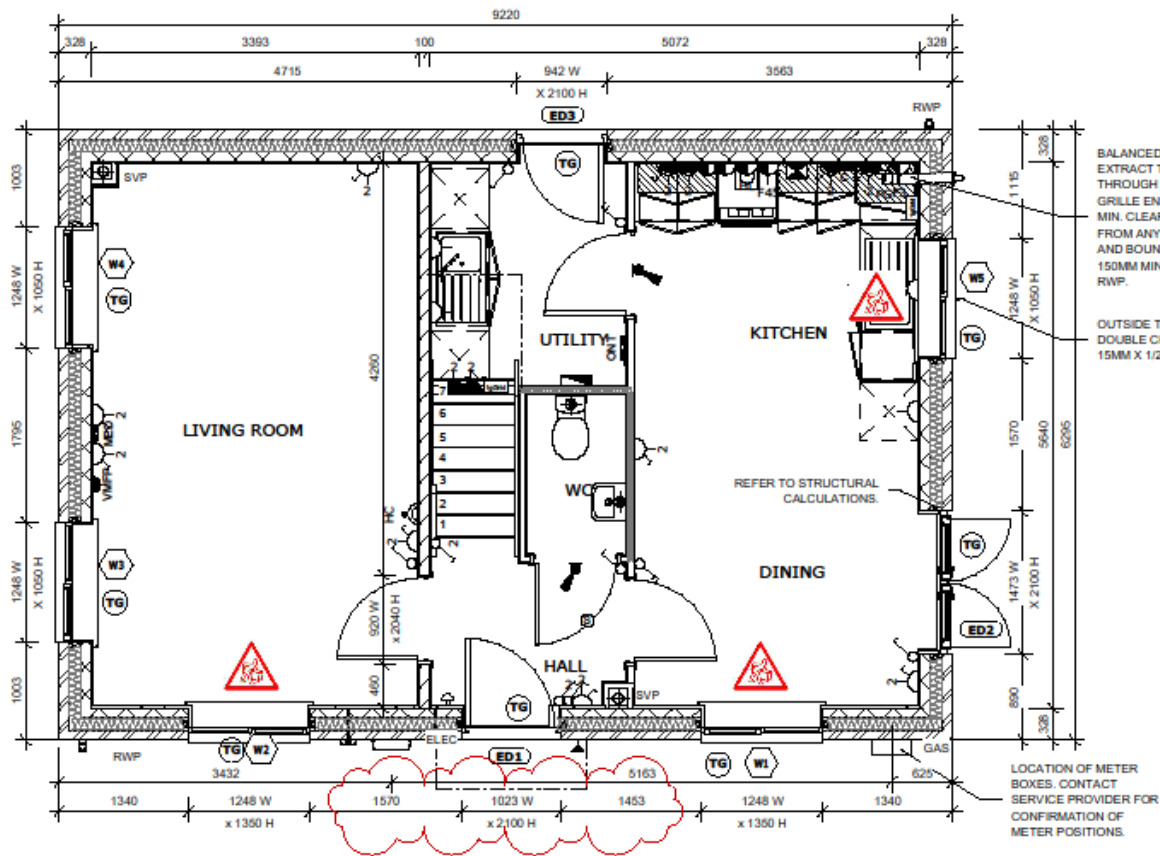
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	BE	00	DR	A	00221	S1	P02

SEE DRAWING 00222 FOR PLOT 31 SPECIFIC VARIATION

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BALANCED FLUE BOILER EXTRACT TAKEN THROUGH TO EXTERNAL GRILLE ENSURE 300MM MIN. CLEAR DISTANCE FROM ANY OPENING AND BOUNDARY LINE, 150MM MIN. FROM A RWP.

OUTSIDE TAP WITH DOUBLE CHECK VALVE 15MM X 1/2".

REFER TO STRUCTURAL CALCULATIONS.

LOCATION OF METER BOXES. CONTACT SERVICE PROVIDER FOR CONFIRMATION OF METER POSITIONS.

KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAP Fan Assisted Flue
SVP Soil Vent Pipe
DW Dishwasher
W/M Washing Machine
F/F Fridge Freezer
E/E Emergency Egress Window
TG Toughened Glass Windows & Doors
(OG) Obscure Glazing
(Q) Part Q Compliant
G Gas Meter Box
E Electric Meter Box
R Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

□ Cavity Barrier

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

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WALL LEGEND



DENOTES 352.5MM THICK CAVITY WALL:



DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

PO2	2022-10-28	Front door width amended from client comment	JCK	GW
PO1	2022-09-01	Initial issue for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Beckett M4(1)
Sheffield Road, Chesterfield	

TITLE
Ground Floor Block Plan (Plot 31 Variant)

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	BE	00	DR	A	00222	S1	P02

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SEE DRAWING 00221 FOR PLOT 14 SPECIFIC VARIATION



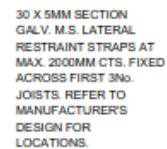
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Boiler pressure relief to discharge via tundish & discharge through wall 100mm above GF FFL with guard. Condensate location TBC.

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

 LIFTING HAZARD

 RISK OF COLLAPSE



DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- BE	- FJ	- DR	- A	00301	- S3	- P01





PVC GUTTER

50 X 100MM PRESSURE TREATED
TIMBER WALLPLATE ON 10MM
MORTAR BED.

DRAUGHT PROOFED AND
INSULATED LOFT ACCESS
HATCH.

SVP'S WITHIN ROOF SPACE TO
CRANK AROUND ANY TRUSS
CLASHES AS REQUIRED

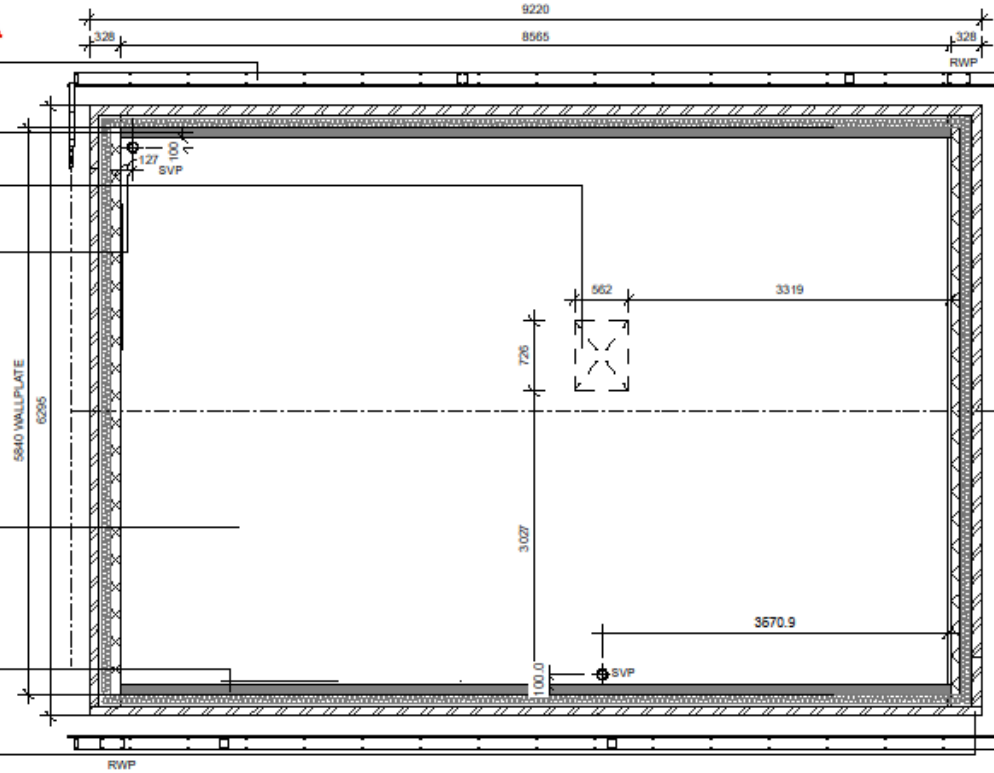
ROOF TRUSS LAYOUT DESIGNED
AND INSTALLED IN STRICT
ACCORDANCE WITH APPROVED
MANUFACTURER'S INSTRUCTIONS
AND DETAILS.

30 X 5MM GALV. M.S. STRAPS TO
SECURE ROOF AT EACH GABLE AT
CEILING AND RAFTER LEVEL
ACROSS MIN. 3 TRUSSES AT MAX.
2000MM CTS.

ROOF TRUSS LAYOUT DESIGNED
AND INSTALLED IN STRICT
ACCORDANCE WITH APPROVED
MANUFACTURER'S INSTRUCTIONS
AND DETAILS.

PARTY WALL TAKEN UP TO
UNDERSIDE OF ROOFING FELT AND
FIRE STOPPED WITH MINIMUM 50MM
REINFORCED MINERAL WOOL.

SOFFIT BOARD



RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of inlets
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

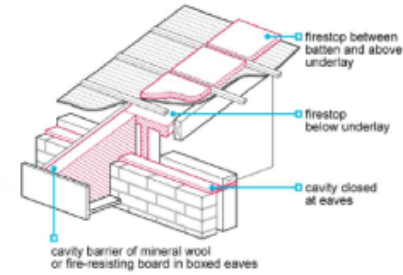


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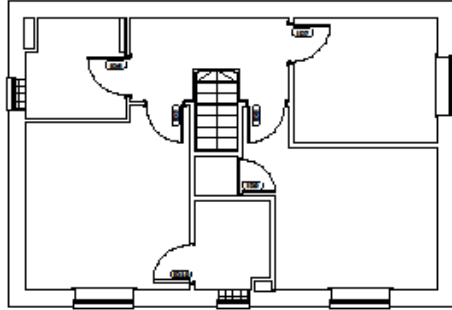
P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Beckett M4(1)	
Sheffield Road, Chesterfield				
TITLE				
Roof Plan				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	BE	RP	DR
				A
				00303
				S3
				P01

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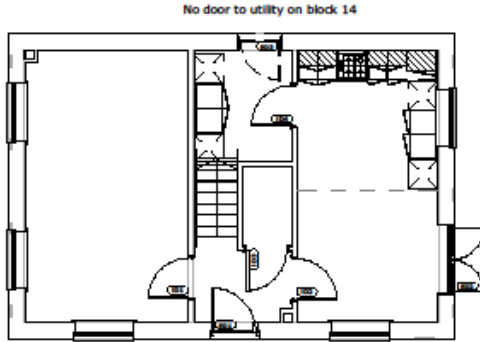
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FIRST FLOOR PLAN



GROUND FLOOR PLAN

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
GROUND FLOOR	HALL	ED1	1023	2100	919	2025
GROUND FLOOR	DINING	ED2	1473	2100	651	1950
GROUND FLOOR	UTILITY	ED3	942	2100	838	2025
GROUND FLOOR	LIVING ROOM	ID1	920	2040	818	1981
GROUND FLOOR	DINING	ID2	920	2040	838	1981
GROUND FLOOR	WC	ID3	920	2040	838	1981
GROUND FLOOR	UTILITY	ID4	920	2040	838	1981
FIRST FLOOR	BEDROOM 1	ID5	844	2040	762	1981
FIRST FLOOR	BATHROOM	ID6	844	2040	778	1989
FIRST FLOOR	BEDROOM 3	ID7	844	2040	762	1981
FIRST FLOOR	BEDROOM 2	ID8	844	2040	762	1981
FIRST FLOOR	ST.	ID9	768	2040	686	1981
FIRST FLOOR	EN-SUITE	ID10	844	2040	762	1981

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Beckett M4(1)	
Sheffield Road, Chesterfield				
TITLE				
Internal Door Plan and Schedule				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 100 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	BE	ZZ	DR - A
Number	Status	Revision		
00251	S3	P01		



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HOUSE TYPES

BECKETT/ELMSLIE

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#) ←
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





DRY RIDGE

DRY VERGE

EN SUITE EXTRACT TILE VENT.
SVP TILE VENTS TO BE POSITIONED A MINIMUM OF 900MM ABOVE OPENABLE WINDOWS.

SVP TILE VENTS TO BE POSITIONED A MINIMUM OF 900MM ABOVE OPENABLE WINDOWS.



BATHROOM EXTRACT GRILLE.

U-VALUE OF WINDOW CASEMENTS NOT TO EXCEED 1.4W/m²K WITH A MAXIMUM G VALUE FOR THE GLASS OF 0.71.

STONE CILL BELOW WINDOWS

FEATURE BRICK PANEL OF ALTERNATE 10MM PROJECTING COURSES

EXTERNAL WALL LIGHT AT 1650MM ABOVE FFL.

U-VALUE OF FRONT DOOR NOT TO EXCEED 0.9W/m²K

OUTSIDE TAP WITH DOUBLE CHECK VALVE 15MM X 1/2".

VENT BRICKS FOR SUSPENDED FLOOR

MAIN INCOMING BT POINT

RAMPED APPROACH TO ACHIEVE LEVEL ENTRY THRESHOLD TO CURRENT BUILDING REGULATION REQUIREMENTS

VIRGIN MEDIA OPTIONAL REGIONS TO SPECIFY.



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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)
/Beckett M4(1)

TITLE

Front Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

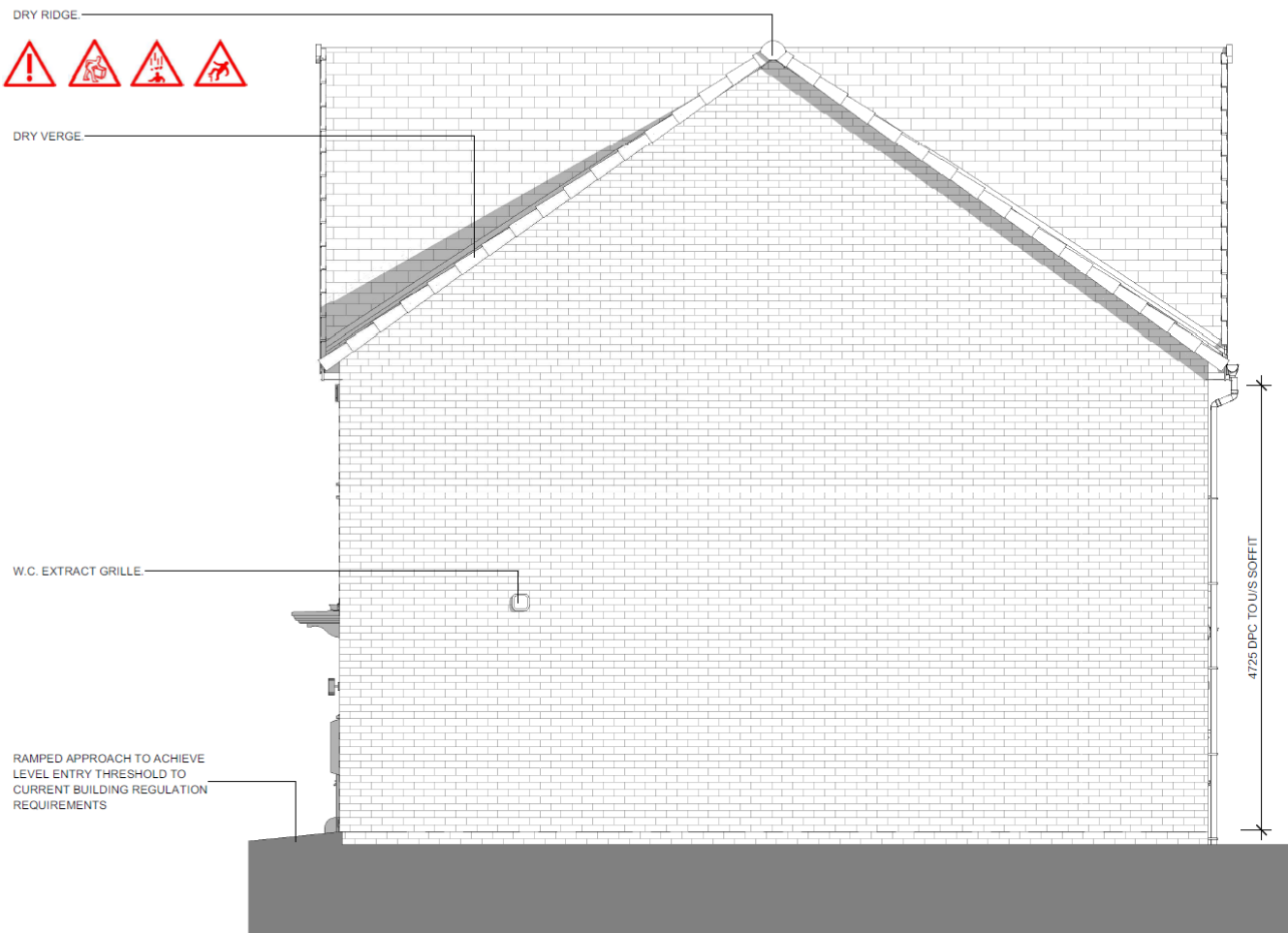
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	ZZ	DR	A	00401	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)
/Beckett M4(1)

TITLE

L.H. Side Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	ZZ	DR	A	00402	S3	P01

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KEY

- TG** TOUGHENED GLASS
ES EMERGENCY ESCAPE
OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

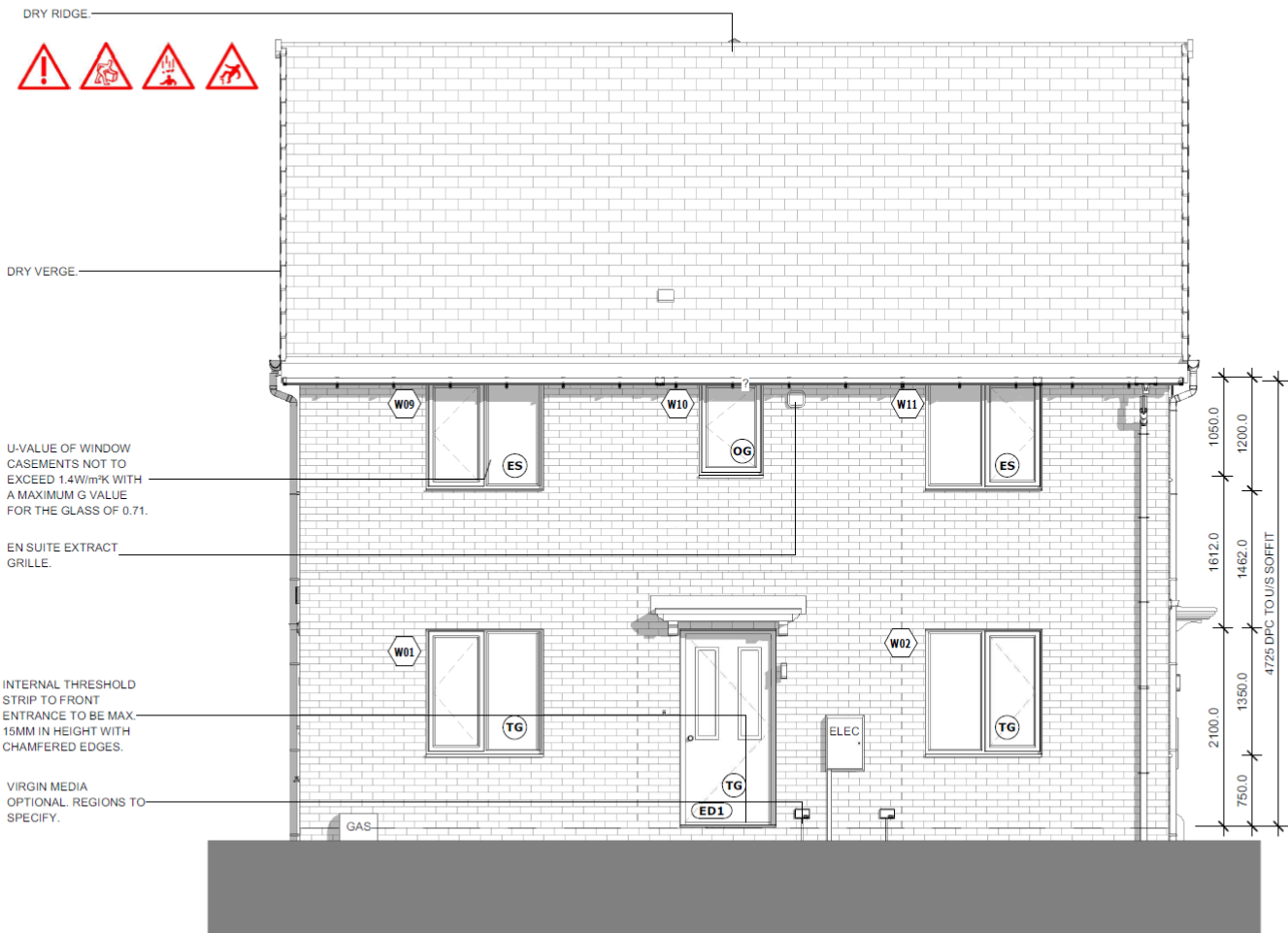
-  LIFTING HAZARD
 RISK OF EXPLOSION
 RISK OF FALLING
 RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Elmslie M4(1)					
Sheffield Road, Chesterfield			/Beckett M4(1)					
TITLE								
Rear Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	ZZ	DR	A	00403	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineer's designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Elmslie M4(1)					
Sheffield Road, Chesterfield			/Beckett M4(1)					
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- EB	- ZZ	- DR	- A	- 00404	- S3	- P01

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MAINTAIN 50MM AIR GAP TO
SLOPING ROOF LINE.

EQUIVALENT 5,000MM SQ/M RUN
CONTINUOUS VENTILATION TO
RIDGE LINE TO NHRC STANDARD'S
ROOF INSULATION TO BE MINERAL
WOOL FIBRE QUILT TO ROOF SPACE
OVERALL 550MM - 100MM LAID
BETWEEN CEILING JOISTS WITH
450MM INSULATION TO BE CROSS
LAID.

ROOF MEMBRANE TO BE LAID OVER
TIMBER RAFTERS IN ACCORDANCE
WITH MANUFACTURERS DETAILS.
ENSURE THAT THE UNDERLAY IS
CUT AWAY FROM THE APEX OF THE
ROOF TO ALLOW 5,000MM²/M
CONTINUOUS RIDGE VENTILATION.

50 X 100MM PRESSURE
TREATED TIMBER
WALLPLATE ON 10MM
MORTAR BED.
REFER TO VISTRY
STANDARD EAVES
DETAILS FOR SITE
SPECIFIC
REQUIREMENTS.

FLOOR JOIST DEPTHS
TBC DEPENDENT ON
SUPPLIER

FOUNDATIONS SHOWN
INDICATIVELY ONLY.
REFER TO SITE SPECIFIC
STRUCTURAL
ENGINEERS DESIGN FOR
REQUIREMENTS TO SUIT
GROUND CONDITIONS.



RISKS FOR BUILDING ELEMENTS:

Stair Opening:-

Risk of falling, appropriate safety gear and method of access to be used.
Roof:-
Risk of falling, appropriate safety gear and method of access to be used.
Risk of collapse from roof trusses.

Windows:-

Risk of falling from window opening, appropriate safety measures to be implemented.
Lifting hazard of lintels and windows, appropriate lifting equipment to be used.
Risk of access obstruction from ground floor bay windows to elements at higher levels, suitable method of access to be used.

Walls:-

Risk of wall collapse, suitable propping to be used where required.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF EXPLOSION



RISK OF FALLING



RISK OF COLLAPSE

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EQUIVALENT 10,000MM SQ/M RUN
CONTINUOUS VENTILATION TO
EAVES.

FLOOR CONSTRUCTION TO ACHIEVE
MINIMUM 40dB AND 30 MIN. FIRE
RESISTANCE TO ALL FLOORS: 22MM
CHIPBOARD FLOORING PROVIDING A
MIN. MASS 15kg/M². 1 BEAM JOIST
SPACED AT NO MORE THAN 600MM
CENTRES. REFER TO
MANUFACTURER'S DETAILS FOR
CONFIRMATION. 15MM
PLASTERBOARD CEILING FINISH
PROVIDING A MASS 9.8kg/M².

CHECK WITH REGIONAL TECHNICAL
TEAM FOR GROUND FLOOR SLAB
CONSTRUCTION.

RAMPED APPROACH TO ACHIEVE
LEVEL ENTRY THRESHOLD TO
CURRENT BUILDING REGULATION
REQUIREMENTS

Stairs in abeyance pending sub-contractor
design for increased FIF height

TRENCH BLOCK

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)

TITLE

Section A-A

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

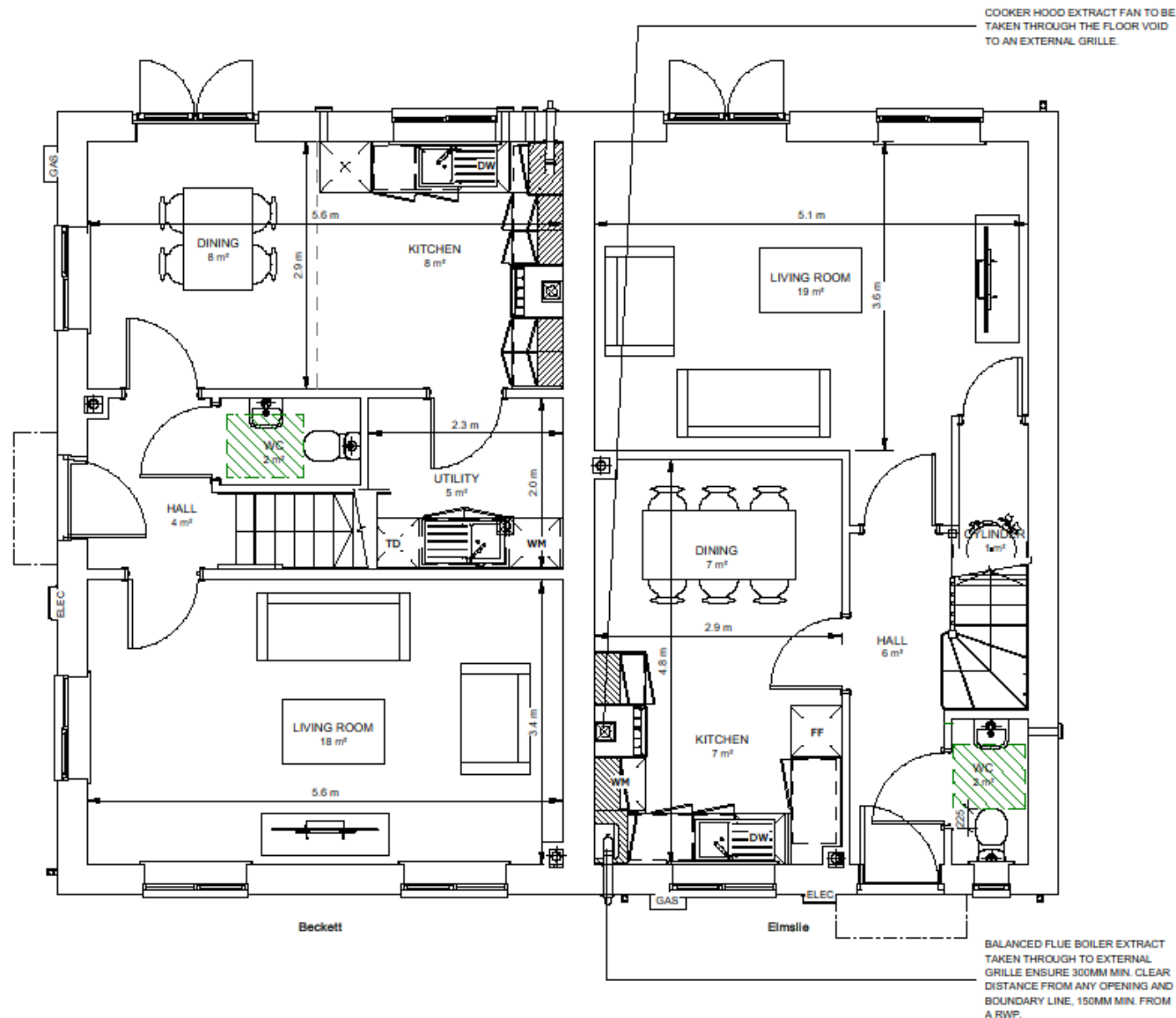
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	ZZ	DR	A	00302	S3	P01

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DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

Hatch indicates AD Part M
clear zones

'For Atkins internal partition setting out refer to sheet 00205 and 00206'

'For Atkins stair sections refer to sheet 00304, 00305, 00306 and 00307'

'For Elmslie building sections refer to sheet 00302'

'For Beckett internal partition setting out refer to sheet 00203 and 00204'

'For Beckett stair sections refer to sheet 00304 and 00305'

'For Beckett building sections refer to sheet 00302'

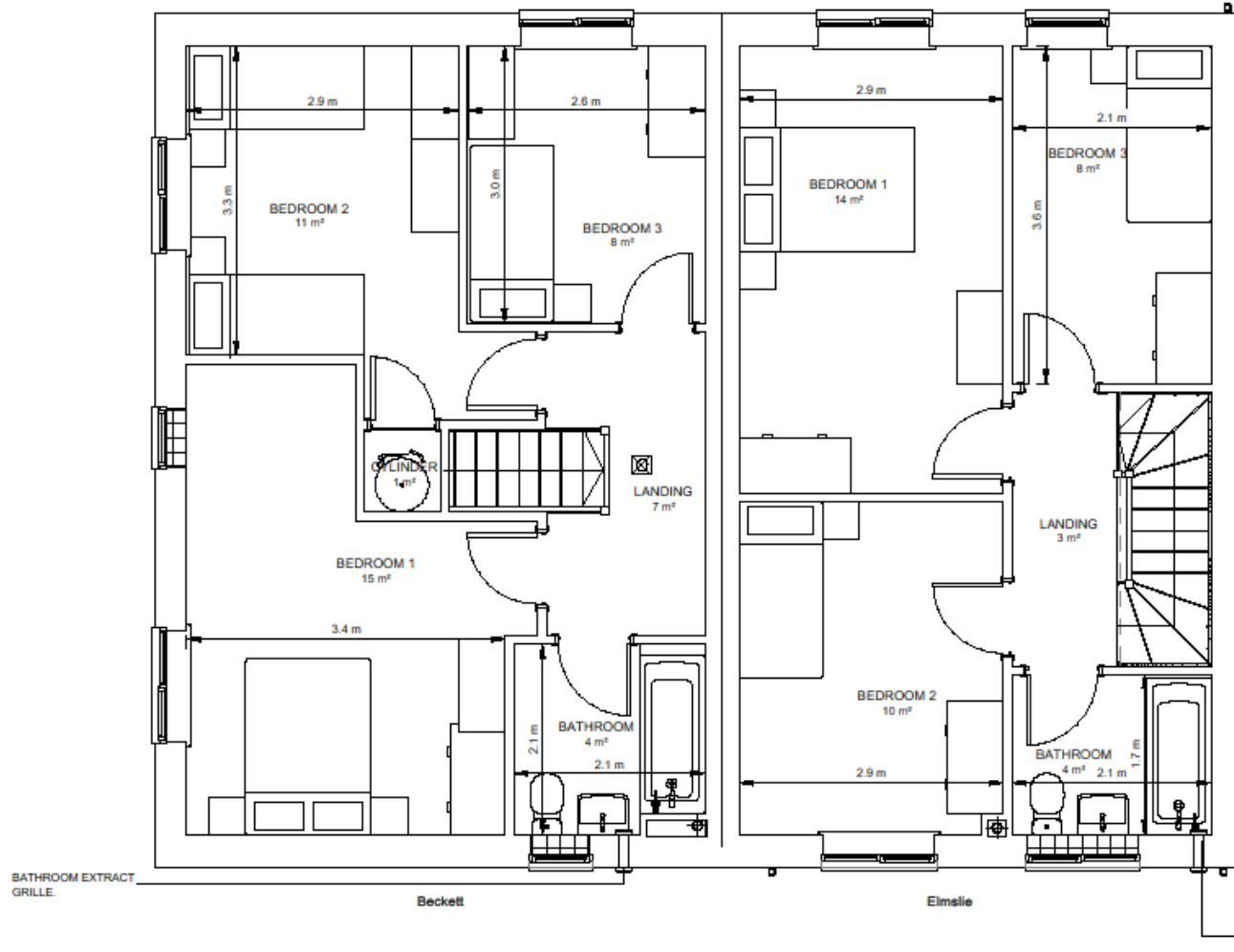
P04	2022-11-10	Updated	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comment	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRW	CHK

CLIENT						
Vistry Partnership						
PROJECT TITLE			HOUSETYPE			
Former Ash Glen Nursery			Elmslie M4(1)			
Sheffield Road, Chesterfield			/Beckett M4(1)			
TITLE						
Ground Floor GA Plan						
SUITABILITY						
Suitable For Information						
DRAWN / CHECKED		INITIAL ISSUE DATE		SCALE		
GW / JCK		SEPT 2022		As indicated @ A3		
DRAWING ID						
Project	Originator	Volume	Level	Type		
3GP3	MHA	EB	00	DR		
				A		
				00201		
				S2		
				P04		



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Hatch indicates AD Part M
clear zones



P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comment	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)
/Beckett M4(1)

TITLE

First Floor GA Plan

SUITABILITY

Suitable For Information

DRAWN / CHECKED

GW / JCK

INITIAL ISSUE DATE

SEPT 2022

SCALE

As indicated @ A3

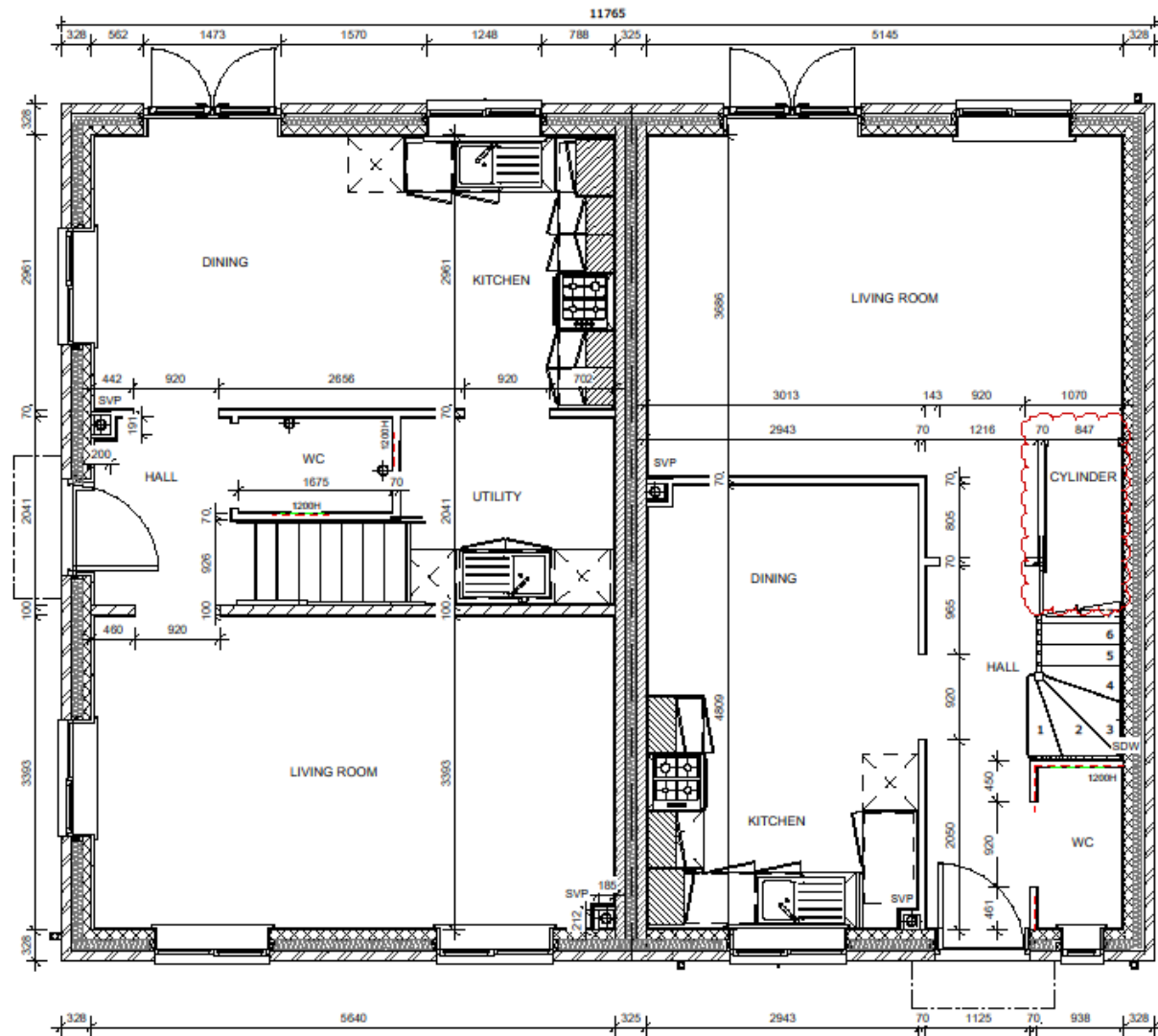
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	01	DR	A	00202	S2	P03

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ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

S205 - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.

S206 - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

S207 - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/wetarea/WC side with skin
finish.

S208 - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

S209 - Loadbearing partition
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
12.5mm Standard wallboard on dabs with
skin finish.

S210 - Boring to services
Two layers of 12.5mm Standard wallboard
with skin finish,
nom. 50mm metal stud.

S211 - Internal garage wall
30mm Gyrotherm PR (12.5+25.5mm),
100mm loadbearing partition wall to SE
design and specification,
To achieve min. 30mins REI fire resistance.

S212 - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
15mm Gyproc moisture resistant wallboard
on dabs to bathroom/wetarea/WC side with
skin finish.

S213 - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.

S214 - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/wetarea/WC side with skin
finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.

S215 - Single sided partition.
12.5mm Standard wallboard with skin finish
to one side only,
nom. 70mm metal stud.

M210 - Boring to services
Two layers of 12.5mm Moisture wallboard
with skin finish,
nom. 50mm metal stud.

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S216 - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/wetarea/WC side with skin
finish.

S217 - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

S218 - Loadbearing partition
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
12.5mm Standard wallboard on dabs with
skin finish.

S219 - Boring to services
Two layers of 12.5mm Standard wallboard
with skin finish,
nom. 50mm metal stud.

S220 - Internal garage wall
30mm Gyrotherm PR (12.5+25.5mm),
100mm loadbearing partition wall to SE
design and specification,
To achieve min. 30mins REI fire resistance.

S221 - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
15mm Gyproc moisture resistant wallboard
on dabs to bathroom/wetarea/WC side with
skin finish.

S222 - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.

S223 - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/wetarea/WC side with skin
finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.

S224 - Single sided partition.
12.5mm Standard wallboard with skin finish
to one side only,
nom. 70mm metal stud.

M210 - Boring to services
Two layers of 12.5mm Moisture wallboard
with skin finish,
nom. 50mm metal stud.

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S225 - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/wetarea/WC side with skin
finish.

S226 - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

S227 - Loadbearing partition
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
12.5mm Standard wallboard on dabs with
skin finish.

S228 - Boring to services
Two layers of 12.5mm Standard wallboard
with skin finish,
nom. 50mm metal stud.

S229 - Internal garage wall
30mm Gyrotherm PR (12.5+25.5mm),
100mm loadbearing partition wall to SE
design and specification,
To achieve min. 30mins REI fire resistance.

S230 - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
15mm Gyproc moisture resistant wallboard
on dabs to bathroom/wetarea/WC side with
skin finish.

S231 - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.

S232 - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/wetarea/WC side with skin
finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.

S233 - Single sided partition.
12.5mm Standard wallboard with skin finish
to one side only,
nom. 70mm metal stud.

M210 - Boring to services
Two layers of 12.5mm Moisture wallboard
with skin finish,
nom. 50mm metal stud.

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Patress 15mm plywood for heavy fixings,
applied to face of wall where required
across entire height/length, inside of C stud
when only used in small sections.

Double layer of plasterboard, with C studs
set at 400mm centres to spaces with
ceramic tiles.

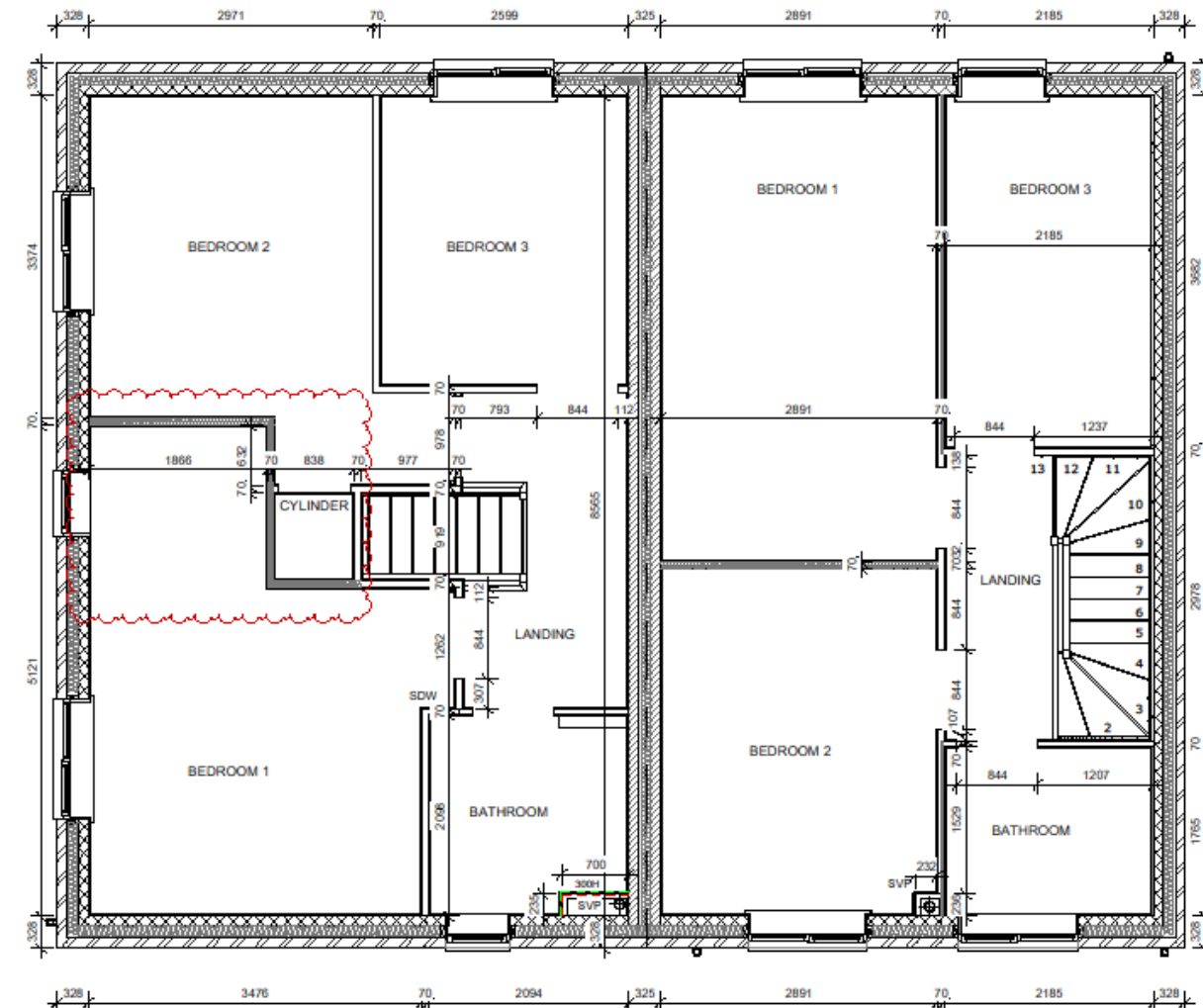
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PO2	2022-11-21	Updated patress thickness, Cylinder location identified	JCK	GW
PO1	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Elmslie M4(1)	
Sheffield Road, Chesterfield			/Beckett M4(1)	
TITLE				
Ground Floor Plan - Metal Stud Setting Out				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	EB	00	DR
				A
				00205
				S3
				P02

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- ST05** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- ST05** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm heavier
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- ST04** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/en-suite/WC side with skin
finish.
- ST04** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm heavier
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S1005** - Loadbearing partition
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
12.5mm Standard wallboard on dabs with
skin finish.
- S050** - Boxing to services
Two layers of 12.5mm Standard wallboard
with skin finish,
nom. 50mm metal stud.
- PIR100** - Internal garage wall
30mm Gyrothermalex PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE
design and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with
skin finish,
100mm loadbearing partition wall to SE
design and specification,
15mm Gyproc moisture resistant wallboard
on dabs to bathroom/en-suite/WC side with
skin finish.
- ST05** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.
- ST04M** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/en-suite/WC side with skin
finish,
To achieve min. 30mins EI fire resistance.
All service penetrations to be sealed with
intumescent sealer, fire rated backing
boxes used to switches/sockets, and all
joints taped and skinned.
- ST0** - Single sided partition.
12.5mm Standard wallboard with skin finish
to one side only,
nom. 70mm metal stud.
- MMS0** - Boxing to services
Two layers of 12.5mm Moisture wallboard
with skin finish,
nom. 50mm metal stud.

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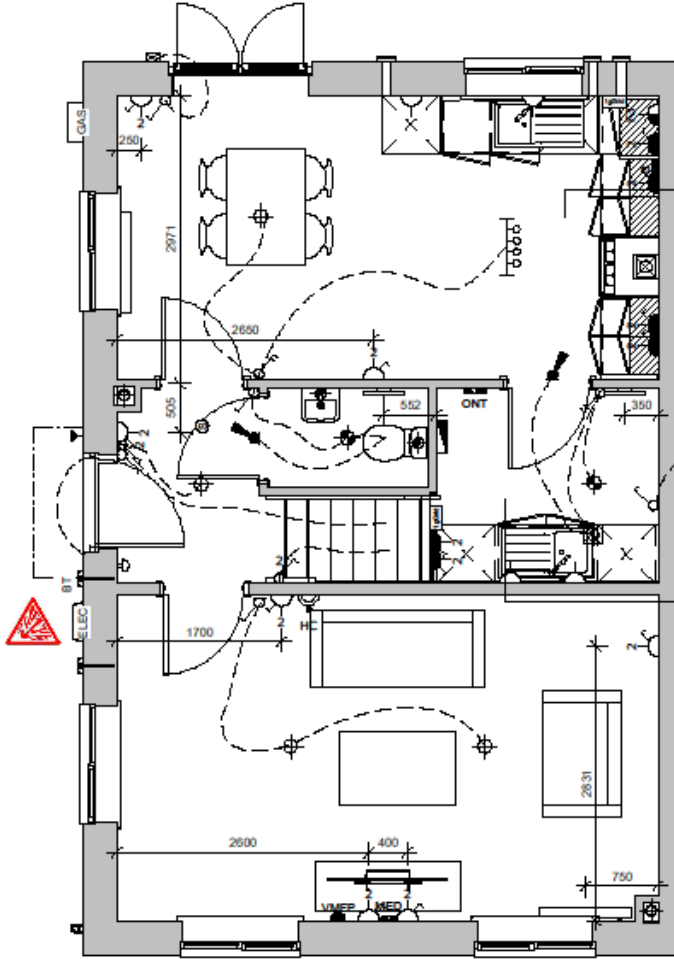
S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/en-suite/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
j = 70mm heavier Acoustic Partition Roll
APR1200 insulation between studs
T = 10mm OSB patress to metal stud
PIR = 30mm Gyrothermalex PIR (12.5+
25.5mm)
f = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.
300H Patress Heights (when full
height patress built required)
1200H
SE to confirm additional requirements for load
bearing and racking

P02	2022-11-21	Updated patress thickness, Cylinder location identified,	JCK	GW
		En-suite removed		
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CUMENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Elmslie M4(1)	
Sheffield Road, Chesterfield			/Beckett M4(1)	
TITLE				
First Floor Plan - Metal Stud Setting Out				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Role
3GP3	MHA	EB	01	DR - A
Number	Status	Revision		
00206	S3	P02		

Patress 18mm plywood for heavy fixings,
applied to face of wall where required
across entire height length, inside of C stud
when only used in small sections.
Double layer of plasterboard, with C studs
set at 400mm centres to spaces with
ceramic tiles.



ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATHROOM LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7KW. MINIMUM MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE PLAT SPECIFIC.	



REFER TO KITCHEN LAYOUT
DRAWING FOR CLARITY TO
ELECTRICAL LAYOUT

REFER TO UTILITY LAYOUT DRAWING
FOR CLARITY TO ELECTRICAL
LAYOUT

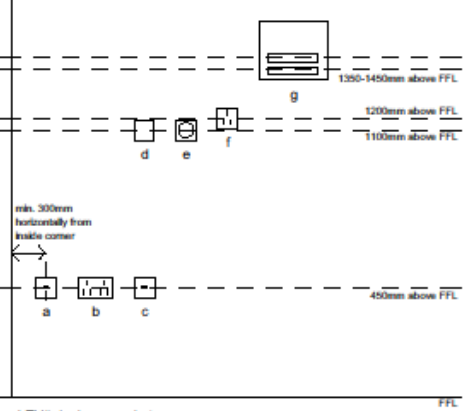
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Suite 15, 70 Spring Gardens, Manchester, M2 2BQ.

Height of switches, sockets, & controls

Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Elmslie M4(1)
Sheffield Road, Chesterfield	/Beckett M4(1)

TITLE

Ground Floor Electrical Plan Beckett

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

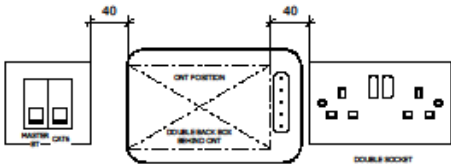
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	00	DR	A	00501	S3	P01

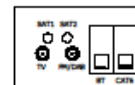
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e contact@mhaarchitects.com
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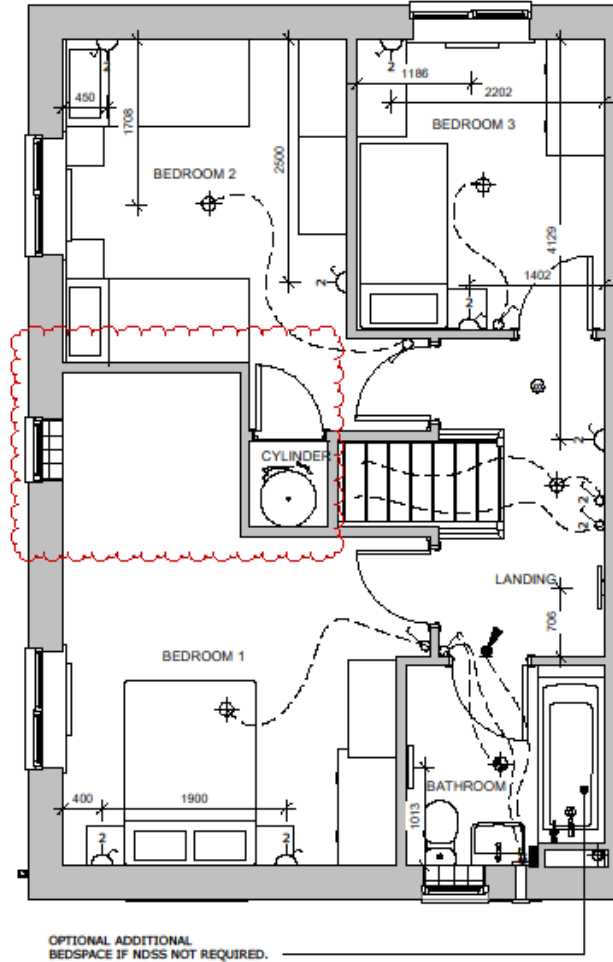
OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:

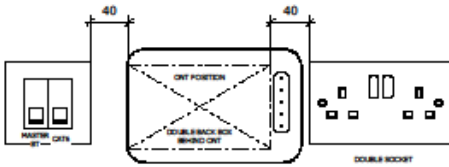


ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MEDIUM CHARGING POWER OF 70kW, MEDIUM MODE 3. UNIT MUST BE UNTETHERED.	
LOCATION TO BE PLANT SPECIFIC.	

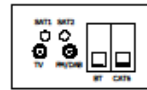


OPTIONAL ADDITIONAL
BEDSPACE IF NDSS NOT REQUIRED.

OPENREACH ONT ARRANGEMENT:



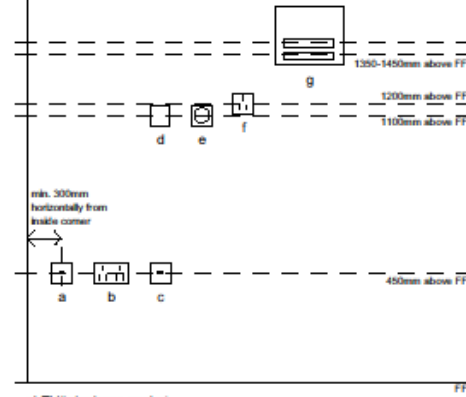
MULTIMEDIA PLATE:



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Height of switches, sockets, & controls

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- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	En-suite removed, Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Elmslie M4(1)
Sheffield Road, Chesterfield	/Beckett M4(1)

TITLE

First Floor Electrical Plan Beckett

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

DRAWING ID

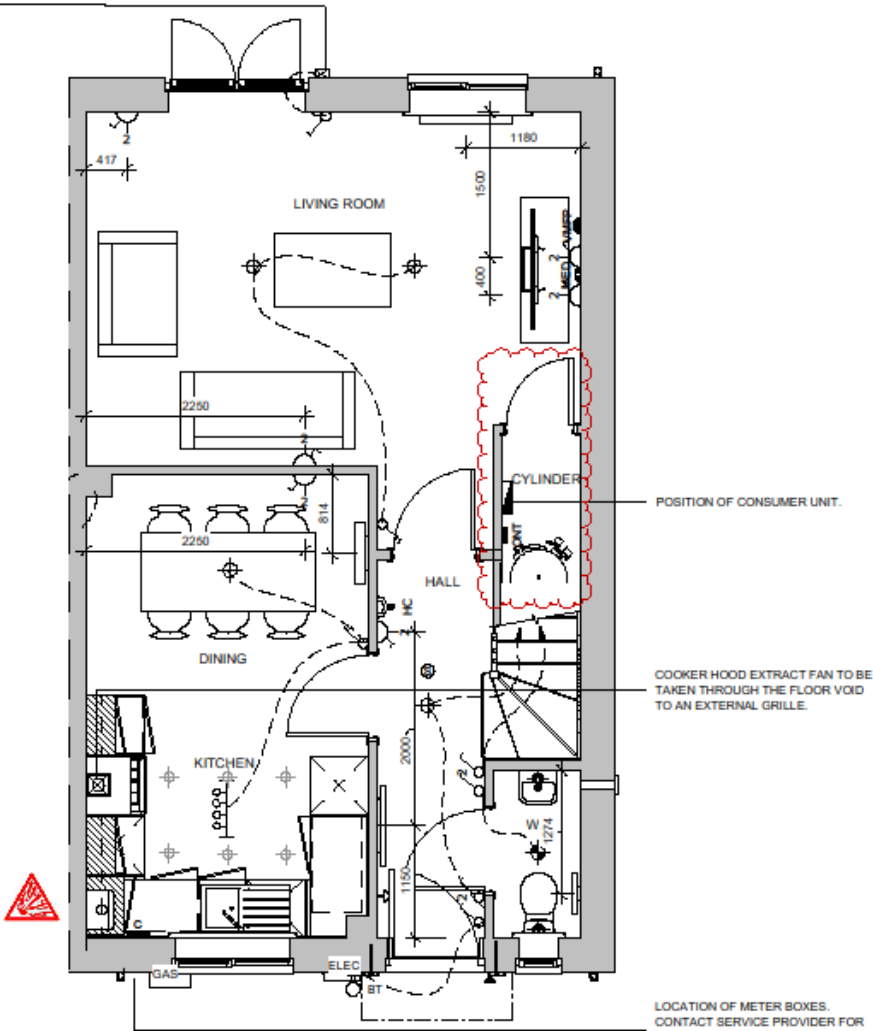
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	01	DR	A	00503	S3	P02

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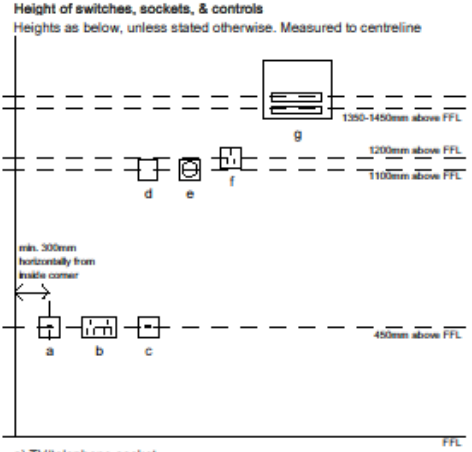
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ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1550MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7KW, MINIMUM MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE PLAT SPECIFIC.	



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- e) Thermostat
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- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSE TYPE
Elmslie M4(1)
/Beckett M4(1)

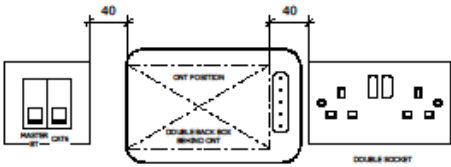
TITLE
Ground Floor Electrical Plan Elmslie

SUITABILITY
Review and Comment

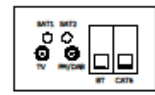
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	00	DR	A	00502	S3	P02

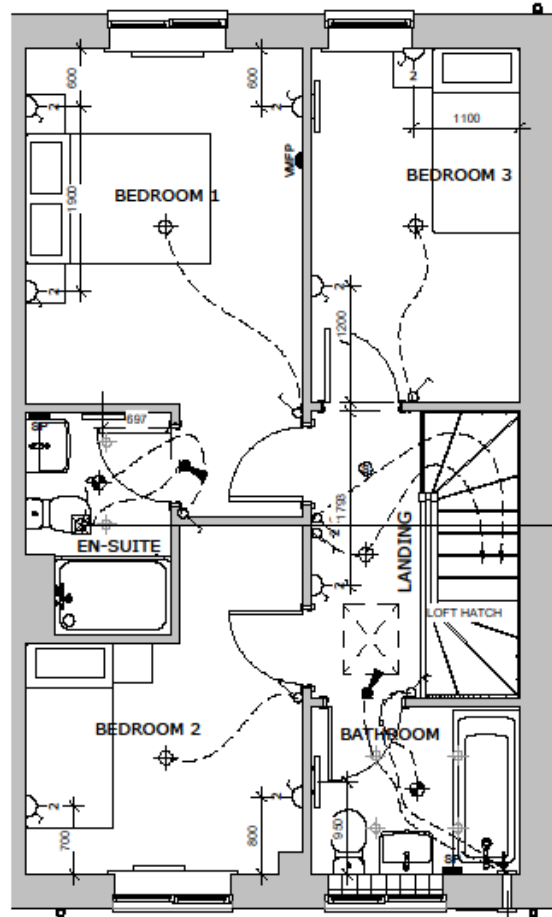
OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:



ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
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MULTIMEDIA PLATE (SEE BELOW).	
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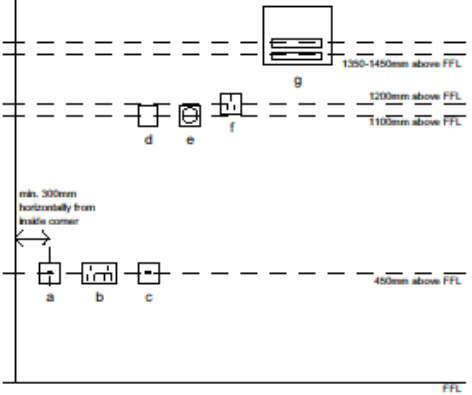


CEILING MOUNTED EXTRACT FAN TO BE TAKEN THROUGH THE CEILING VOID TO TILE VENT WITH 15MM OVERRUN AND LINKED TO LIGHT FITTING.

BATHROOM EXTRACT GRILLE.

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- h) Fused spurs

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Elmslie M4(1)
Sheffield Road, Chesterfield	/Beckett M4(1)

TITLE

First Floor Electrical Plan Elmslie

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

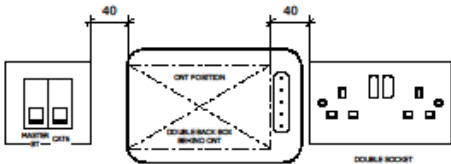
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	01	DR	A	00504	S3	P01

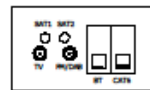
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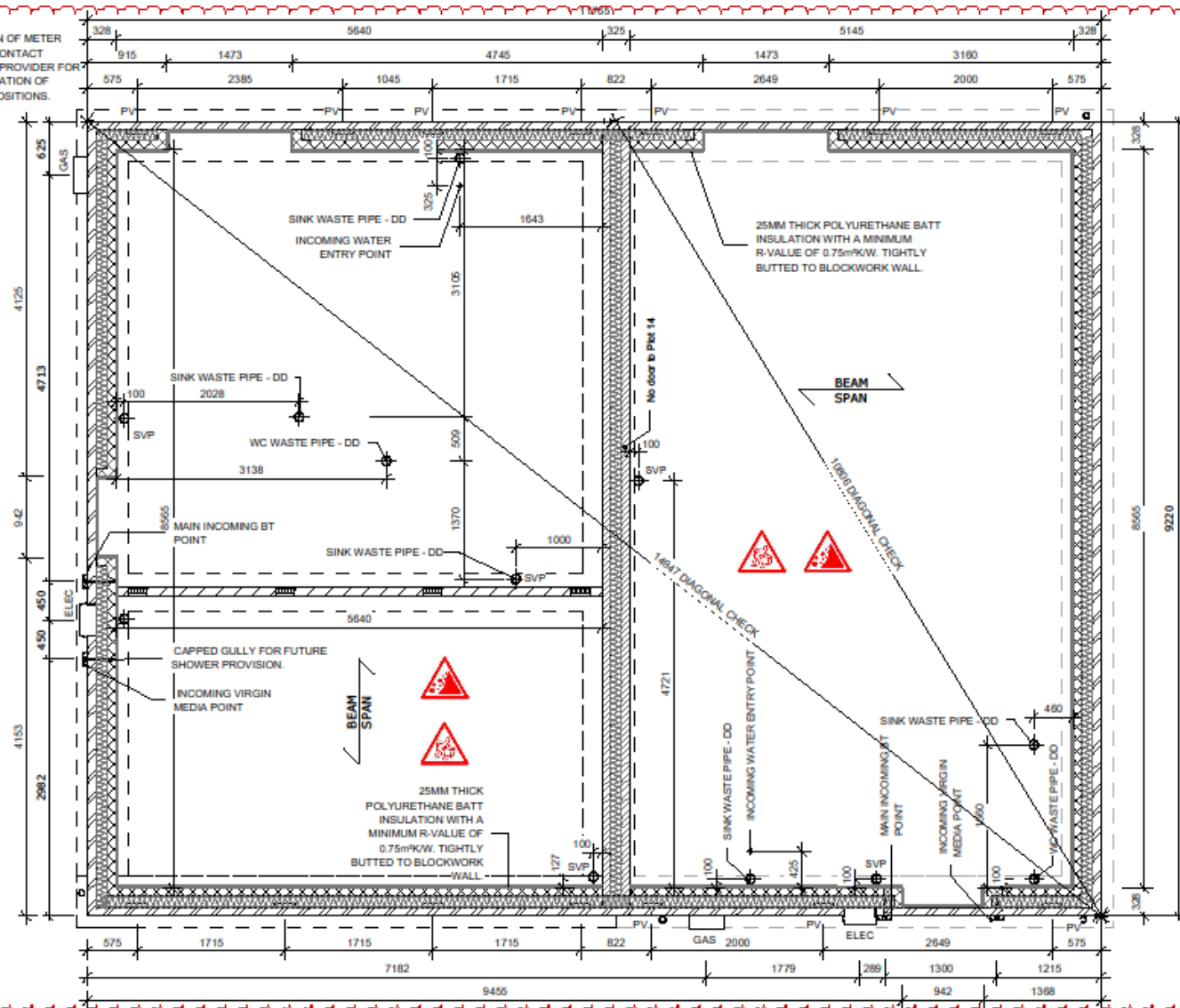
OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:



LOCATION OF METER
BOXES, CONTACT
SERVICE PROVIDER FOR
CONFIRMATION OF
METER POSITIONS.



WALL LEGEND

DENOTES 325MM THICK PARTY WALL BELOW DPC.

DENOTES 327.5MM THICK CAVITY WALL.

DENOTES 100MM THICK LOADBEARING SLEEPER WALL BELOW GROUND FLOOR SLAB LEVEL TO SUIT STRUCTURAL LOADING REQUIREMENTS.

RISKS FOR BUILDING ELEMENTS

Risk of falling down cavity opening, appropriate safety measures to be implemented.

Lifting hazard of ground floor beams, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS

LIFTING HAZARD

RISK OF COLLAPSE

Do not scale from this drawing.

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NOTES

- All masonry below DPC to be in accordance with BS EN 771.
- Brickwork to be durability designations F2, S2 to BS EN 998-2:2016.
- Specification for mortar for masonry, Part 2: Masonry mortar.
- All sub-structure blockwork to be in accordance with BS EN 1996-2:2006.
- Eurocode 6 - Design of masonry structures - Part 2: Design considerations, selection of materials and execution of masonry and NHBC technical standards.
- Minimum requirements of blockwork to not be less than 1500kg/m² or 7.3N/mm².
- Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.
- For details of suspended floor see structural engineers design / specialist design.
- Refer to structural engineers drawing for foundation information. Provide underground ducts as required for water, electric & gas services.
- Foundation widths / type are indicative only. Refer to Structural Engineer's foundation design for detailed information.
- All substructure inlets to be 100 x 75mm pre-stressed concrete inlets. Location to be co-ordinated with individual plot drainage.
- Substructure blockwork to be Plasmor Agile Ultima. Refer to Structural Engineer's foundation design for detailed information.
- NHBC standards state: Chapter 5.2.10 (b) Ventilation under floor voids:-
 - voids should be ventilated by openings providing not less than 1500mm² per metre run of external wall or 500mm² per m² of floor area, which ever gives the greater opening area.
 - Ventilation openings should be provided on at least two opposite sides, where this is not possible, effective cross-ventilation from opposite sides should be provided by a combination of opening and air ducts.
 - Ventilators should be spaced at not more than 2m centres and within 450mm of each end of any wall.

LEGEND

DD DIRECT TO DRAIN CONNECTION AB AIR BRICKS
PV PERISCOPIC CAVITY WALL VENTS SVP SOIL VENT PIPE

Note: For Rainwater downpipe locations, refer to plot specific drawings.

PO2	2022-11-08	Updated to show changes to internal layout	JCK	GW
PO1	2022-09-01	Initial issue for coordination with engineers	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)
/Beckett M4(1)

TITLE

Beam and EPS Foundation Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	JUNE 2022	1 : 50 @ A3

DRAWING ID

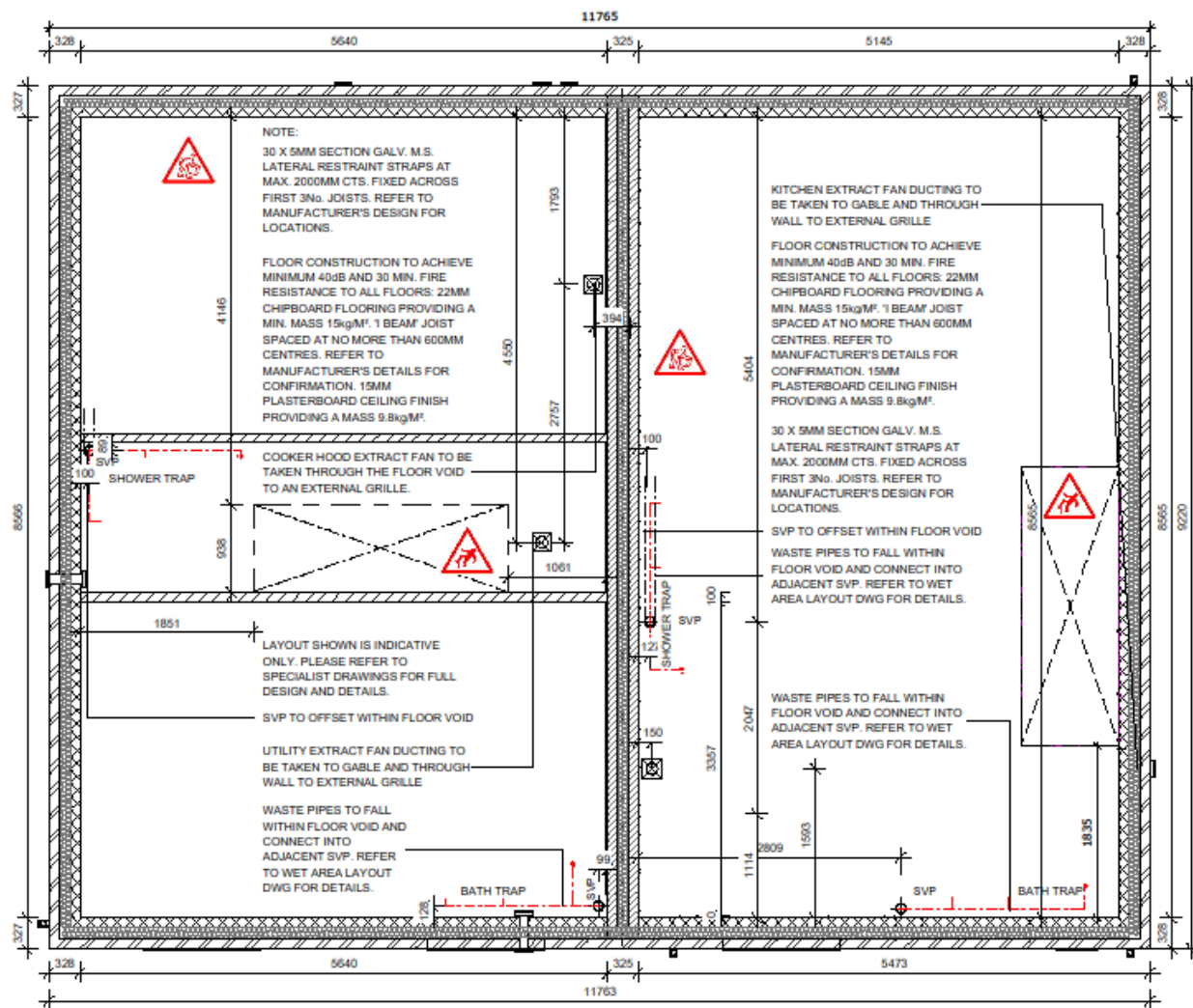
Project	Original	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	FN	DR	A	00102	S1	P02

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NOTES

LAYOUT SHOWN IS INDICATIVE ONLY. PLEASE REFER TO SPECIALIST FABRICATOR'S DRAWINGS FOR FULL DESIGN AND DETAILS.

NOTE:

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

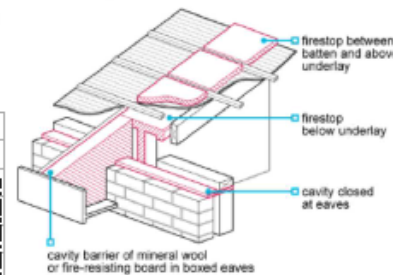
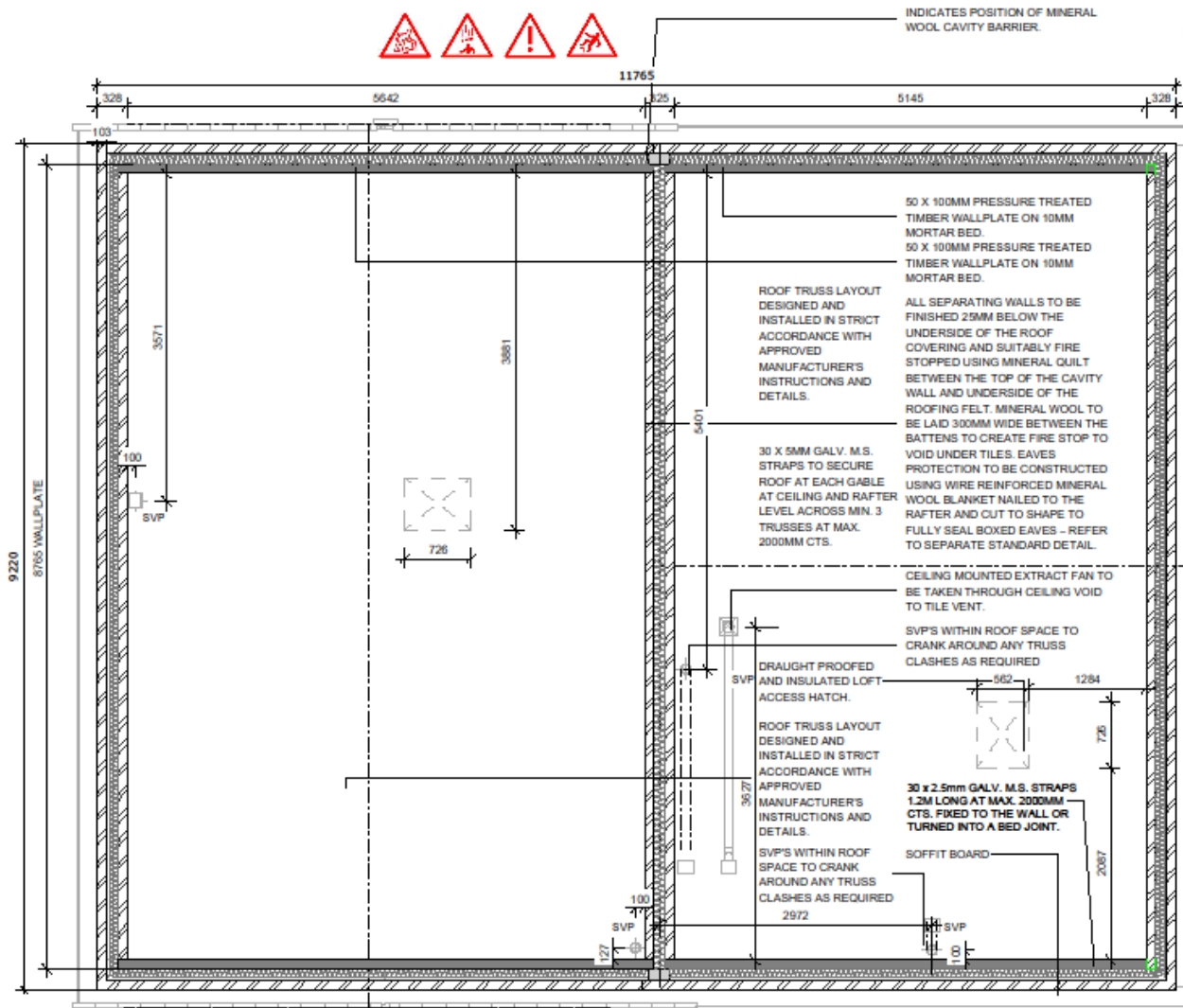
Read in conjunction with Engineer's designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW		
REV	DATE	DESCRIPTION	DRN	CHK		
CUST						
Vitry Partnership						
PROJECT TITLE			HOUSE TYPE			
Former Ash Glen Nursery			Elmslie M4(1)			
Sheffield Road, Chesterfield			/Beckett M4(1)			
TITLE						
F.F. Indicative Joist Layout						
SUITABILITY						
Review and Comment						
DRAWN / CHECKED		INITIAL ISSUE DATE		SCALE		
JCK / GW		Nov 2022		1 : 50 @ A3		
DRAWING ID						
Project	Originator	Volume	Level	Type		
3GP3	MHA	EB	FJ	DR - A		
Number	Status	Revision				
00301	S3	P01				





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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Elmslie M4(1)
/Beckett M4(1)

TITLE
Roof Plan

SUITABILITY
Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

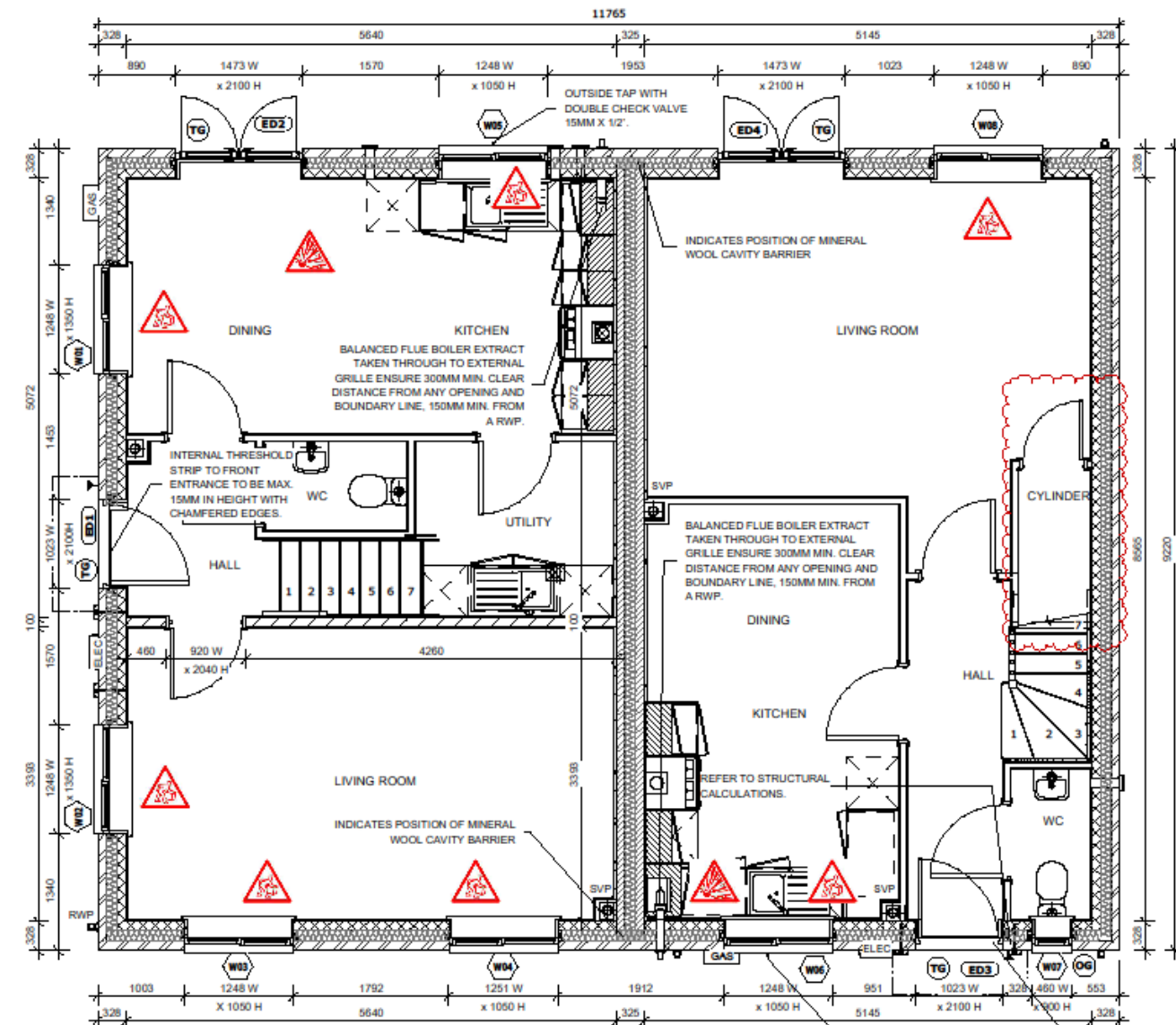
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	RP	DR	A	00303	S3	P01

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WINDOW REF	UNIT	ROOM	STANDARD WIDTH	STANDARD D HEIGHT	TRICKLE VENT AREA (MM2)
W01	BT	DINING	1248	1350	5000
W02	BT	LIVING ROOM	1248	1350	5000
W03	BT	LIVING ROOM	1248	1350	2500
W04	BT	LIVING ROOM	1248	1350	2500
W05	BT	KITCHEN	1248	1050	5000
W06	EL	KITCHEN	1248	1050	5000
W07	EL	WC	460	900	2500
W08	EL	LIVING ROOM	1248	1050	2500

DOOR REF	UNIT	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
ED1	BT	HALL	1023	2100	919	2025
ED2	BT	DINING	1473	2100	651	1950
ED3	EL	HALL	1023	2100	919	2025
ED4	EL	LIVING ROOM	1473	2100	651	1950

Actual acoustic requirement value varies by plot, see drawing 01015- Acoustic Requirements for schedule

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WALL LEGEND

- DENOTES 352.5MM THICK CAVITY WALL:
- DENOTES 350MM THICK PARTY WALL:
- DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

RISKS FOR BUILDING ELEMENTS: Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.		TEMPORARY WORKS: Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.	
KEY OF SYMBOLS:			
	LIFTING HAZARD		RISK OF FALLING
	RISK OF EXPLOSION		RISK OF COLLAPSE

PO4	2022-11-21	Cylinder location identified	JCK	GW
PO3	2022-11-10	Updated to show changes to internal layout	JCK	GW
PO2	2022-10-28	Front door openings increase	JCK	GW
PO1	2022-09-01	Initial issue for coordination with engineers	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)
/Beckett M4(1)

TITLE

Ground Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEP 2022	1 : 50 @ A3

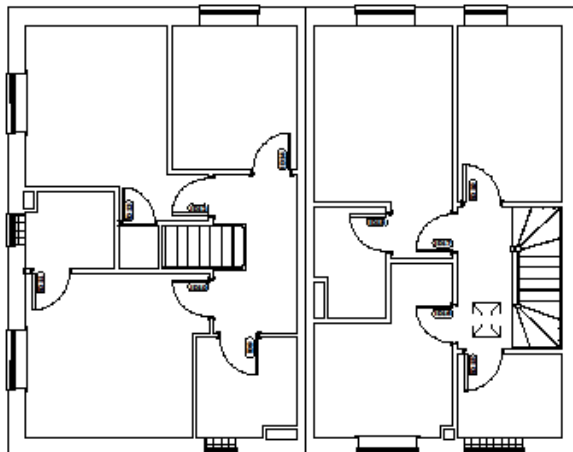
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	ZZ	DR	A	00221	S1	P04

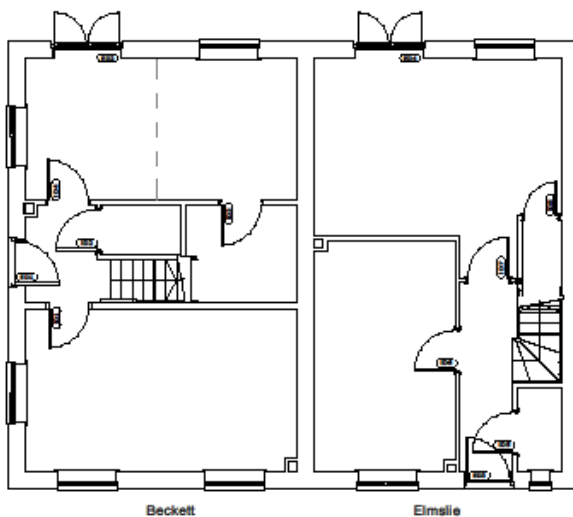
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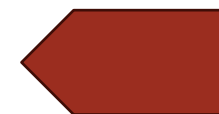
FIRST FLOOR PLAN



GROUND FLOOR

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
GF	HALL	ED1	1023	2100	919	2025
GF	DINING	ED2	1473	2100	651	1950
GF	HALL	ED3	1023	2100	919	2025
GF	LIVING ROOM	ED4	1473	2100	651	1950
GF	HALL	ID1	920	2040	818	1981
GF	WC	ID2	920	2040	838	1981
GF	KITCHEN	ID3	920	2040	838	1981
GF	DINING	ID4	920	2040	838	1981
GF	WC	ID5	920	2040	838	1981
GF	KITCHEN	ID6	920	2040	838	1981
GF	LIVING ROOM	ID7	920	2040	838	1981
GF	STORE	ID8	768	2040	686	1981
FF	LANDING	ID9	844	2040	778	1989
FF	BEDROOM 1	ID10	844	2040	762	1981
FF	EN-SUITE	ID11	844	2040	762	1981
FF	BEDROOM 2	ID12	844	2040	762	1981
FF	ST.	ID13	768	2040	686	1981
FF	LANDING	ID14	844	2040	762	1981
FF	BATHROOM	ID15	844	2040	762	1981
FF	BEDROOM 2	ID16	844	2040	762	1981
FF	BEDROOM 1	ID17	844	2040	762	1981
FF	EN-SUITE	ID18	844	2040	762	1981
FF	BEDROOM 3	ID19	844	2040	762	1981

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P01	2022-11-08	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Elmslie M4(1)					
Sheffield Road, Chesterfield			/Beckett M4(1)					
TITLE								
Internal Door Plan and Schedule								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Nov 2022	1 : 100 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EB	ZZ	DR	A	00251	S3	P01



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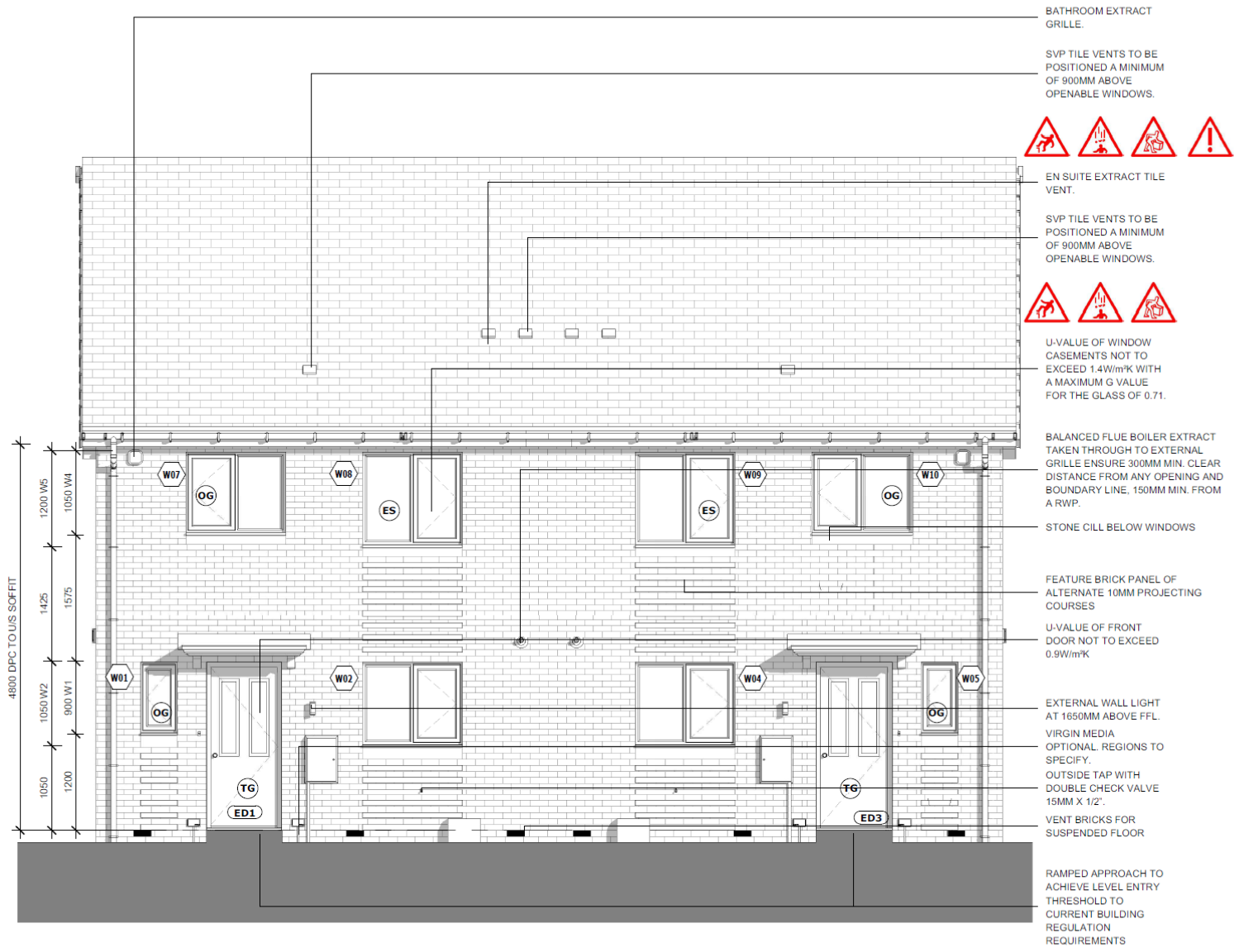


HOUSE TYPES

ELMSLIE

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#) ←
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

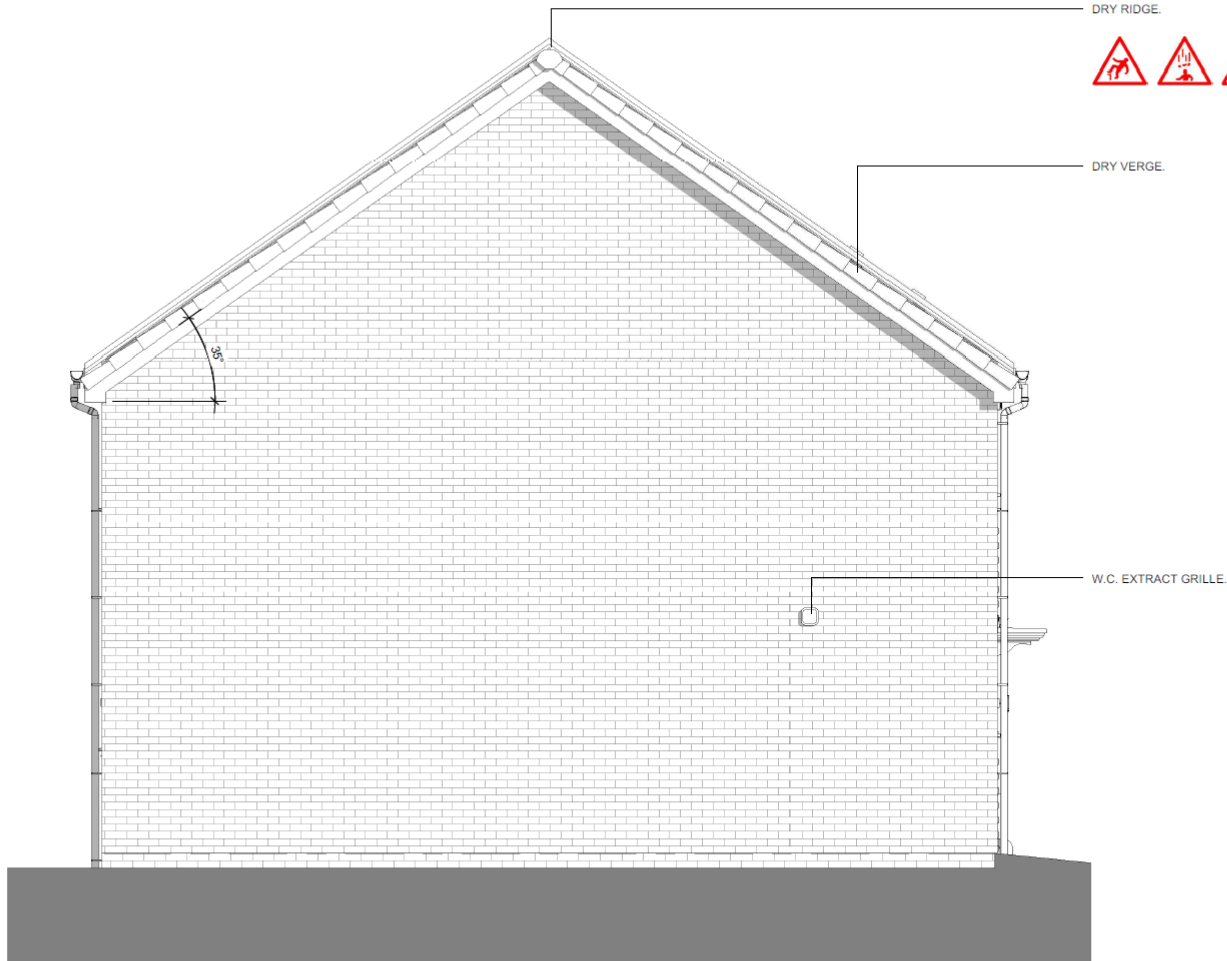
Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Elmslie M4(1)	
Sheffield Road, Chesterfield				
TITLE				
Front Elevation				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Oct 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	- MHA -	EL -	ZZ -	DR -DR-
		Number	Status	Revision
		00401	- S3 -	P01





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

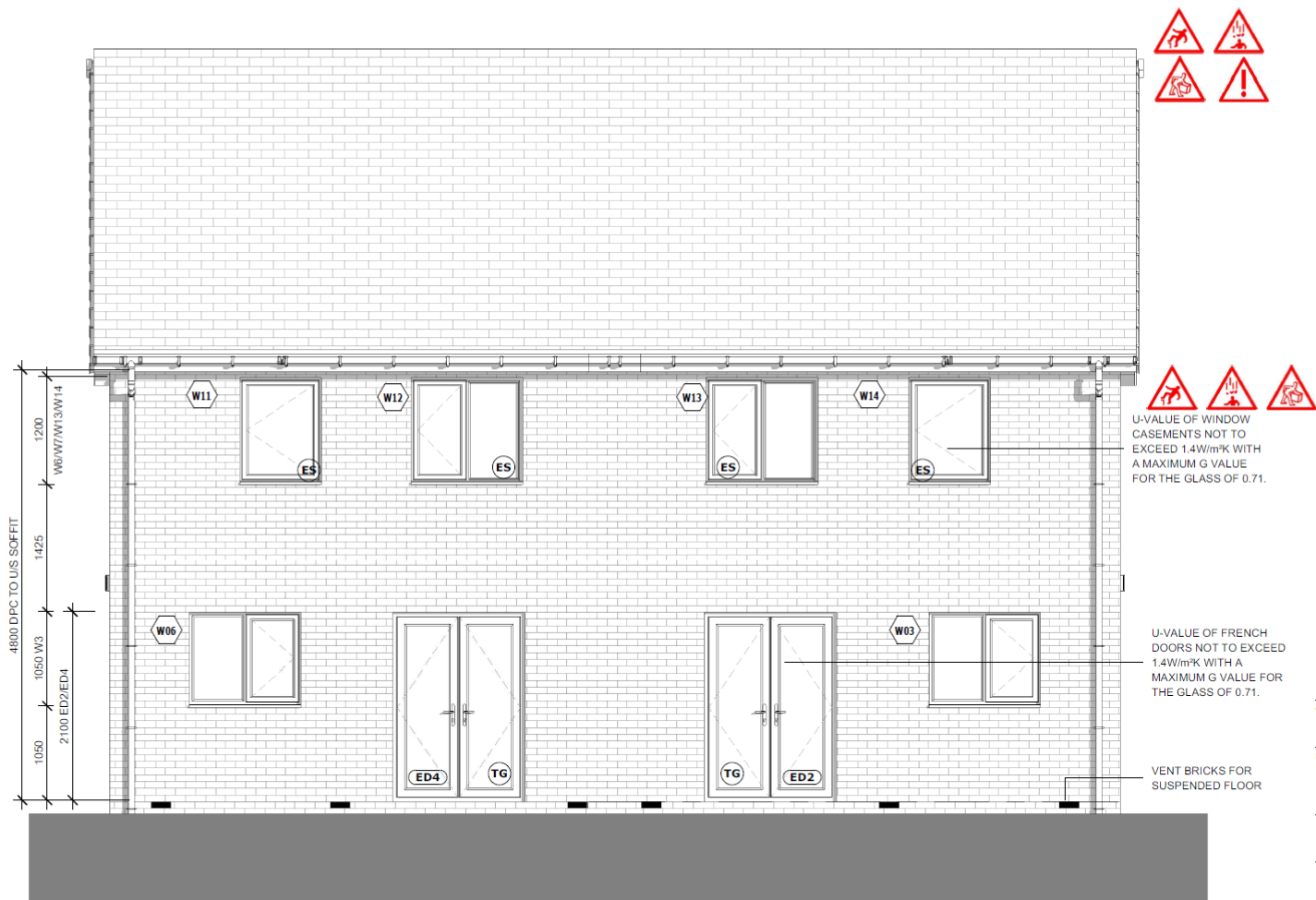
Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Elmslie M4(1)					
Sheffield Road, Chesterfield								
TITLE								
L.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- EL	- ZZ	- DR	- DR	00402	- S3	- P01





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

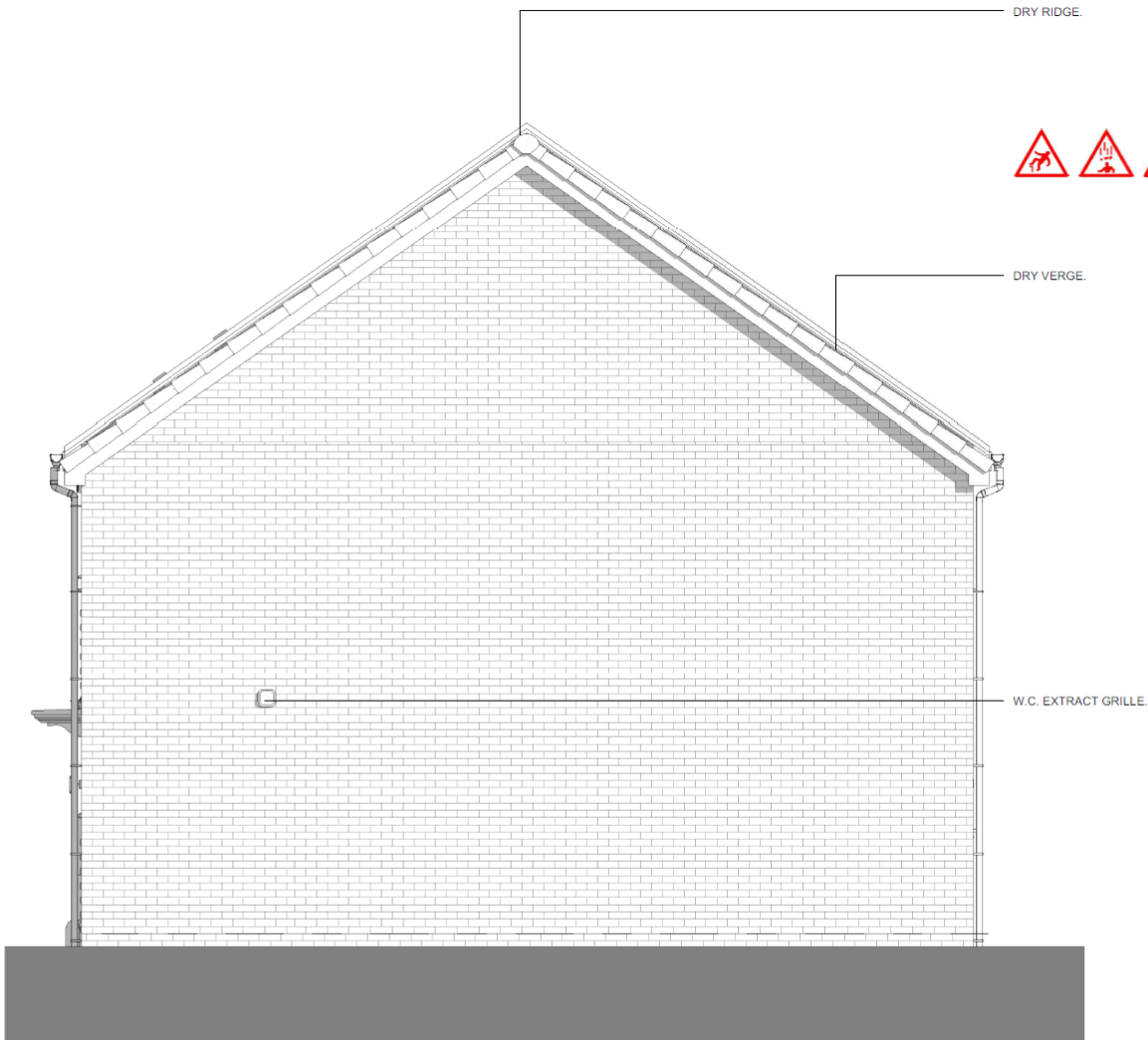
-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Elmslie M4(1)					
Sheffield Road, Chesterfield								
TITLE								
Rear Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA -	EL	ZZ	DR	-DR-	00403	- S3 -	P01

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KEY

- TG TOUGHENED GLASS
- ES EMERGENCY ESCAPE
- OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Elmslie M4(1)					
Sheffield Road, Chesterfield								
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- EL	- ZZ	- DR	-DR-	00404	- S3	- P01



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MAINTAIN 50MM AIR GAP TO SLOPING ROOF LINE.

EQUIVALENT 5,000MM SQ/M RUN CONTINUOUS VENTILATION TO RING LINE TO NHRC STANDARD ROOF INSULATION TO BE MINERAL WOOL FIBRE QUILT TO ROOF SPACE. OVERALL 550MM - 100MM LAID BETWEEN CEILING JOISTS WITH 450MM INSULATION TO BE CROSS LAID.

ROOF MEMBRANE TO BE LAID OVER TIMBER RAFTERS IN ACCORDANCE WITH MANUFACTURERS DETAILS. ENSURE THAT THE UNDERLAY IS CUT AWAY FROM THE APEX OF THE ROOF TO ALLOW 5,000MM²/M CONTINUOUS RIDGE VENTILATION.

50 X 100MM PRESSURE TREATED TIMBER WALLPLATE ON 10MM MORTAR BED. REFER TO VISTRY STANDARD EAVES DETAILS FOR SITE SPECIFIC REQUIREMENTS.

FLOOR JOIST DEPTHS TBC DEPENDENT ON SUPPLIER

FOUNDATIONS SHOWN INDICATIVELY ONLY. REFER TO SITE SPECIFIC STRUCTURAL ENGINEERS DESIGN FOR REQUIREMENTS TO SUIT GROUND CONDITIONS.

RISKS FOR BUILDING ELEMENTS:

Stair Opening:-

Risk of falling, appropriate safety gear and method of access to be used.

Roof:-

Risk of falling, appropriate safety gear and method of access to be used.

Windows:-

Risk of falling from window opening, appropriate safety measures to be implemented.

Lifting hazard of lintels and windows, appropriate lifting equipment to be used.

Risk of access obstruction from ground floor bay windows to elements at higher levels, suitable method of access to be used.

Walls:-

Risk of wall collapse, suitable propping to be used where required.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF EXPLOSION



RISK OF FALLING



RISK OF COLLAPSE

EQUIVALENT 10,000MM SQ/M RUN CONTINUOUS VENTILATION TO EAVES.

FLOOR CONSTRUCTION TO ACHIEVE MINIMUM 40dB AND 30 MIN. FIRE RESISTANCE TO ALL FLOORS: 22MM CHIPBOARD FLOORING PROVIDING A MIN. MASS 15kg/M². 1 BEAM JOIST SPACED AT NO MORE THAN 600MM CENTRES. REFER TO MANUFACTURER'S DETAILS FOR CONFIRMATION. 15MM PLASTERBOARD CEILING FINISH PROVIDING A MASS 9.8kg/M².

CHECK WITH REGIONAL TECHNICAL TEAM FOR GROUND FLOOR SLAB CONSTRUCTION.

RAMPED APPROACH TO ACHIEVE LEVEL ENTRY THRESHOLD TO CURRENT BUILDING REGULATION REQUIREMENTS

TRENCH BLOCK

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)

TITLE

Section A-A

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

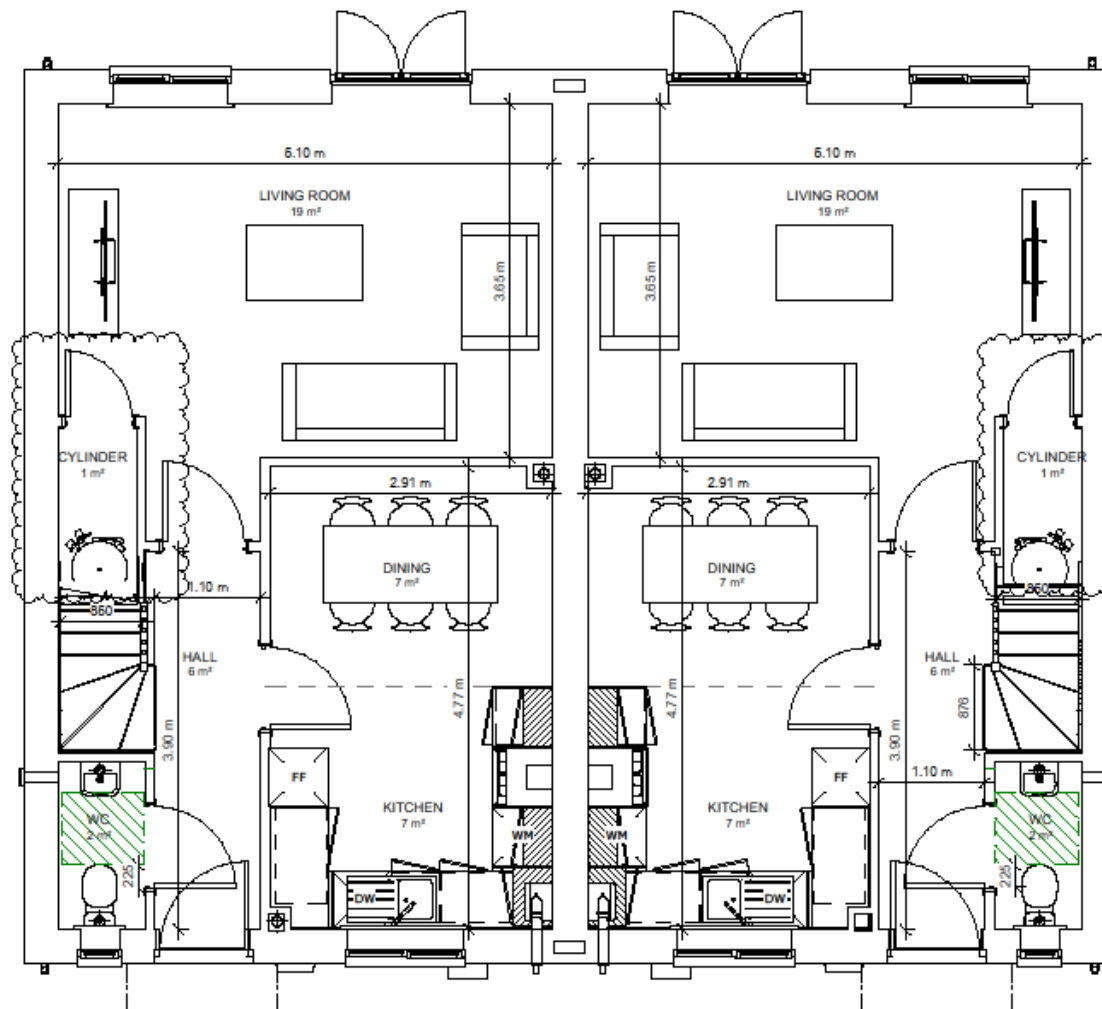
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	ZZ	DR	DR	00302	S3	P01

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- DW -Dishwasher
- WM -Washing Machine
- TD -Tumble Dryer
- FF -Fridge Freezer
-  Hatch indicates AD Part M
clear zones

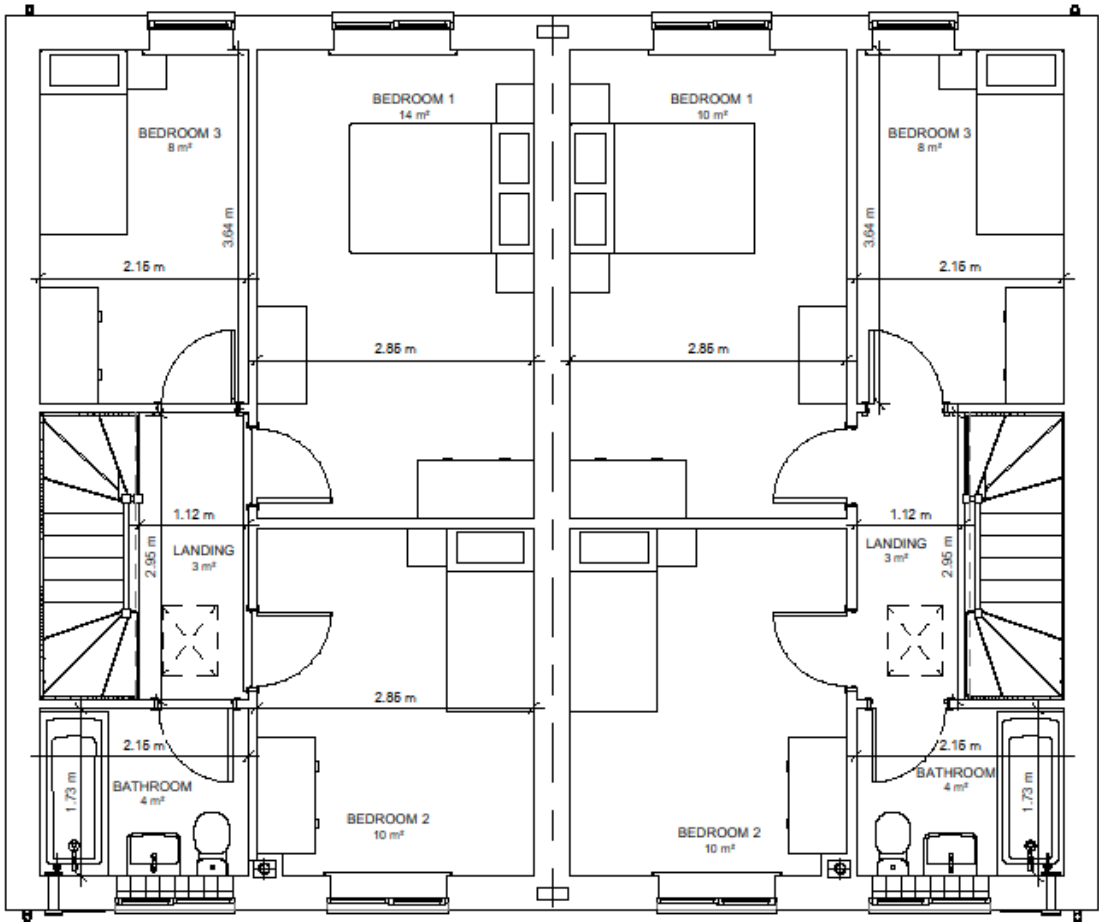
P04	2022-11-21	Cylinder location identified	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT								
Vistry Partnership								
PROJECT TITLE	HOUSETYPE							
Former Ash Glen Nursery	Elmslie M4(1)							
Sheffield Road, Chesterfield								
TITLE								
Ground Floor GA Plan								
SUITABILITY								
Suitable For Information								
DRAWN / CHECKED	INITIAL ISSUE DATE							
JCK / GW	Oct 2022							
SCALE								
As indicated @ A3								
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- EL	- 00	- DR	- A	- 00201	- S2	- P04



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 Hatch indicates AD Part M
clear zones



P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Elmslie M4(1)

TITLE
First Floor GA Plan

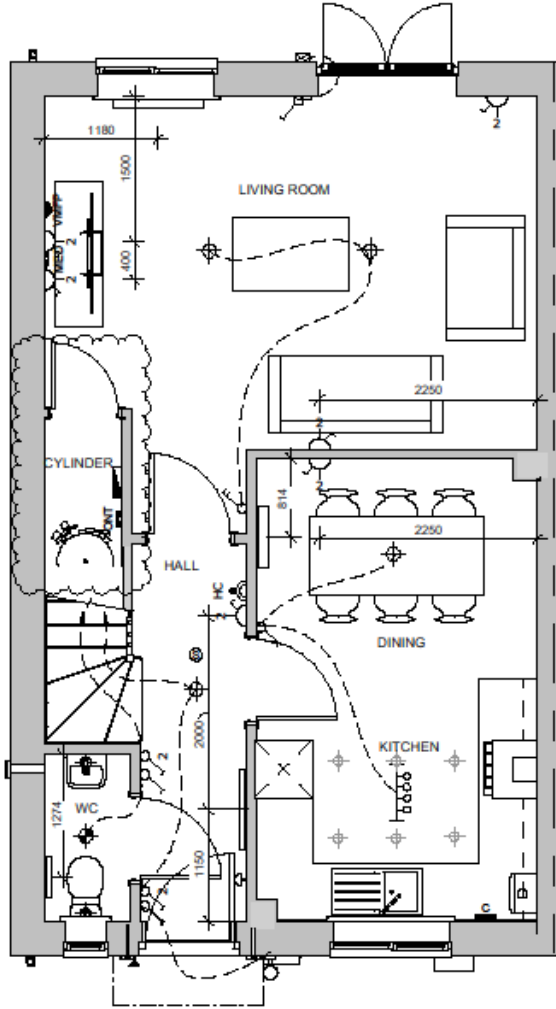
SUITABILITY
Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	As indicated @ A3

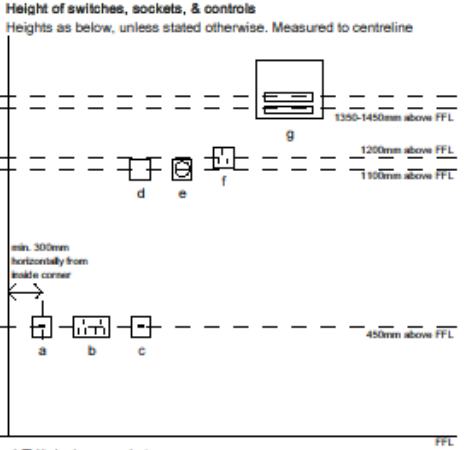
DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	ZZ	DR	A	00202	S2	P03	



ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VERGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VERGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT, MEDIUM CHARGING POWER OF 70kW, MEDIUM MODE 3, UNIT MUST BE UNTETHERED.	
LOCATION TO BE BUILT SPECIFIC.	



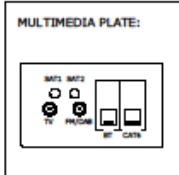
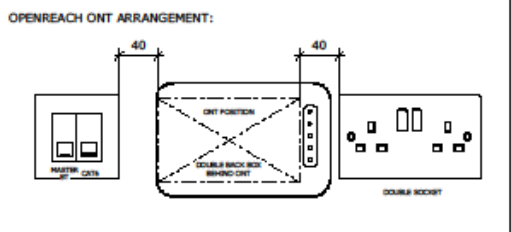
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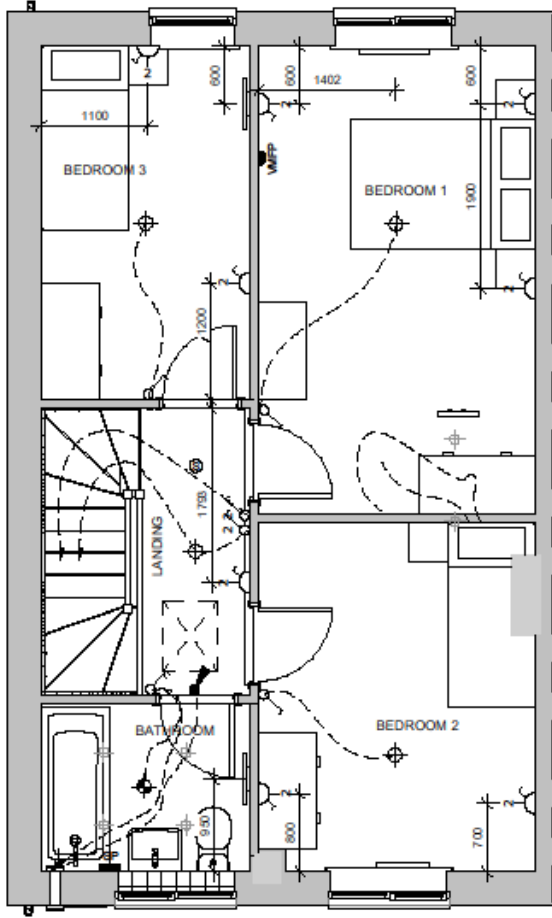
- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

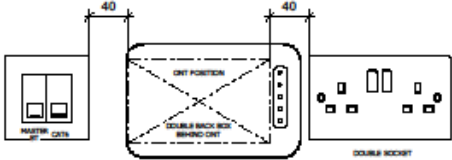
Vistry Partnership									
PROJECT TITLE						HOUSETYPE			
Former Ash Glen Nursery						Elmslie M4(1)			
Sheffield Road, Chesterfield									
TITLE									
Ground Floor Electrical Plan LH									
SUITABILITY									
Review and Comment									
DRAWN / CHECKED			INITIAL ISSUE DATE				SCALE		
JCK / GW			Nov 2022				As indicated @ A3		
DRAWING ID									
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision	
3GP3	MHA	EL	00	DR	A	00501	S3	P02	



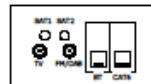
ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VERGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VERGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MEDIUM CHARGING POWER OF 70kW. MEDIUM MODE 3. UNIT MUST BE UNTETHERED.	
LOCATION TO BE BUILT SPECIFIC.	



OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:



Do not scale from this drawing.

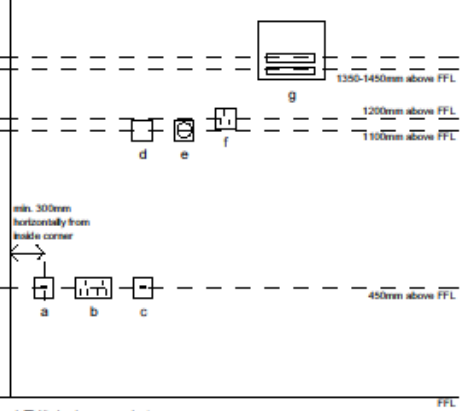
The contractor is to check all dimensions on site and report any discrepancies to MHA.

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Height of switches, sockets, & controls

Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Elmslie M4(1)
Sheffield Road, Chesterfield	

TITLE

First Floor Electrical Plan LH

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	01	DR	A	00503	S3	P01

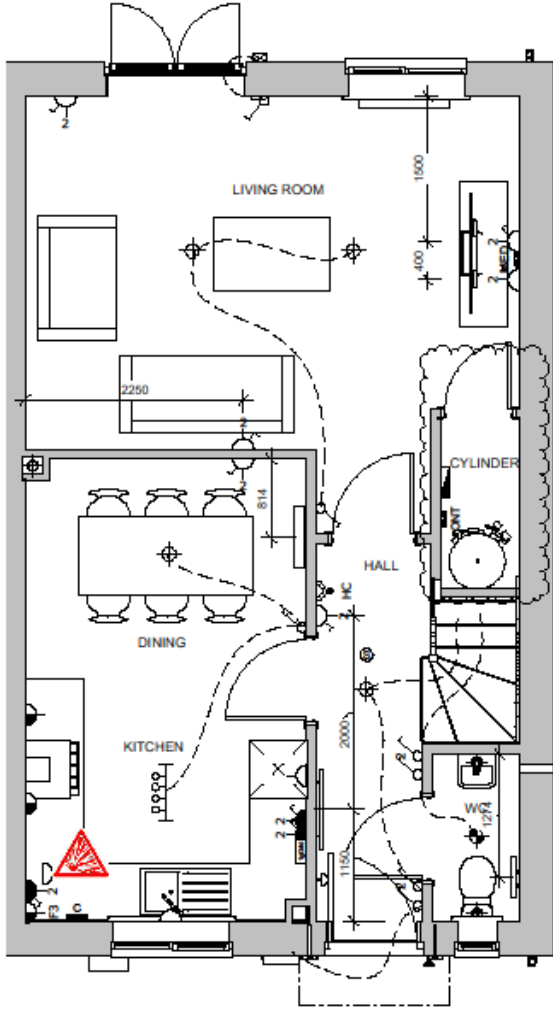
mha
ARCHITECTS

Abbey House
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Sheffield
S1 2GY

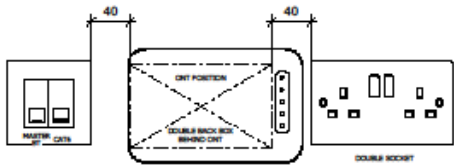
t +44 (0)114 272 7123
f +44 (0)114 275 3043
e contact@mhaarchitects.com
w www.mhaarchitects.com



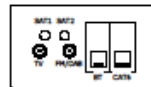
ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VERGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VERGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MEDIUM CHARGING POWER OF 70kW. MEDIUM MODE 3. UNIT MUST BE UNTETHERED.	
LOCATION TO BE BUT SPECIFIC.	



OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:



Do not scale from this drawing.

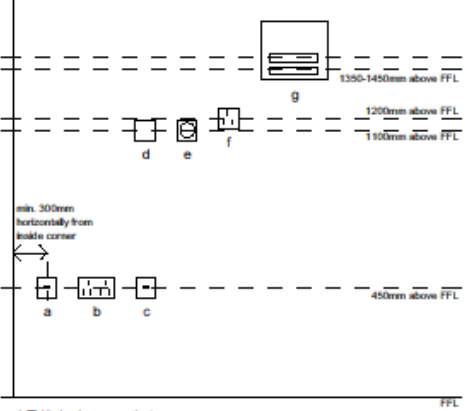
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- a) TV/telephone socket
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- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Elmslie M4(1)
Sheffield Road, Chesterfield	

TITLE

Ground Floor Electrical Plan RH

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	00	DR	A	00502	S3	P02

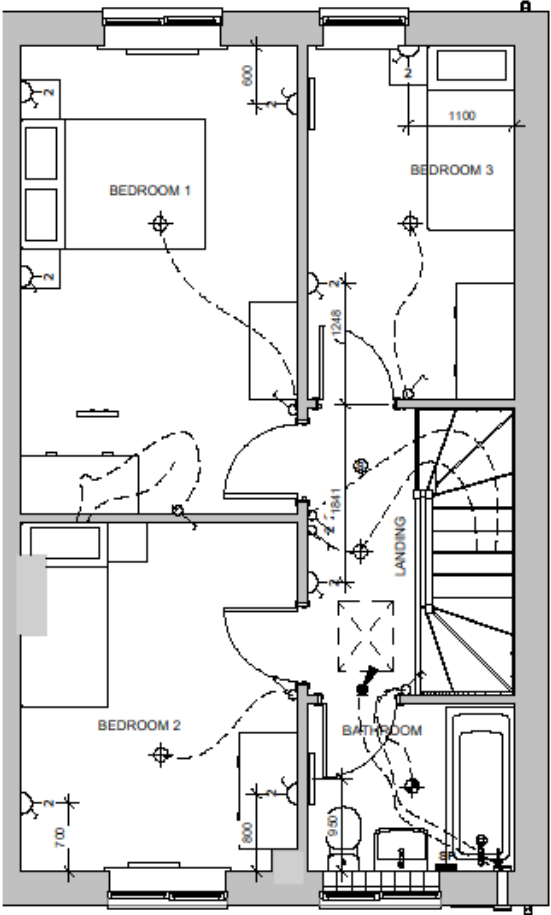
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11 Leopold Street
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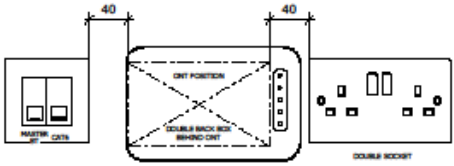
t +44 (0)114 272 7123
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e contact@mharchitects.com
w www.mharchitects.com



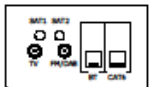
ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VERGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VERGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT, MEDIUM CHARGING POWER OF 70kW, MODE 3, UNIT MUST BE UNETHERED.	
LOCATION TO BE BUILT SPECIFIC	



OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:



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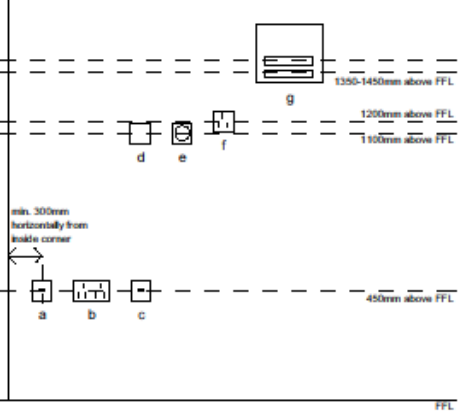
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- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Elmslie M4(1)
Sheffield Road, Chesterfield	

TITLE

First Floor Electrical Plan RH

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

DRAWING ID

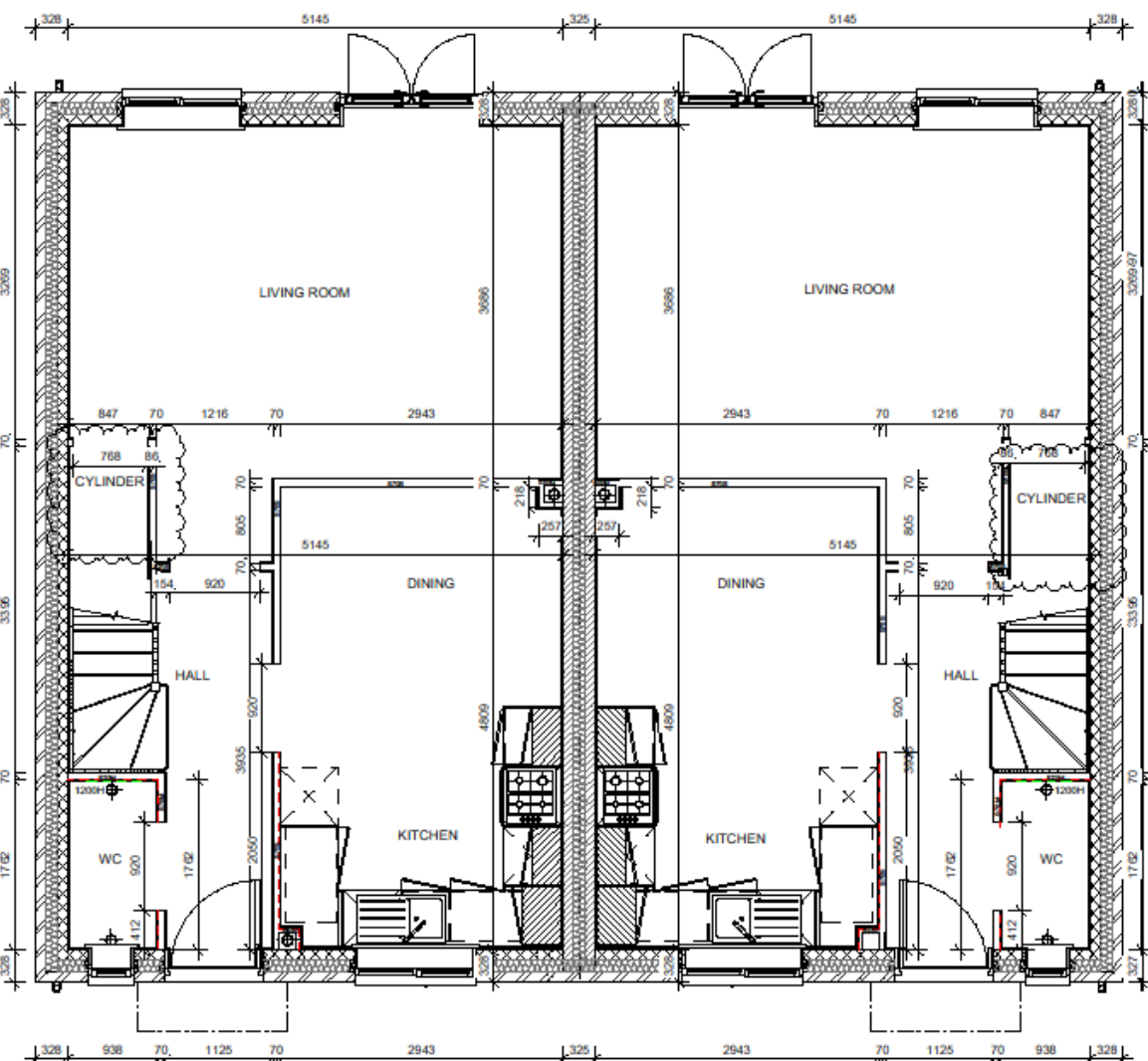
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	01	DR	A	00504	S3	P01

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GROUND FLOOR
ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO
BLOCKWORK FOR MASONRY WALLS AND OUTER FACE
OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS
UNLESS STATED OTHERWISE.

- S225** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S700S** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm batten
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S700M** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wetarea/WC side with skin finish.
- S700ML** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm batten
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S100S** - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.
- S50S** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- SUR100** - Internal garage wall
30mm Gyproc thermaline PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/wetarea/WC side with skin
finish.
- S700F** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S700M** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wetarea/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- MMSQ** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

--- Pattern 10mm plywood for heavy fixings,
applied to face of wall where required across
width height/length, inside of C stud when only
used in small sections.
--- Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

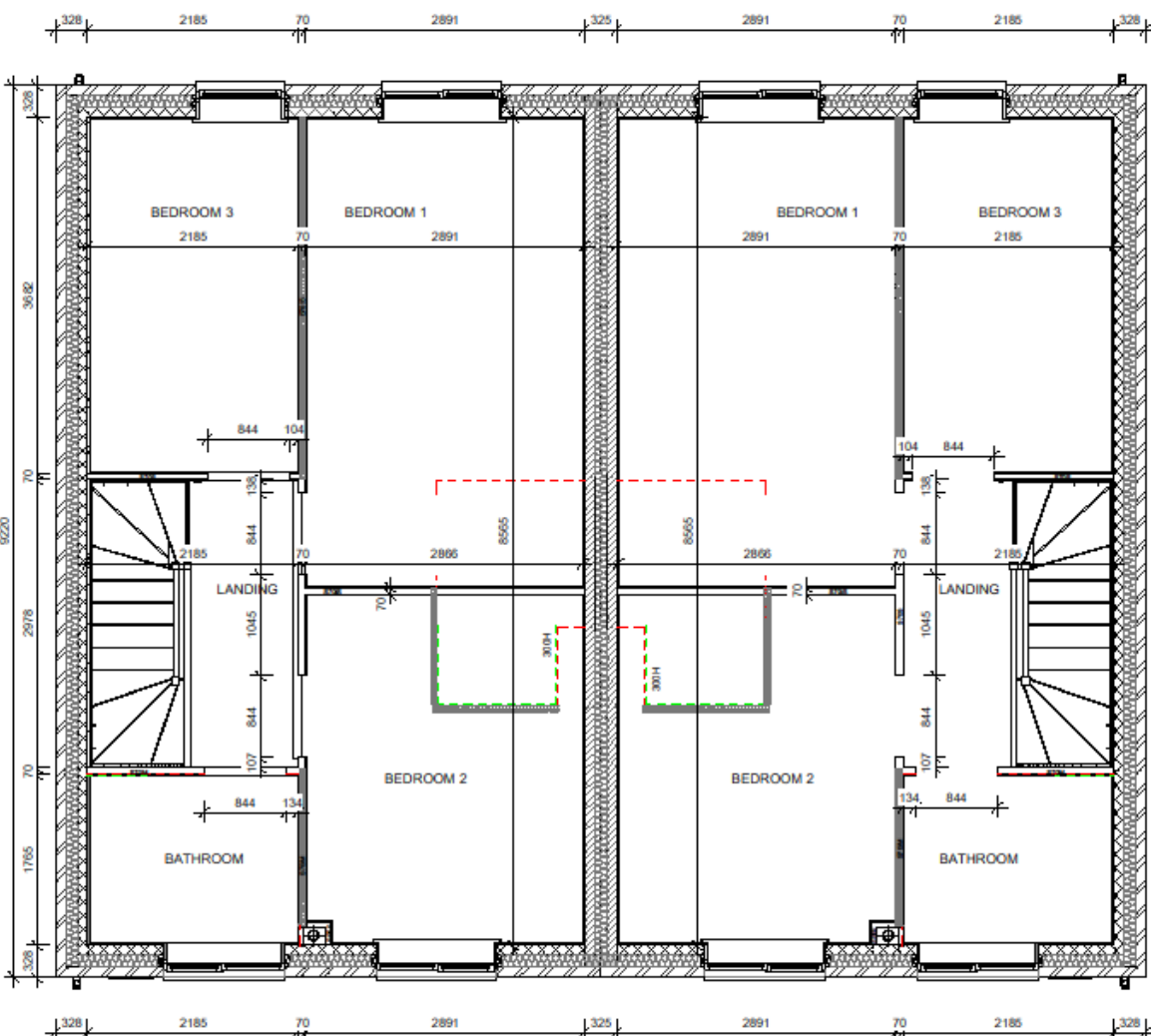
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Suite 18, 70 Spring Gardens, Manchester, M2 2BQ.

S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/wetarea/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm batten Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB battens to metal stud
PIR = 30mm Gyproc thermaline PIR (12.5+
25.5mm)
F = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.
300H Pattern: Heights (when full
height pattern isn't required)
600H
1200H
SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated pattern thickness, Cylinder location identified	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT									
Vistry Partnership									
PROJECT TITLE						HOUSETYPE			
Former Ash Glen Nursery						Elmslie M4(1)			
Sheffield Road, Chesterfield									
TITLE									
Ground Floor Plan - Metal Stud Setting Out									
SUITABILITY									
Review and Comment									
DRAWN / CHECKED				INITIAL ISSUE DATE			SCALE		
JCK / GW				Oct 2022			1 : 50 @ A3		
DRAWING ID									
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision	
3GP3	MHA	EL	ZZ	DR	A	00205	S3	P03	





FIRST FLOOR

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

- S205** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S705** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S70M** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en suite/WC side with skin finish.
- S70M4** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S1005** - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.
- S850** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- WB1005** - Internal garage wall
35mm Gyproc thermalise PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins EI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/en suite/WC side with skin
finish.
- S70M4** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70M** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en suite/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- M850** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Partners 15mm plywood for heavy fixings,
applied to face of wall where required across
width height/ length, inside of C stud when only
used in small sections

Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/en suite/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm lower Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB pattress to metal stud
PR = 35mm Gyproc thermalise PIR (12.5+
25.5mm)
I = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

300H Pattress Heights (when full
height pattress isn't required)
300H
1200H
SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated pattress thickness	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Elmslie M4(1)
Sheffield Road, Chesterfield	

TITLE
First Floor Plan - Metal Stud Setting Out

SUITABILITY
Review and Comment

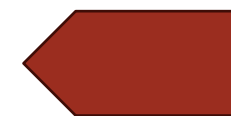
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

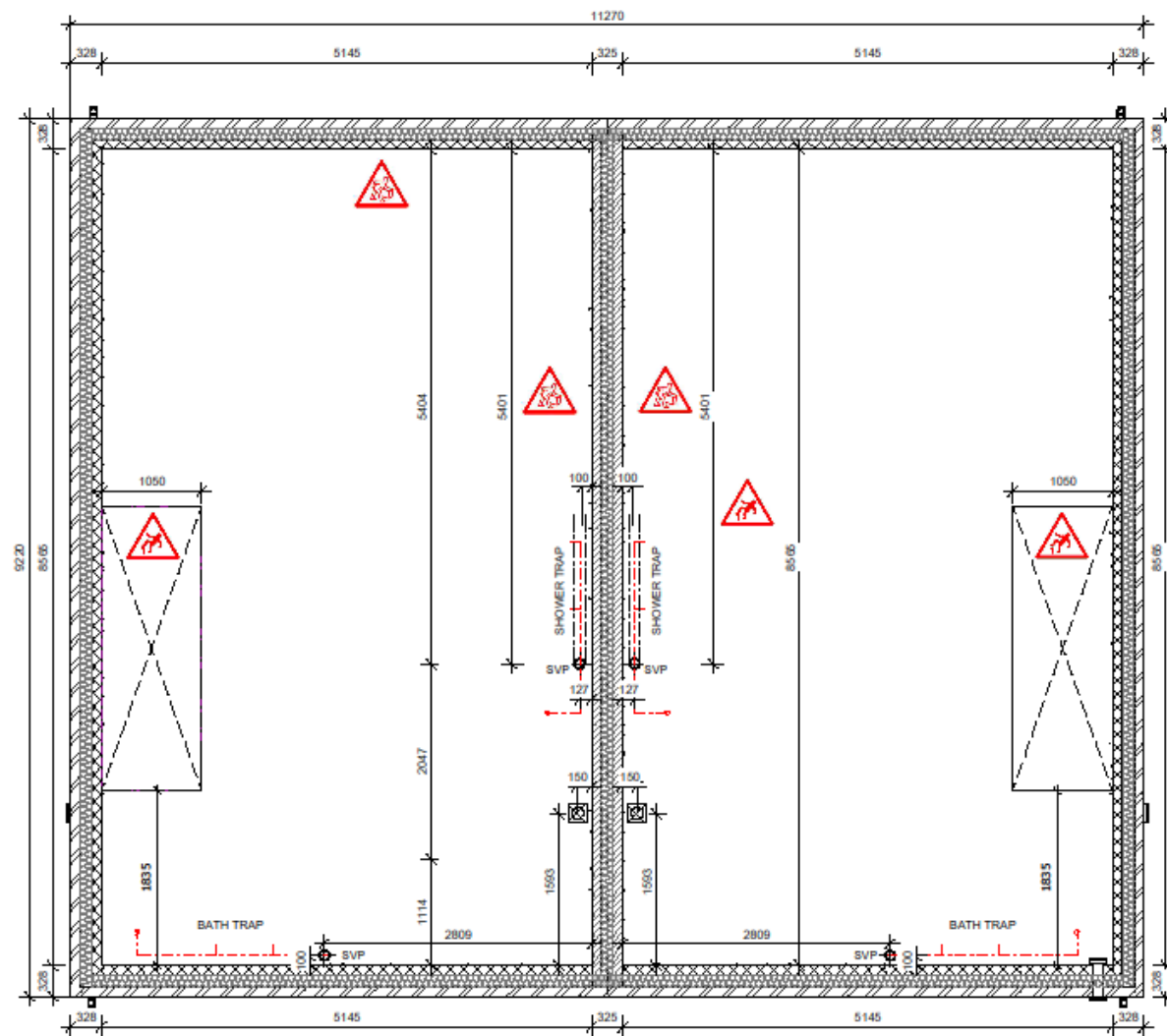
DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	01	DR	A		00206	S3	P03

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NOTES
 LAYOUT SHOWN IS INDICATIVE
 ONLY. PLEASE REFER TO
 SPECIALIST FABRICATOR'S
 DRAWINGS FOR FULL DESIGN
 AND DETAILS.

NOTES FOR BUILDING ELEMENTS:
 Windows: Lifting Hazard of bridle
 and window, appropriate lifting
 equipment to be used.

TEMPORARY WORKS:
 Read in conjunction with
 Engineers designs / details for
 temporary propping and
 bracing during construction.

KEY OF SYMBOLS:

LIFTING
HAZARD

RISK OF
FALLING

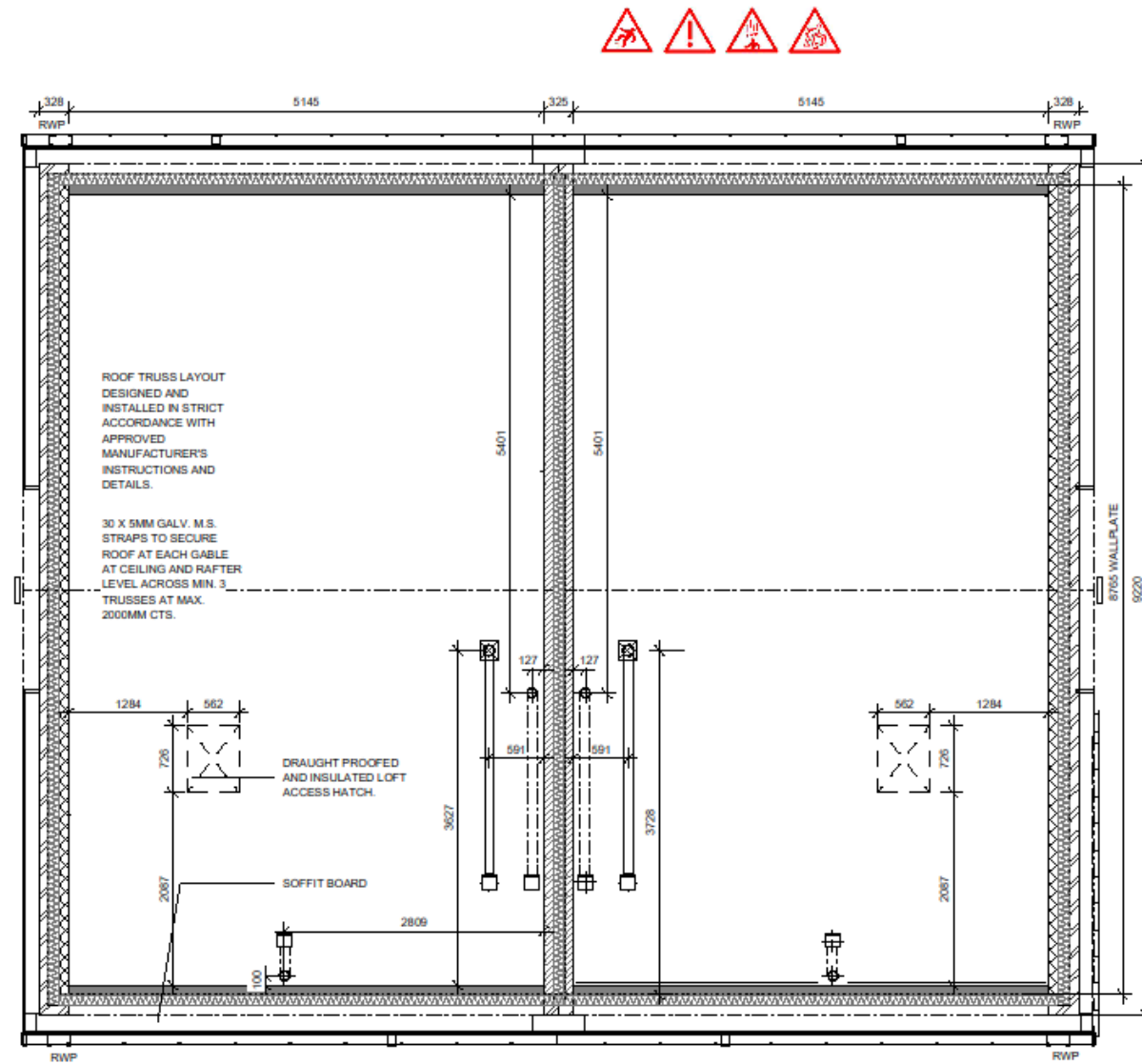
P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Elmslie M4(1)	
Sheffield Road, Chesterfield				
TITLE				
F.F. Indicative Joist Layout				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	- MHA -	EL	- FJ -	DR -
				A -
				00301
				S3 -
				P01

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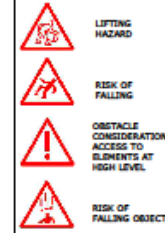
NOTES FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows. appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers design / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD

RISK OF FALLING

OBSTACLE CONSIDERATION ACCESS TO ELEMENTS AT HIGH LEVEL

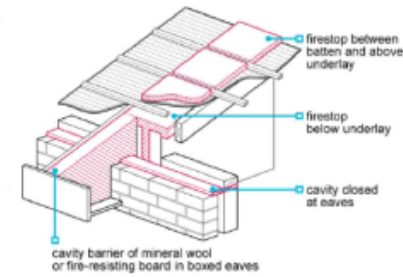
RISK OF FALLING OBJECT

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)

TITLE

Roof Plan

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

DRAWING ID

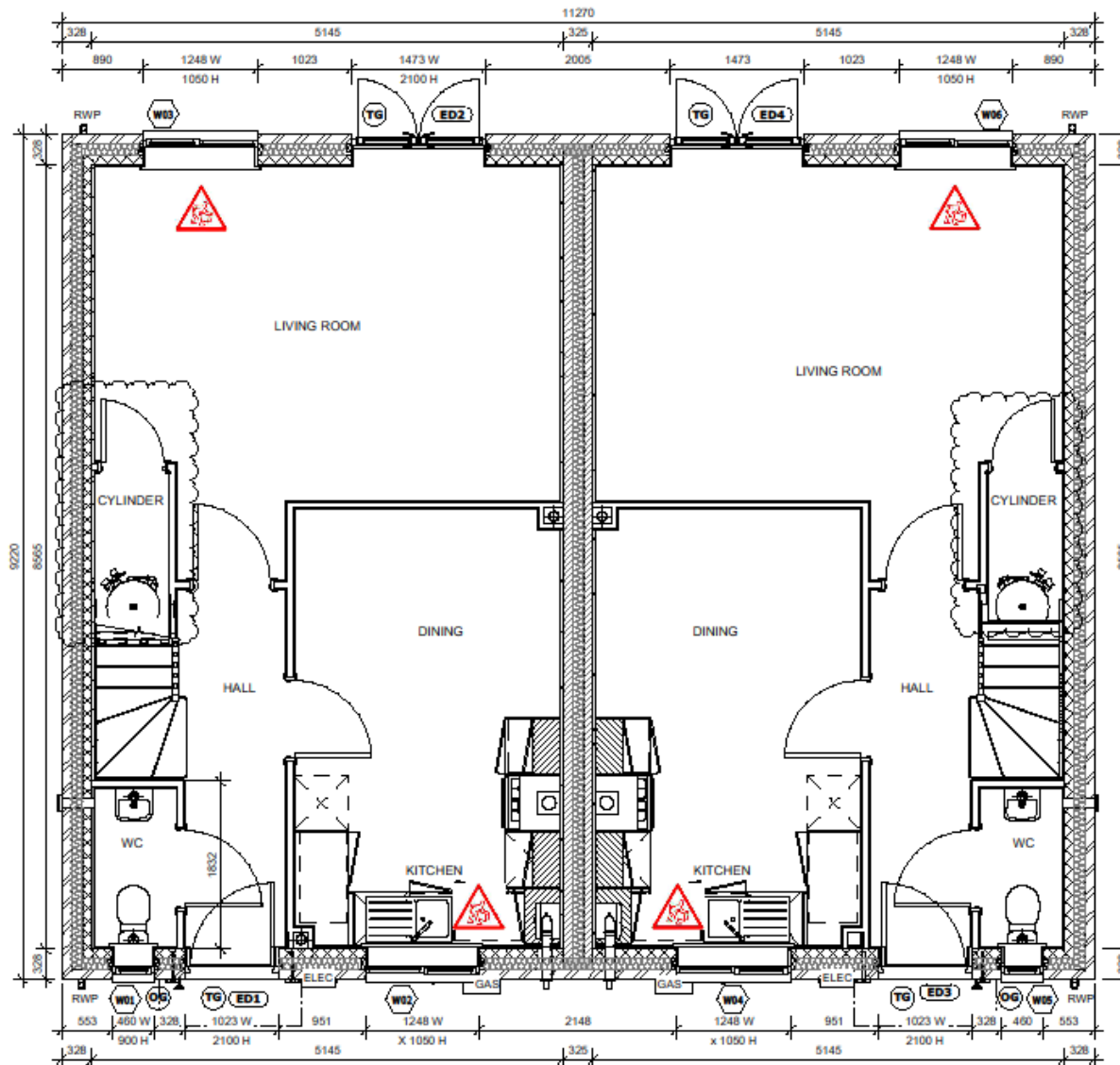
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	RP	DR	A	00303	S3	P01

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KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAP Fan Assisted Flue
SVP Soil Vent Pipe
DW Dishwasher
WM Washing Machine
F/F Fridge Freezer
(ES) Emergency Egress Window
(TG) Toughened Glass Windows & Doors
(OG) Obscure Glazing
(Q) Part Q Compliant
G Gas Meter Box
E Electric Meter Box
R Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

Cavity Barrier

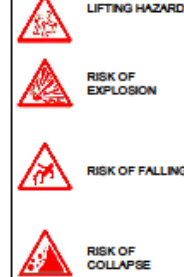
RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:



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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 350MM THICK PARTY WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

PO4	2022-11-21	Cylinder location identified	JCK	GW
PO3	2022-11-10	Updated to show changes to internal layout	JCK	GW
PO2	2022-10-28	Front door opening increased	GW	JCK
PO1	2022-09-01	Initial issue for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Elmslie M4(1)

TITLE

Ground Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	EL	00	DR	A	00221	S1	P04

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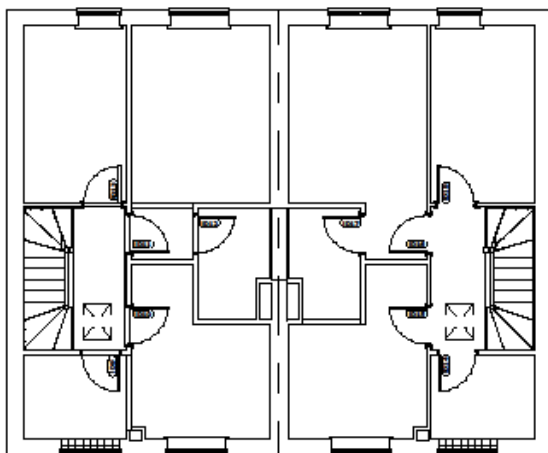
External Door Schedule

DOOR REF	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
ED1	HALL	1023	2100	919	2025
ED2	LIVING ROOM	1473	2100	651	1950
ED3	HALL	1023	2100	919	2025
ED4	LIVING ROOM	1473	2100	651	1950

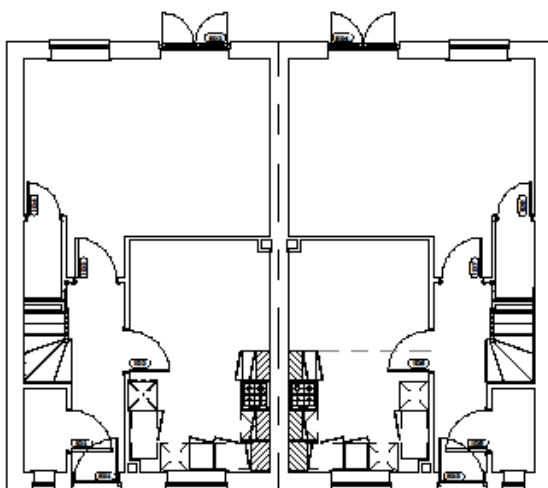
Window Schedule - Ground Floor

ROOM	UNIT	WINDOW REF	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
WC	LHS	W01	460	900	2500
KITCHEN	LHS	W02	1248	1050	5000
LIVING ROOM	LHS	W03	1248	1050	2500
KITCHEN	RHS	W04	1248	1050	5000
WC	RHS	W05	460	900	2500
LIVING ROOM	RHS	W06	1248	1050	2500

Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule



FIRST FLOOR PLAN



GROUND FLOOR PLAN

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
GF	HALL	ED1	1023	2100	919	2025
GF	LIVING ROOM	ED2	1473	2100	651	1950
GF	HALL	ED3	1023	2100	919	2025
GF	LIVING ROOM	ED4	1473	2100	651	1950
GF	WC	ID1	920	2040	838	1981
GF	KITCHEN	ID2	920	2040	838	1981
GF	LIVING ROOM	ID3	920	2040	838	1981
GF	STORE	ID4	768	2040	686	1981
GF	WC	ID5	920	2040	838	1981
GF	KITCHEN	ID6	920	2040	838	1981
GF	LIVING ROOM	ID7	920	2040	838	1981
GF	STORE	ID8	768	2040	686	1981
FF	LANDING	ID9	844	2040	762	1981
FF	LANDING	ID10	844	2040	762	1981
FF	LANDING	ID11	844	2040	762	1981
FF	EN-SUITE	ID12	844	2040	762	1981
FF	LANDING	ID13	844	2040	762	1981
FF	BATHROOM	ID14	844	2040	762	1981
FF	BEDROOM 2	ID15	844	2040	762	1981
FF	LANDING	ID16	844	2040	762	1981
FF	EN-SUITE	ID17	844	2040	762	1981
FF	BEDROOM 3	ID18	844	2040	762	1981

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Elmslie M4(1)	
Sheffield Road, Chesterfield				
TITLE				
Internal Door Plan and Schedule				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 22	1 : 100 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	EL	ZZ	DR - A -
				00251 - S3 - P01



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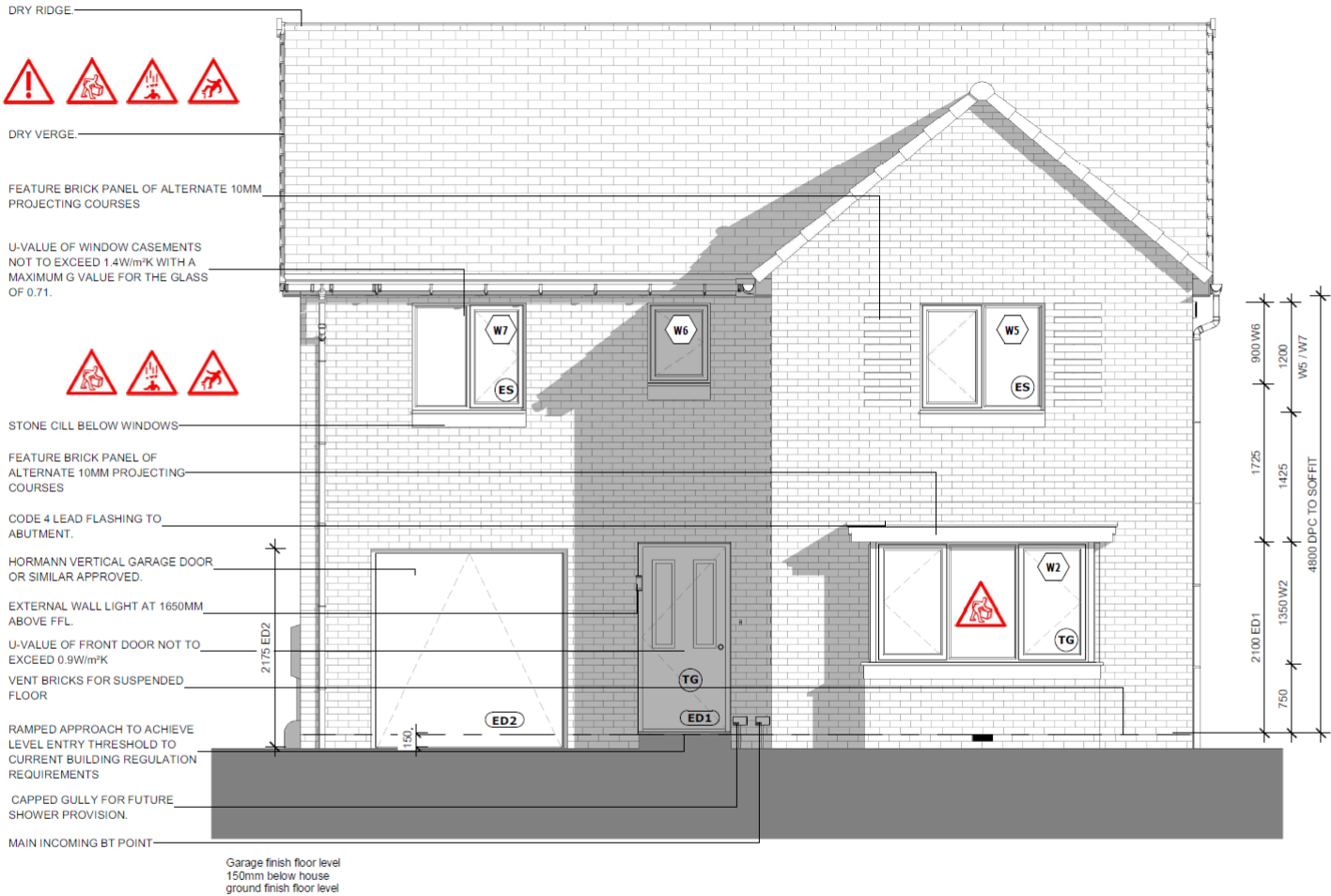


HOUSE TYPES

GRAINGER

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#) ←
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





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KEY

- TG** TOUGHENED GLASS
- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

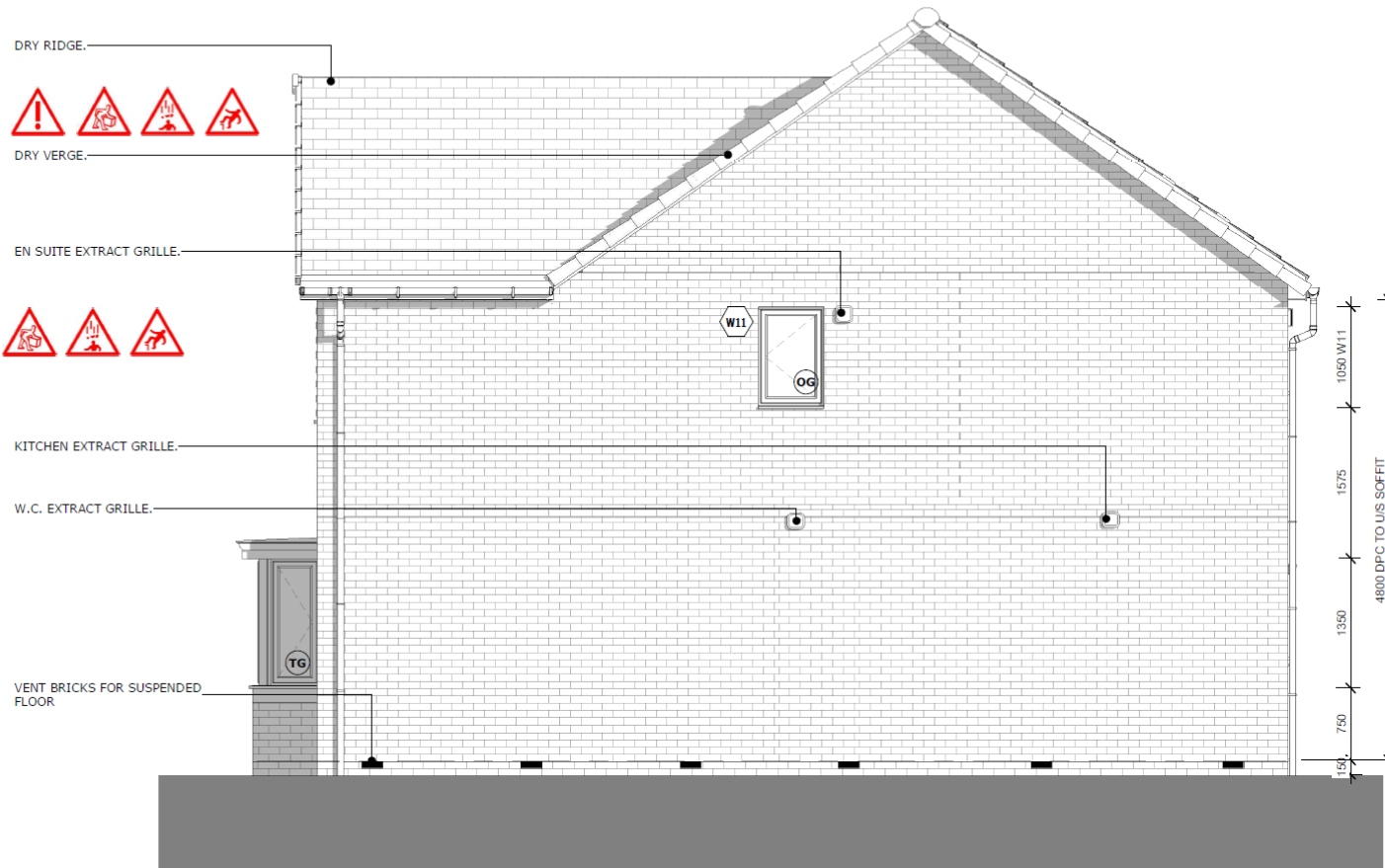
-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

PO1	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CUENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Grainger M4(1)					
Sheffield Road, Chesterfield								
TITLE								
Front Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	GR	ZZ	Dr	A	00401	S3	P01

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KEY

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- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Grainger M4(1)

TITLE

L.H. Side Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

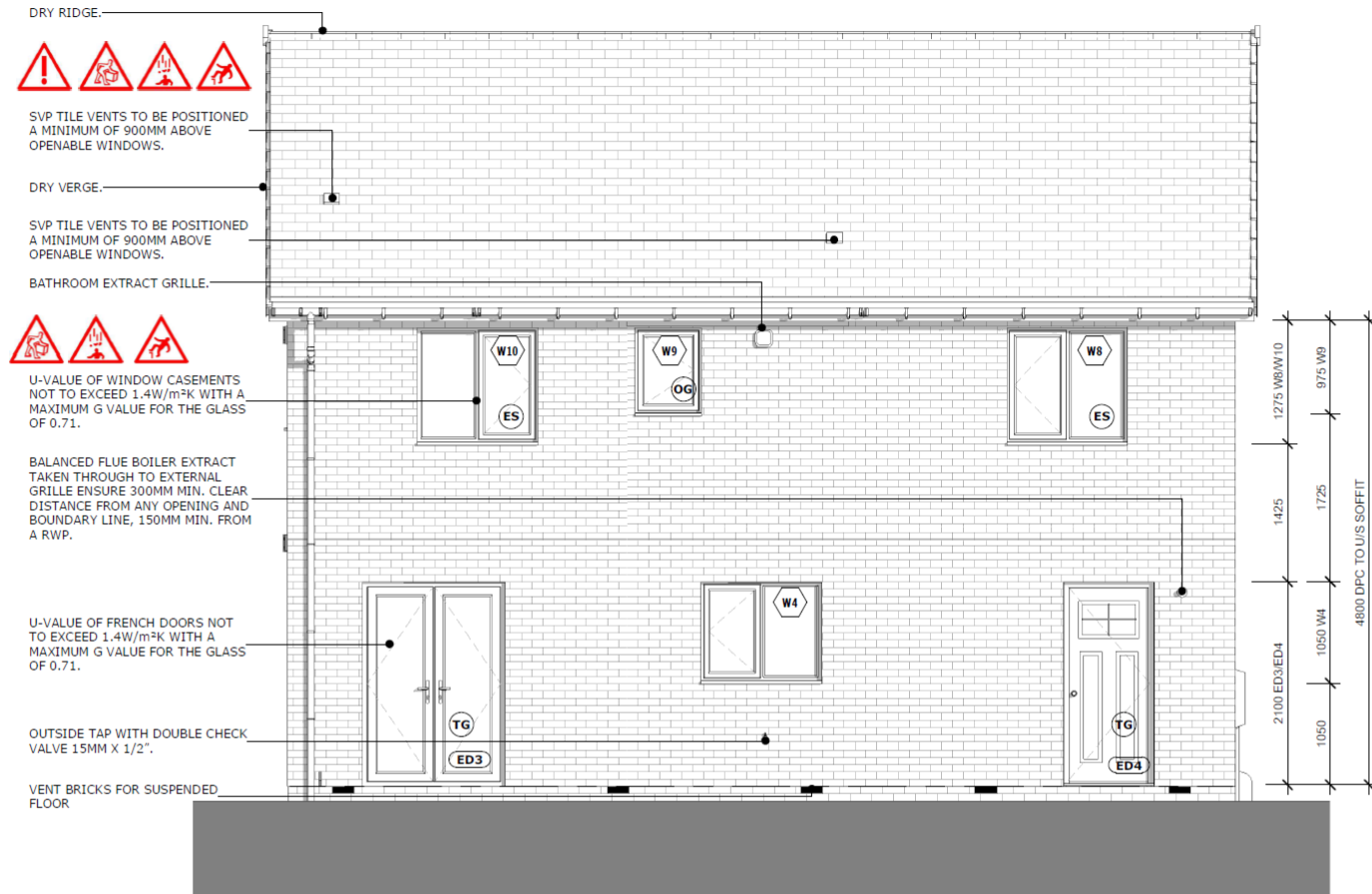
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	GR	ZZ	DR	A	00402	S3	P01

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KEY

- TG** TOUGHENED GLASS
- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Grainger M4(1)
Sheffield Road, Chesterfield	

TITLE

Rear Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

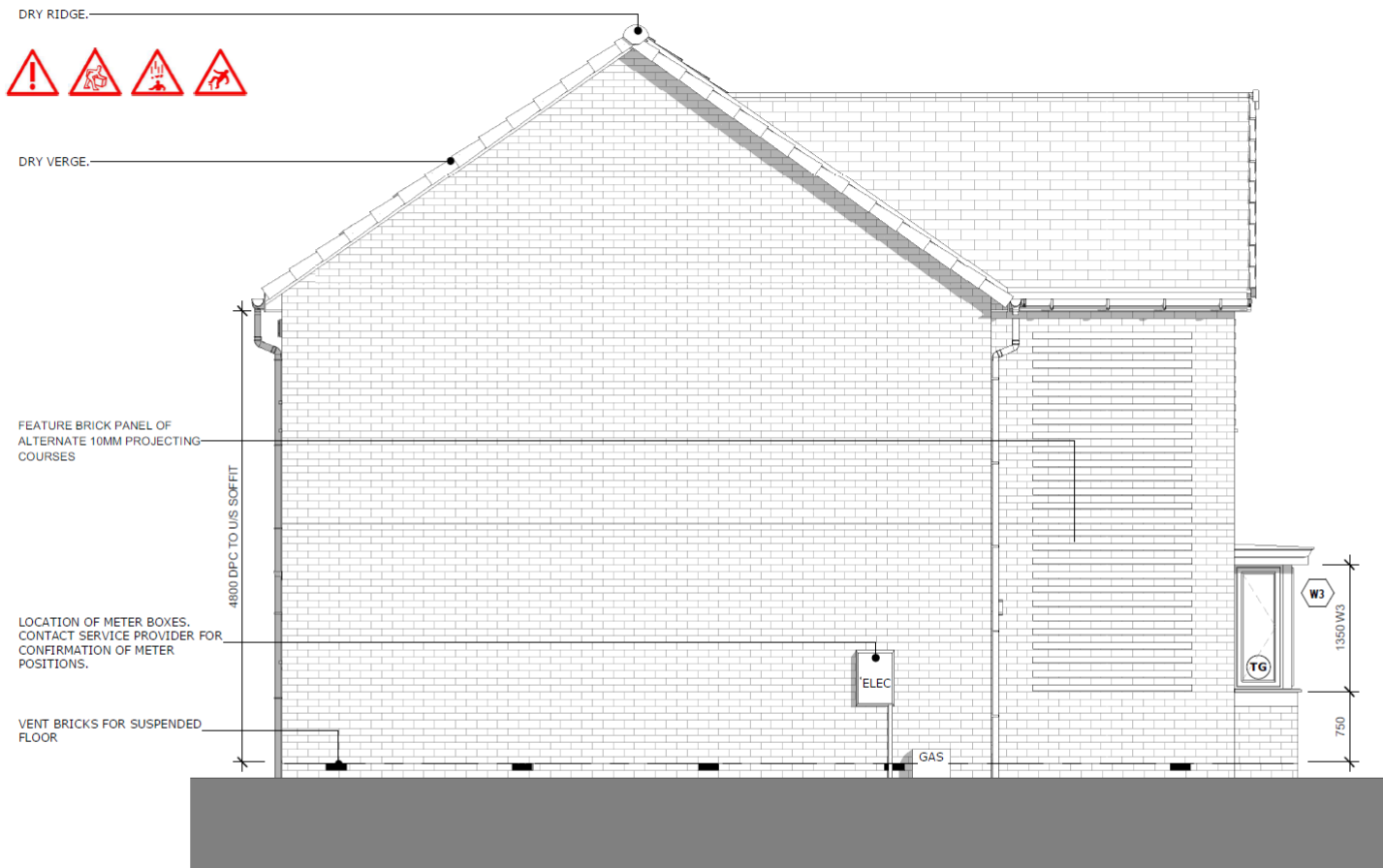
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	GR	ZZ	DR	A	00403	S3	P01

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KEY

- TG** TOUGHENED GLASS
- OG** OBSCURE GLAZING
- ES** EMERGENCY ESCAPE

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Grainger M4(1)					
Sheffield Road, Chesterfield								
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- GR	- ZZ	- DR	- A -	00404	- S3	- P01

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ROOF TRUSS LAYOUT DESIGNED AND INSTALLED IN STRICT ACCORDANCE WITH APPROVED MANUFACTURER'S INSTRUCTIONS AND DETAILS.

EQUIVALENT 5,000MM SQ/M RUN CONTINUOUS VENTILATION TO RIDGE LINE TO NHBC STANDARDS 7.2.



ROOF MEMBRANE TO BE LAID OVER TIMBER RAFTERS IN ACCORDANCE WITH MANUFACTURERS DETAILS. ENSURE THAT THE UNDERLAY IS CUT AWAY FROM THE APEX OF THE ROOF TO ALLOW 5,000MM²/M CONTINUOUS RIDGE VENTILATION.



MAINTAIN 50MM AIR GAP TO SLOPING ROOF LINE.



ROOF INSULATION TO BE MINERAL WOOL FIBRE QUILT TO ROOF SPACE OVERALL 550MM - 100MM LAID BETWEEN CEILING JOISTS WITH 450MM INSULATION TO BE CROSS LAID.

EQUIVALENT 10,000MM SQ/M RUN CONTINUOUS VENTILATION TO EAVES.

50 X 100MM PRESSURE TREATED TIMBER WALLPLATE ON 10MM MORTAR BED.

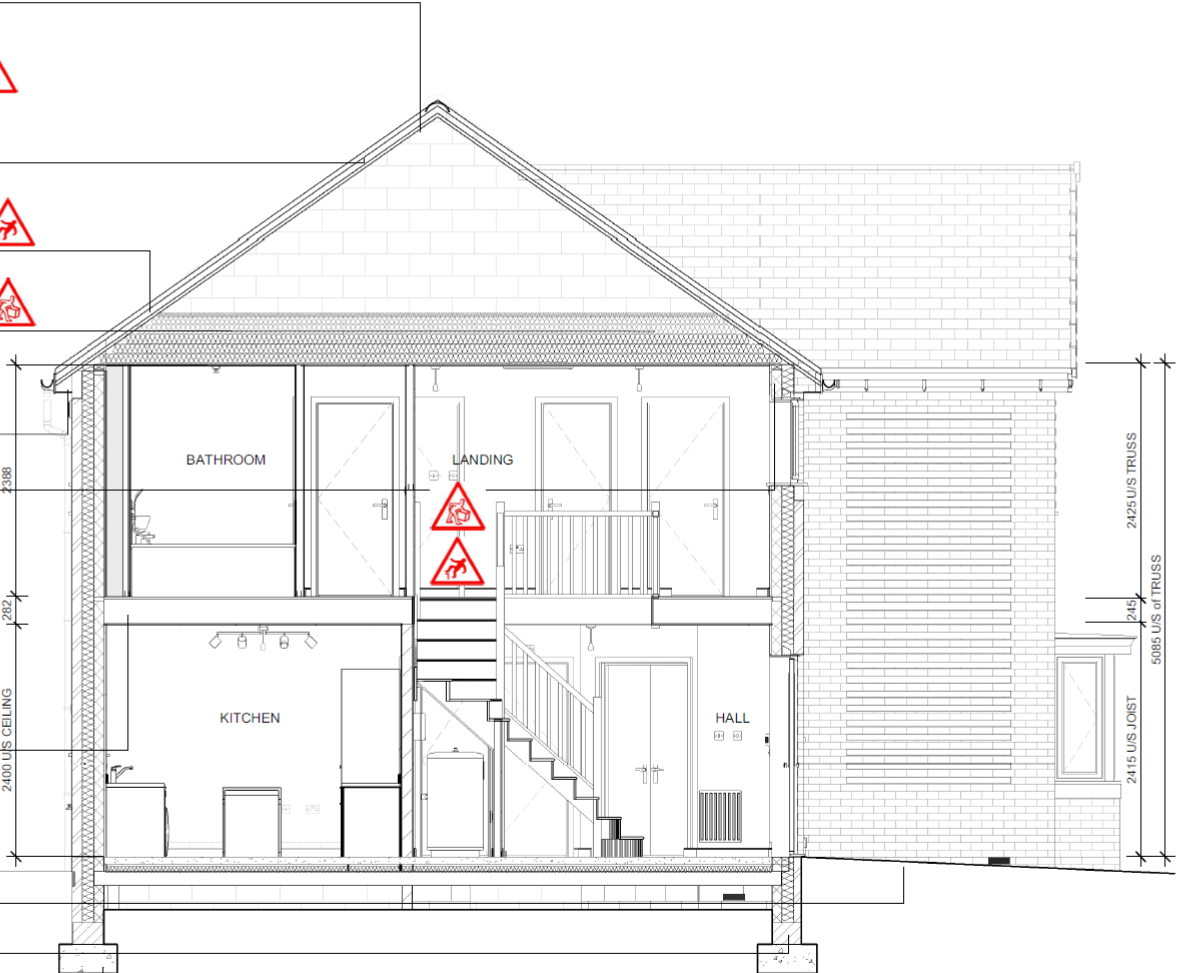
FLOOR CONSTRUCTION TO ACHIEVE MINIMUM 40dB AND 30 MIN. FIRE RESISTANCE TO ALL FLOORS: 22MM CHIPBOARD FLOORING PROVIDING A MIN. MASS 15kg/M². 'I' BEAM JOIST SPACED AT NO MORE THAN 600MM CENTRES. REFER TO MANUFACTURER'S DETAILS FOR CONFIRMATION. 15MM PLASTERBOARD CEILING FINISH PROVIDING A MASS 9.8kg/M².

FLOOR JOIST DEPTHS TBC DEPENDENT ON SUPPLIER

RAMPED APPROACH TO ACHIEVE LEVEL ENTRY THRESHOLD TO CURRENT BUILDING REGULATION REQUIREMENTS

TRENCH BLOCK

FOUNDATIONS SHOWN INDICATIVELY ONLY. REFER TO SITE SPECIFIC STRUCTURAL ENGINEERS DESIGN FOR REQUIREMENTS TO SUIT GROUND CONDITIONS.



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RISKS FOR BUILDING ELEMENTS:

Stair Opening:-
Risk of falling, appropriate safety gear and method of access to be used.
Roof:-
Risk of falling, appropriate safety gear and method of access to be used.
Risk of collapse from roof trusses.
Windows:-
Risk of falling from window opening, appropriate safety measures to be implemented.
Lifting hazard of lintels and windows, appropriate lifting equipment to be used.
Risk of access obstruction from ground floor bay windows to elements at higher levels, suitable method of access to be used.
Walls:-
Risk of wall collapse, suitable propping to be used where required.

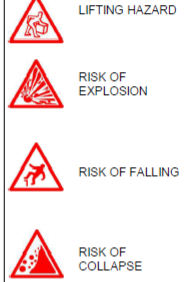
RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

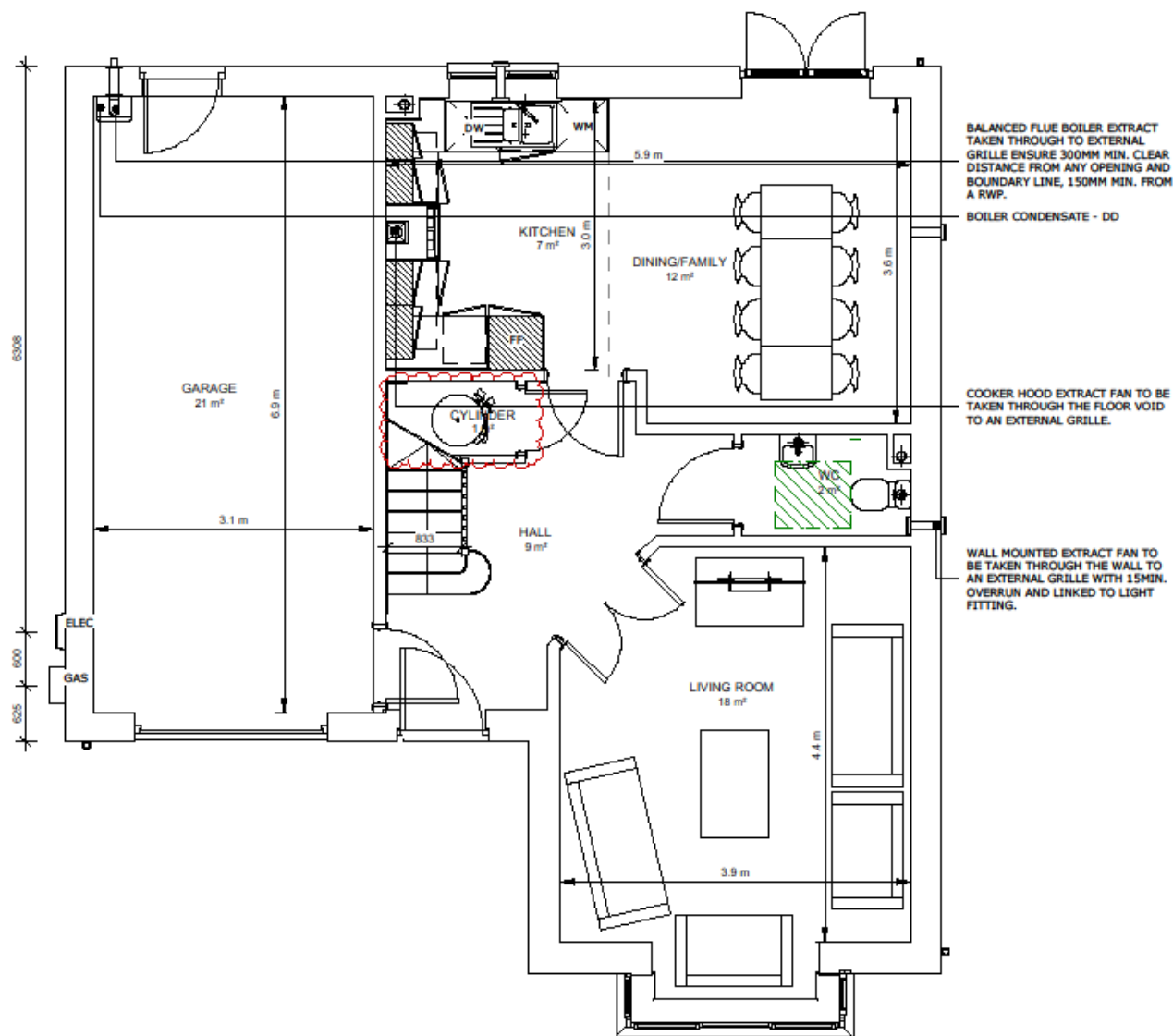
Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Grainger M4(1)	
Sheffield Road, Chesterfield				
TITLE				
Section A-A				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Oct 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	- MHA	- GR	- ZZ	- DR - A -
				00302
				- S3 - P01





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- DW -Dishwasher
WM -Washing Machine
TD -Tumble Dryer
FF -Fridge Freezer

Hatch indicates AD Part M clear zones

P04	2022-11-21	Cylinder location identified	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-09-23	Initial Issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Grainger M4(1)
Sheffield Road, Chesterfield	

TITLE
Ground Floor GA Plan

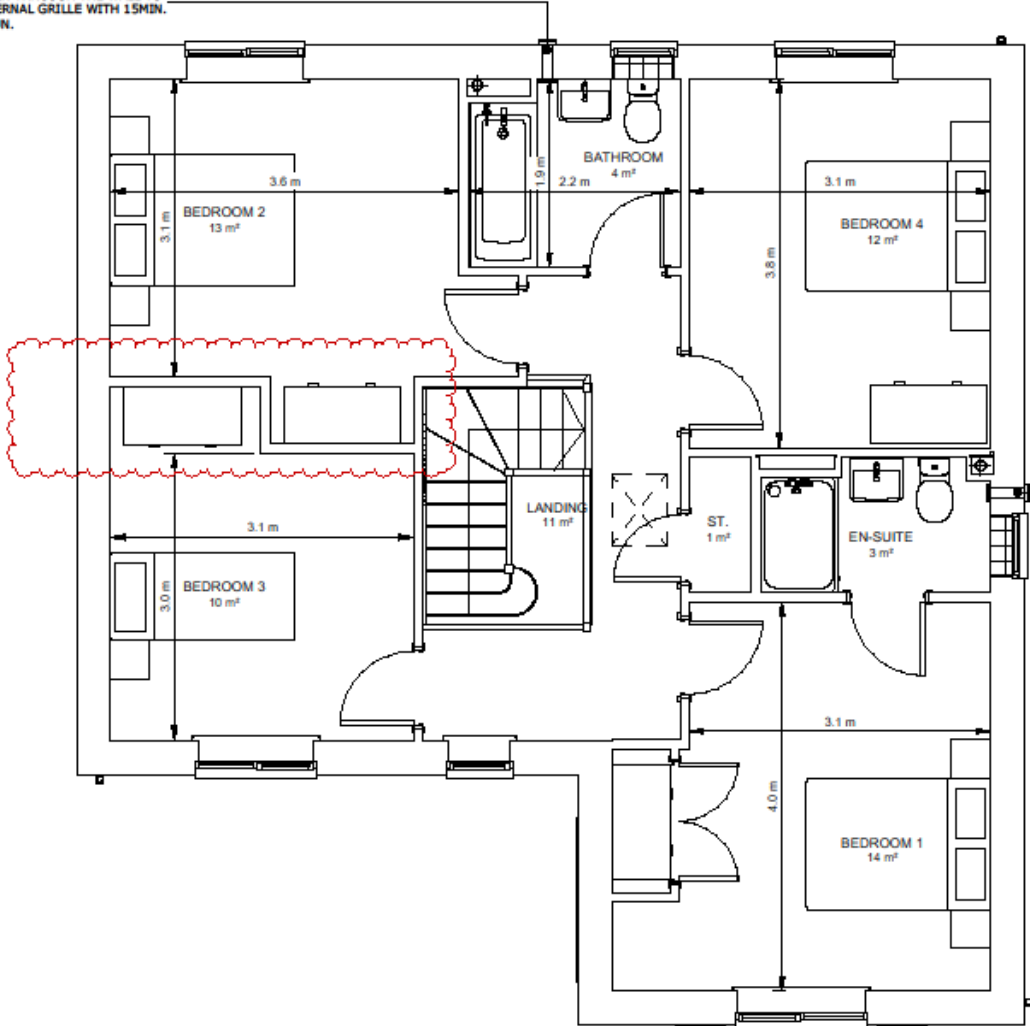
SUITABILITY
Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

DRAWING ID
Project: 3GP3 - MHA - GR - 00 - DR - A - 00201 - S2 - P04



WALL MOUNTED EXTRACT FAN TO
BE TAKEN THROUGH THE WALL TO
AN EXTERNAL GRILLE WITH 15MIN.
OVERRIDE.



WALL MOUNTED EXTRACT FAN TO
BE TAKEN THROUGH THE WALL TO
AN EXTERNAL GRILLE.

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Hatch indicates AD Part M
clear zones

P04	2022-11-21	Wardrobe removed	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-09-23	Initial Issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Grainger M4(1)

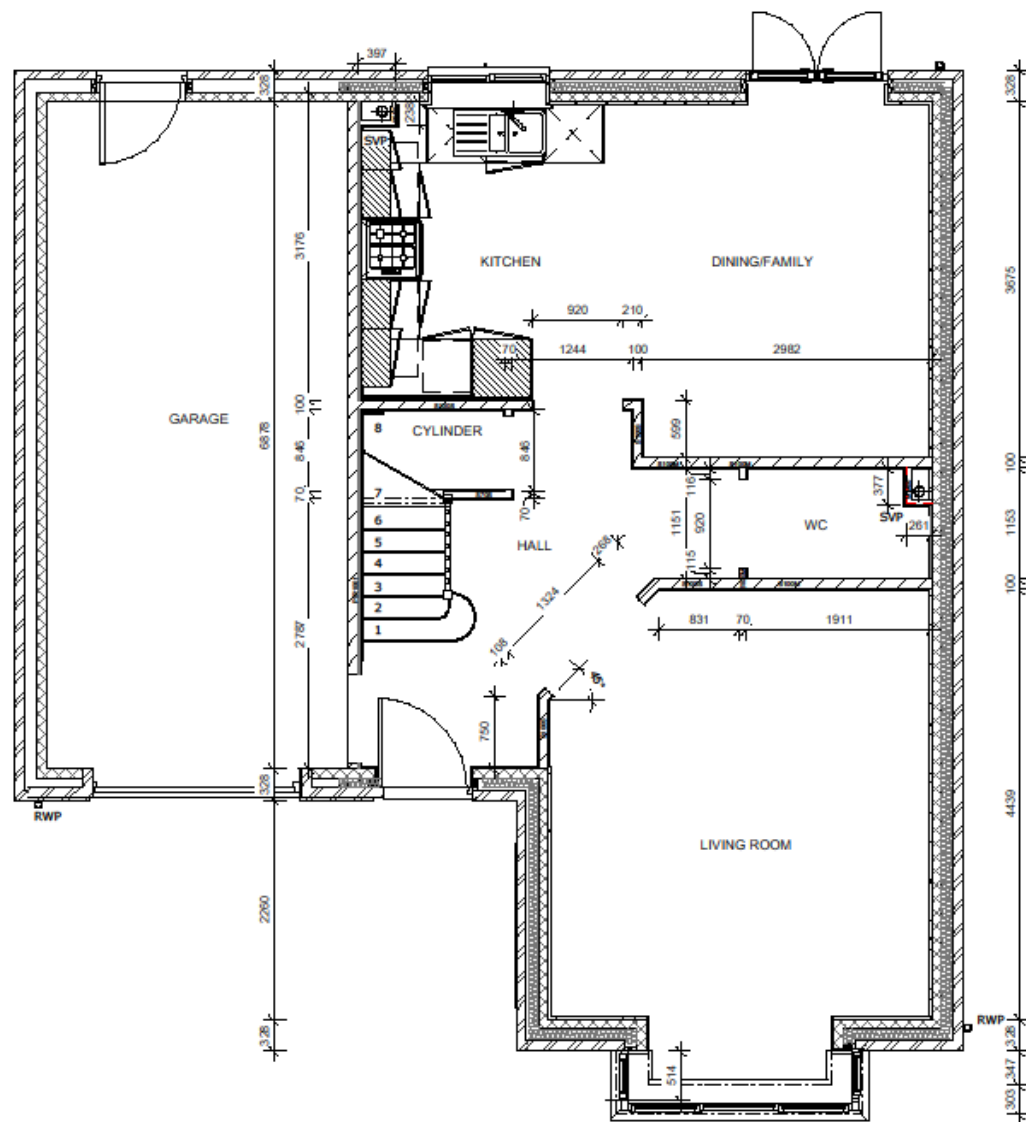
TITLE
First Floor GA Plan

SUITABILITY
Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	GR	01	DR	A	00202	S2	P04	





ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

- S200** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S205** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm Isover
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S20M** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wet area side with skin finish.
- S20IM** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm Isover
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S100S** - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.
- S050** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- PIR100** - Internal garage wall
38mm Gyrothermalex PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/wet area side with skin
finish.
- S20S** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S20IM** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wet area side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S2S** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- MAS0** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Partners 10mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections.

Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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Suite 15, 70 Spring Gardens, Manchester, M2 2BQ.

S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/wet area side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm Isover Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB battens to metal stud
PIR = 38mm Gyrothermalex PIR (12.5+
25.5mm)
= Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

S00H Partners Heights (when full
height battens isn't required)
S00H
S20H

SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated partners thickness	JCK	GW
P02	2022-11-10	Updated partition key	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Grainger M4(1)

TITLE
Ground Floor Plan - Metal Stud Setting out

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Oct 2022

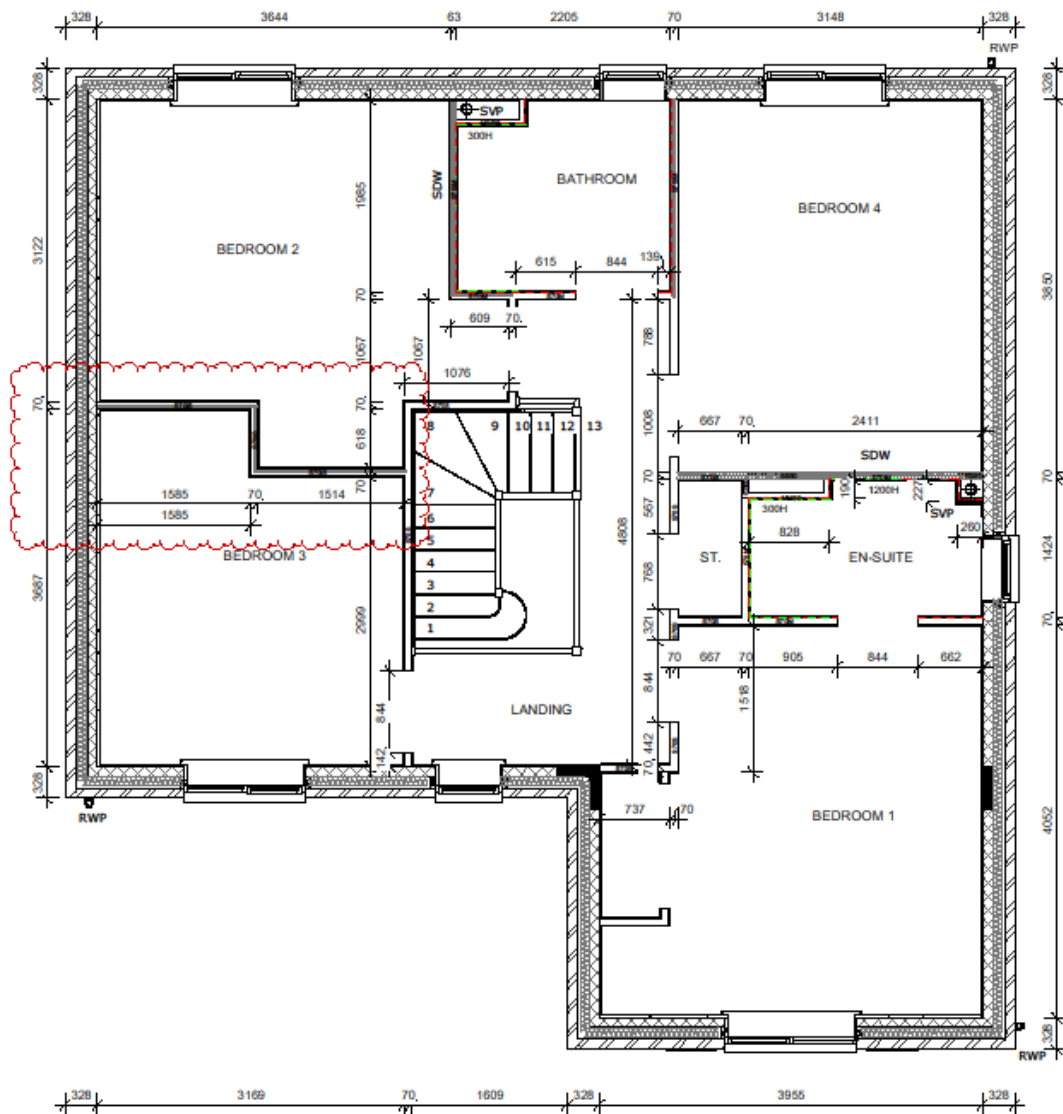
SCALE
1 : 50 @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	GR	00	DR	A	00203	S3	P03

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ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

- S200** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S205** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S20M** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en-suite/WC side with skin finish.
- S20M** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S100S** - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.
- S00S** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- PIR100** - Internal garage wall
38mm Gyrothermalex PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/en-suite/WC side with skin
finish.
- S20S** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S20M** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en-suite/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S2S** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- S00S0** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

- Partners 18mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections.
- Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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Suite 15, 70 Spring Gardens, Manchester, M2 2BQ.

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finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/en-suite/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
i = 70mm lower Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB pattress to metal stud
PIR = 38mm Gyrothermalex PIR (12.5+
25.5mm)
I = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.
300H Pattress Heights (when full
height pattress isn't required)
1200H
SE to confirm additional requirements for load
bearing and racking

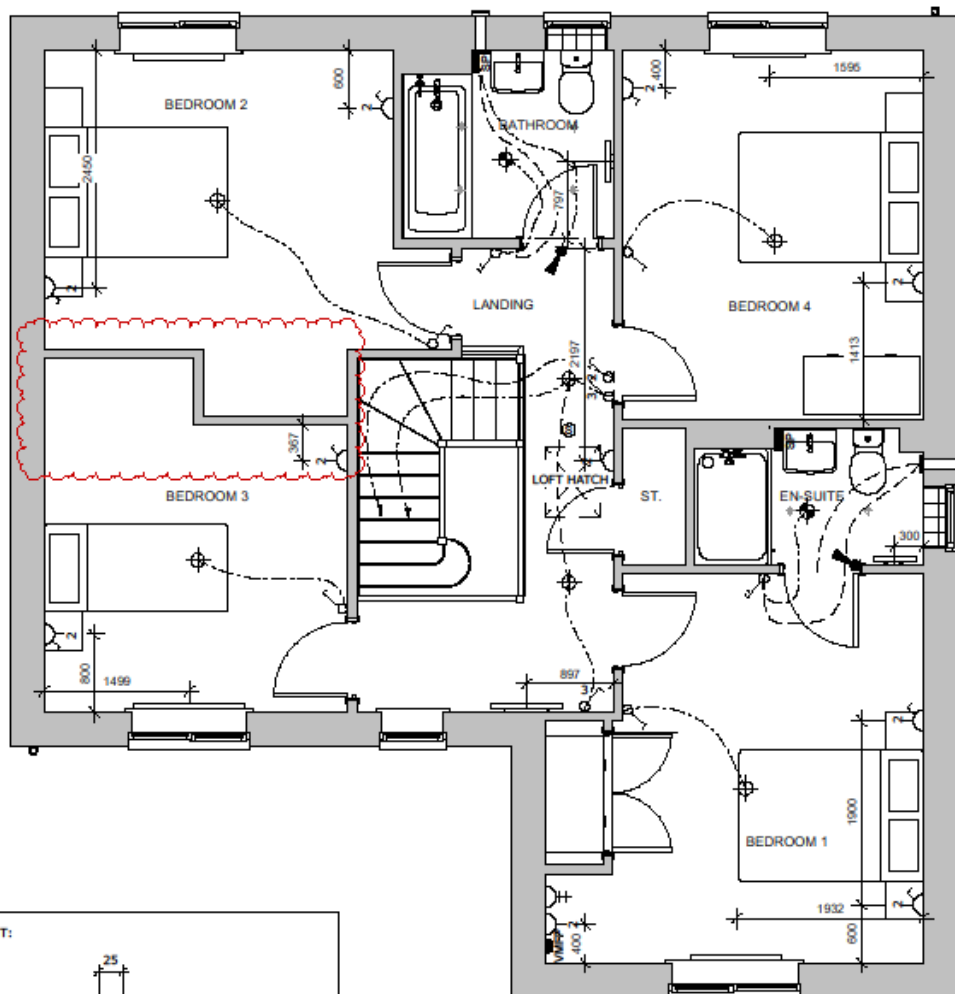
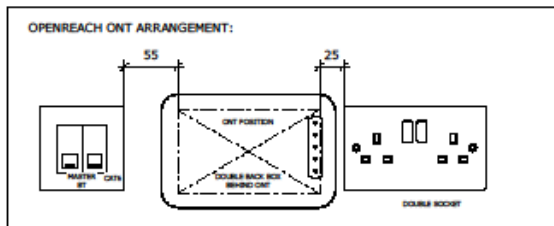
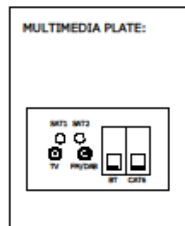
PO4	2022-11-21	Wardrobe removed	JCK	GW
PO3	2022-11-21	Updated pattress thickness	JCK	GW
PO2	2022-11-10	Updated to show changes to internal layout	JCK	GW
PO1	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT		Vistry Partnership		
PROJECT TITLE		Former Ash Glen Nursery		
HOUSE TYPE		Grainger M4(1)		
SHEFFIELD ROAD, CHESTERFIELD				
TITLE		First Floor Plan - Metal Stud Setting Out		
SUITABILITY		Review and Comment		
DRAWN / CHECKED		INITIAL ISSUE DATE		SCALE
JCK / GW		Oct 2022		1 : 50 @ A3
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	GR	01	DR
Number	Status	Revision		
00204	S3	P04		

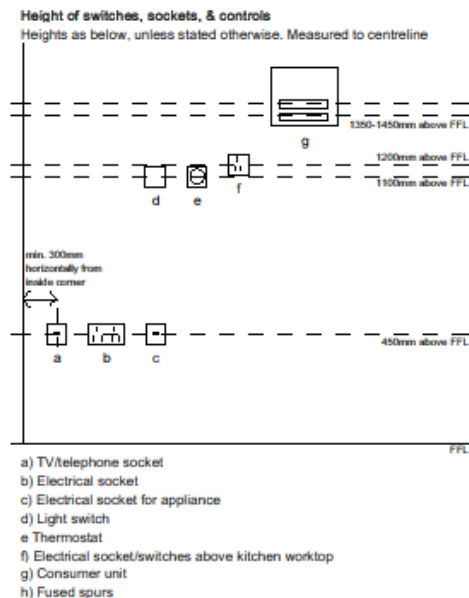
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ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEGRADED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEGRADED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1550MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VMFP	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7KW, MINIMUM MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE SUIT SPECIFIC.	



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P02	2022-11-21	Wardrobe removed	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Grainger M4(1)	
Sheffield Road, Chesterfield				
TITLE				
First Floor Electrical Plan				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	As indicated @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	GR	01	DR
				A
				00502
				S3
				P02

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RISKS FOR BUILDING ELEMENTS:

Risk of falling down cavity opening, appropriate safety measures to be implemented.
Lifting hazard of ground floor beams, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF COLLAPSE

LEGEND

DD DIRECT TO DRAIN CONNECTION

SVP SOIL VENT PIPE

Note: For Rainwater downpipe locations, refer to plot specific drawings.

WALL LEGEND



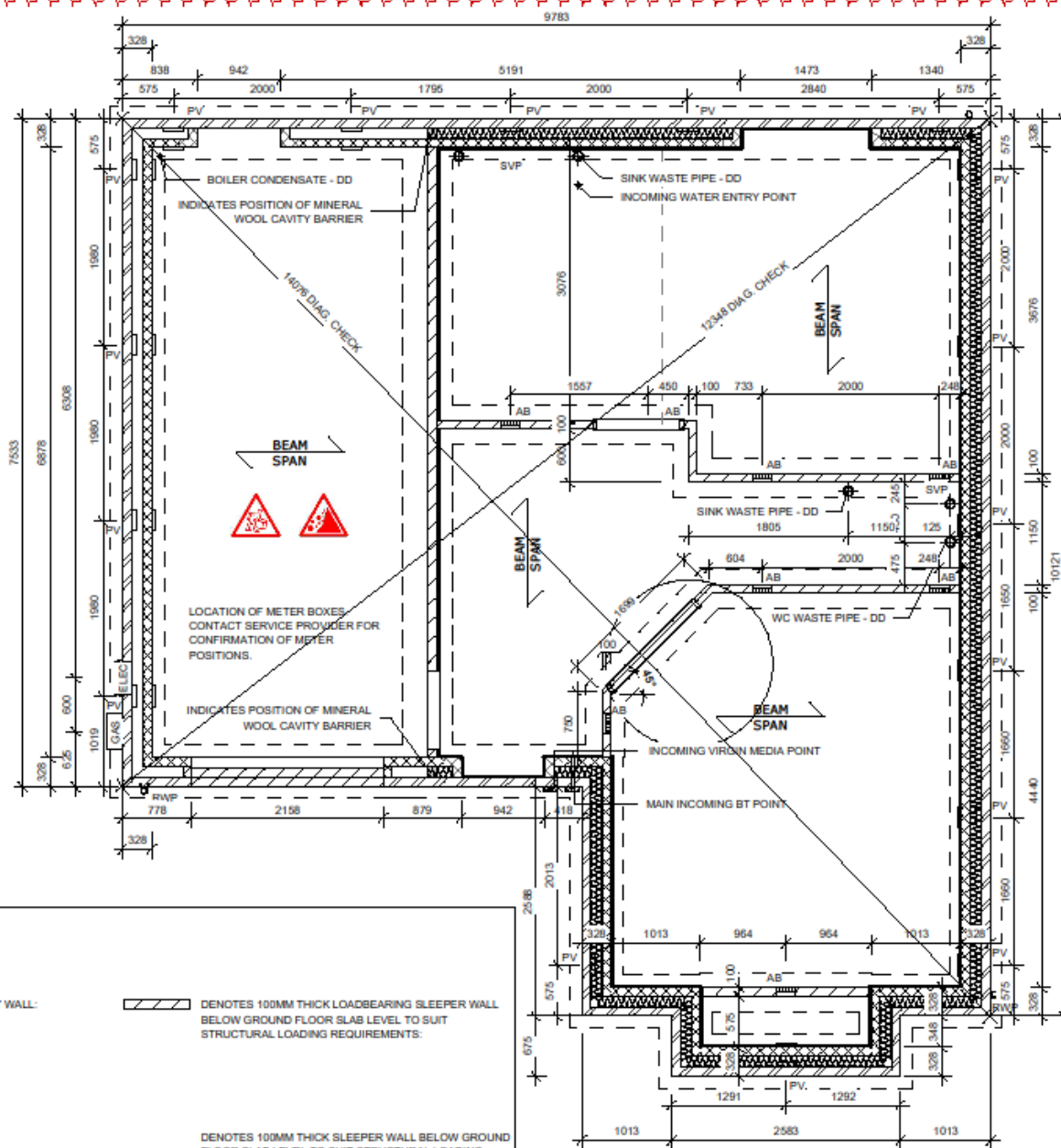
DENOTES 327.5MM THICK CAVITY WALL:

DENOTES 100MM THICK LOADBEARING SLEEPER WALL BELOW GROUND FLOOR SLAB LEVEL TO SUIT STRUCTURAL LOADING REQUIREMENTS:



DENOTES 210MM THICK CAVITY WALL BELOW DPC:

DENOTES 100MM THICK SLEEPER WALL BELOW GROUND FLOOR SLAB LEVEL TO SUIT STRUCTURAL LOADING REQUIREMENTS:



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NOTES:

- All masonry below DPC to be in accordance with BS EN 771.
- Brickwork to be durability designations F2, S2 to BS EN 998-2:2016.
- Specification for mortar for masonry, Part 2: Masonry mortar.
- All sub-structure blockwork to be in accordance with BS EN 1996-2:2006.
- Eurocode 6 - Design of masonry structures - Part 2: Design considerations, selection of materials and execution of masonry and NHBC technical standards.
- Minimum requirements of blockwork to not be less than 1500kg/m² or 7.3N/mm².
- Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.
- For details of suspended floor see structural engineers design / specialist design.
- Refer to structural engineers drawing for foundation information. Provide underground ducts as required for water, electric & gas services.
- Foundation widths / type are indicative only. Refer to Structural Engineer's foundation design for detailed information.
- All substructure lintels to be 100 x 75mm pre-stressed concrete lintels. Location to be co-ordinated with individual plot drainage.
- Substructure blockwork to be Plasmor Agile Ultima. Refer to Structural Engineer's foundation design for detailed information.
- NHBC standards state: Chapter 5.2.10 (b) Ventilation under floor voids:-
 1. Voids should be ventilated by openings providing not less than 1500mm² per metre run of external wall or 500mm² per m² of floor area, which ever gives the greater opening area.
 2. Ventilation openings should be provided on at least two opposite sides, where this is not possible, effective cross-ventilation from opposite sides should be provided by a combination of opening and air ducts.
 3. Ventilators should be spaced at not more than 2m centres and within 450mm of each end of any wall.

PO2	2022-11-08	Updated to show changes to internal layout	JCK	GW
PO1	2022-09-01	Issued for Coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Grainger M4(1)

TITLE

Beam and EPS Foundation Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

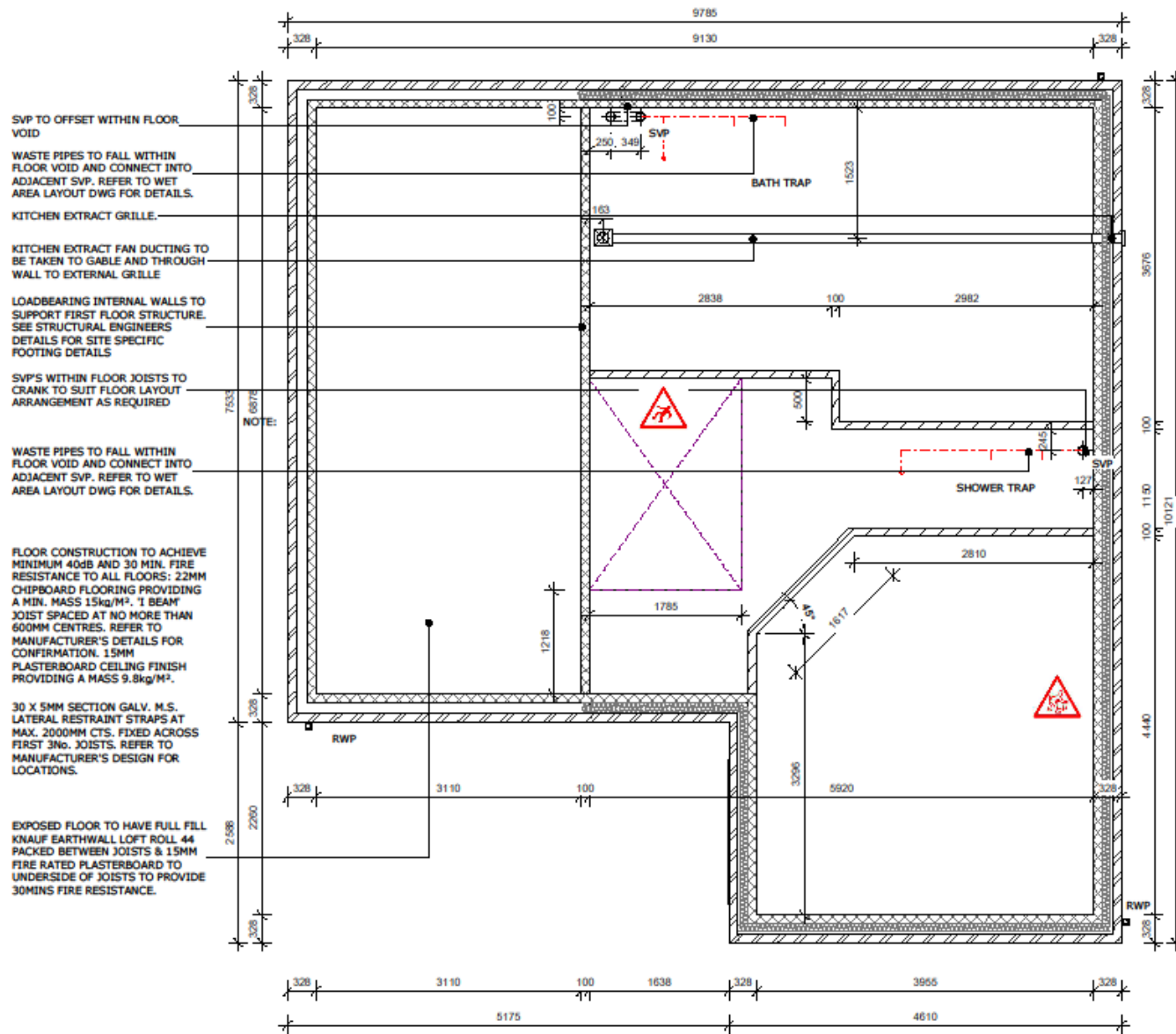
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	GR	FN	DR	A	00102	S1	P02

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FIRST FLOOR JOIST LAYOUT

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NOTES

LAYOUT SHOWN IS INDICATIVE ONLY. PLEASE REFER TO SPECIALIST FABRICATOR'S DRAWINGS FOR FULL DESIGN AND DETAILS.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineer's designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

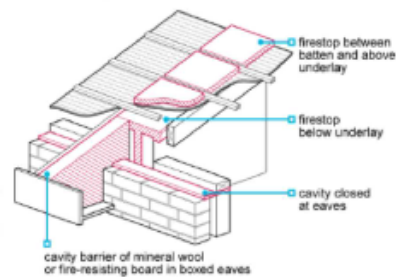
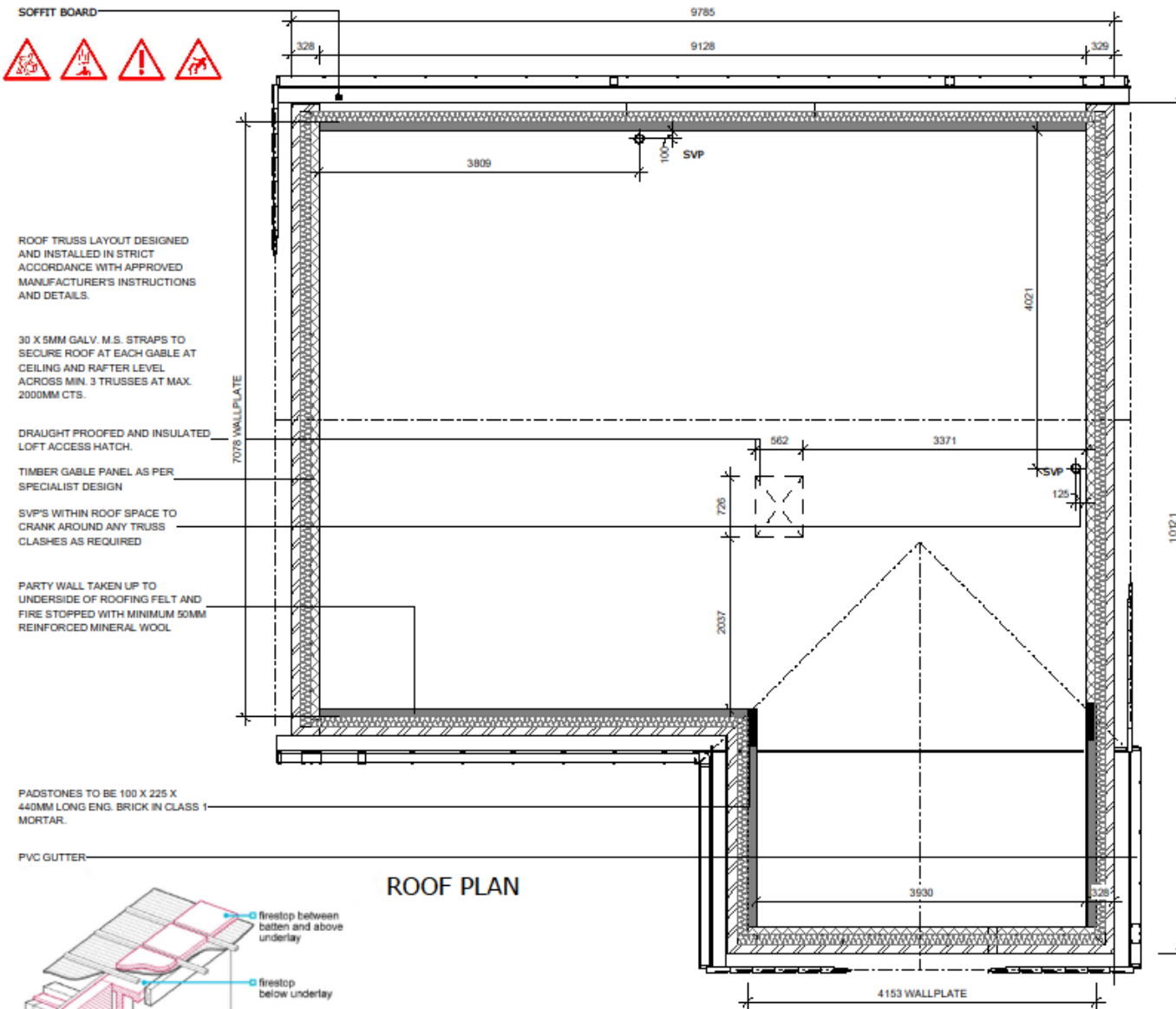
- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Grainger M4(1)	
Sheffield Road, Chesterfield				
TITLE				
First Floor Joist Layout				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	GR	FJ	DR - A
Number	Status	Revision		
00301	S3	P01		

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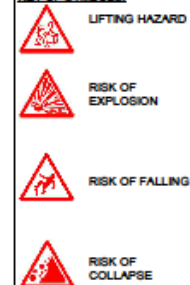
RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS



P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Grainger M4(1)

TITLE

Roof Plan

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	GR	RP	DR	A	00303	S3	P01

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KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAP Fan Assisted Flue
SVP Soil Vent Pipe
DW Dishwasher
WM Washing Machine
F/F Fridge Freezer
(ES) Emergency Egress Window
(TG) Toughened Glass Windows & Doors
(OG) Obscure Glazing
(Q) Part G Compliant
G Gas Meter Box
E Electric Meter Box
RV Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

□ Cavity Barrier

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

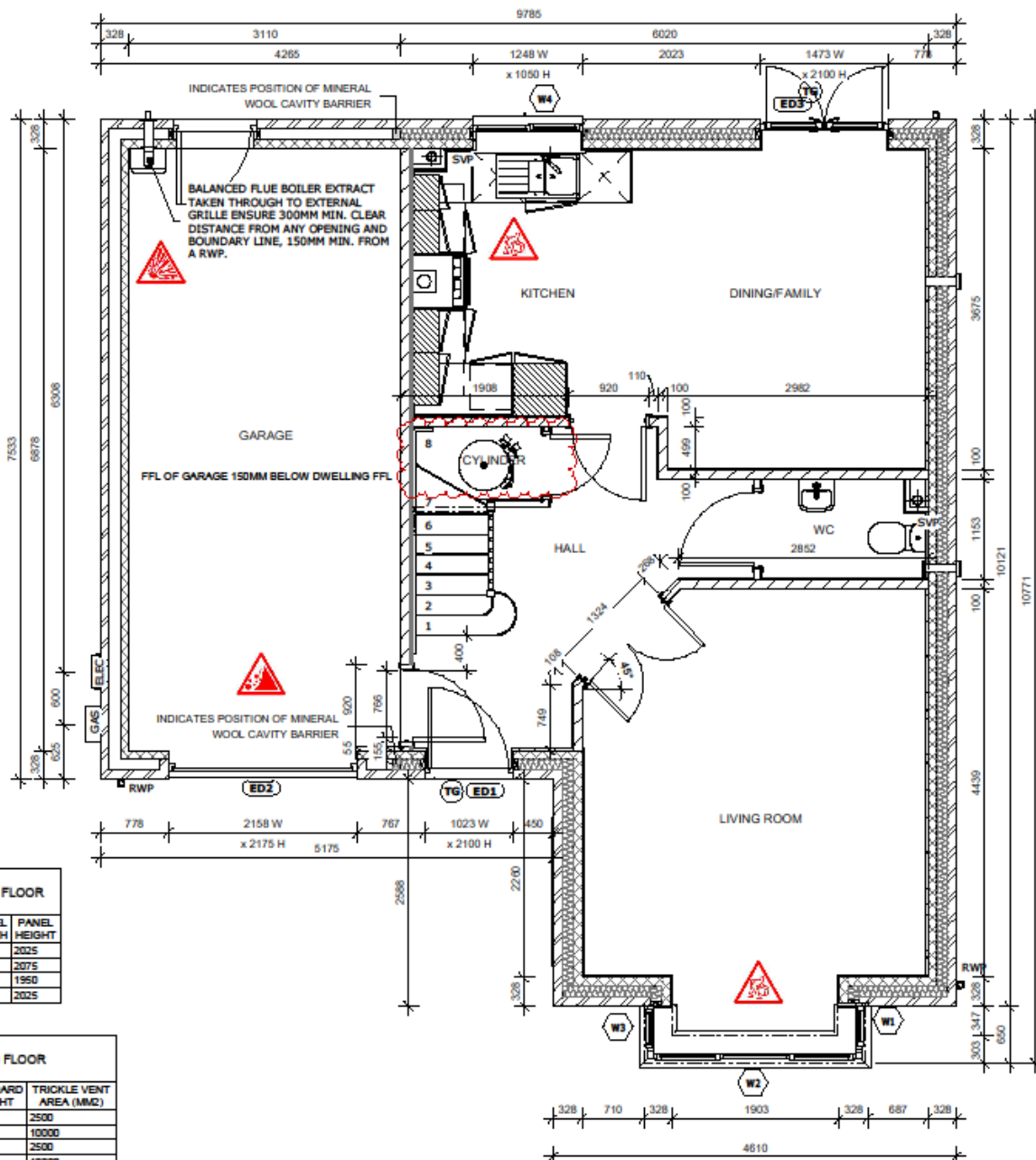
EXTERNAL DOOR SCHEDULE - GROUND FLOOR

DOOR REF	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
ED1		1023	2100	919	2025
ED2		2158	2175	2000	2075
ED3		1473	2100	651	1950
ED4		942	2100	838	2025

WINDOW SCHEDULE - GROUND FLOOR

WINDOW REF	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W1	LIVING ROOM	514	1350	2500
W2	LIVING ROOM	2317	1350	10000
W3	LIVING ROOM	514	1350	2500
W4	KITCHEN	1248	1050	10000

Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule



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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 138MM THICK PARTITION WALL:

DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

P04	2022-11-21	Wardrobe removed	JCK	GW
P03	2022-11-10	Updated to show changes to internal layout	JCK	GW
P02	2022-10-28	Front floor opening increased	JCK	GW
P01	2022-09-01	Issued for Coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Grainger M4(1)

TITLE

Ground Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

DRAWING ID

Project Originate Volume Level Type Role Number Status Revision
3GP3 - MHA - GR - 00 - DR - A - 00221 - S1 - P04

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KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAP Fan Assisted Flue
SVP Soil Vent Pipe
DW Dishwasher
WM Washing Machine
F/F Fridge Freezer
(ES) Emergency Egress
Window
(TG) Toughened Glass
Windows & Doors
(OG) Obscure Glazing
(Q) Part Q Compliant
G Gas Meter Box
E Electric Meter Box
R/L Part L Compliant Insulated

Roof Access Hatch to Have
Minimum 520mm Opening in
Each Direction

□ Cavity Barrier

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

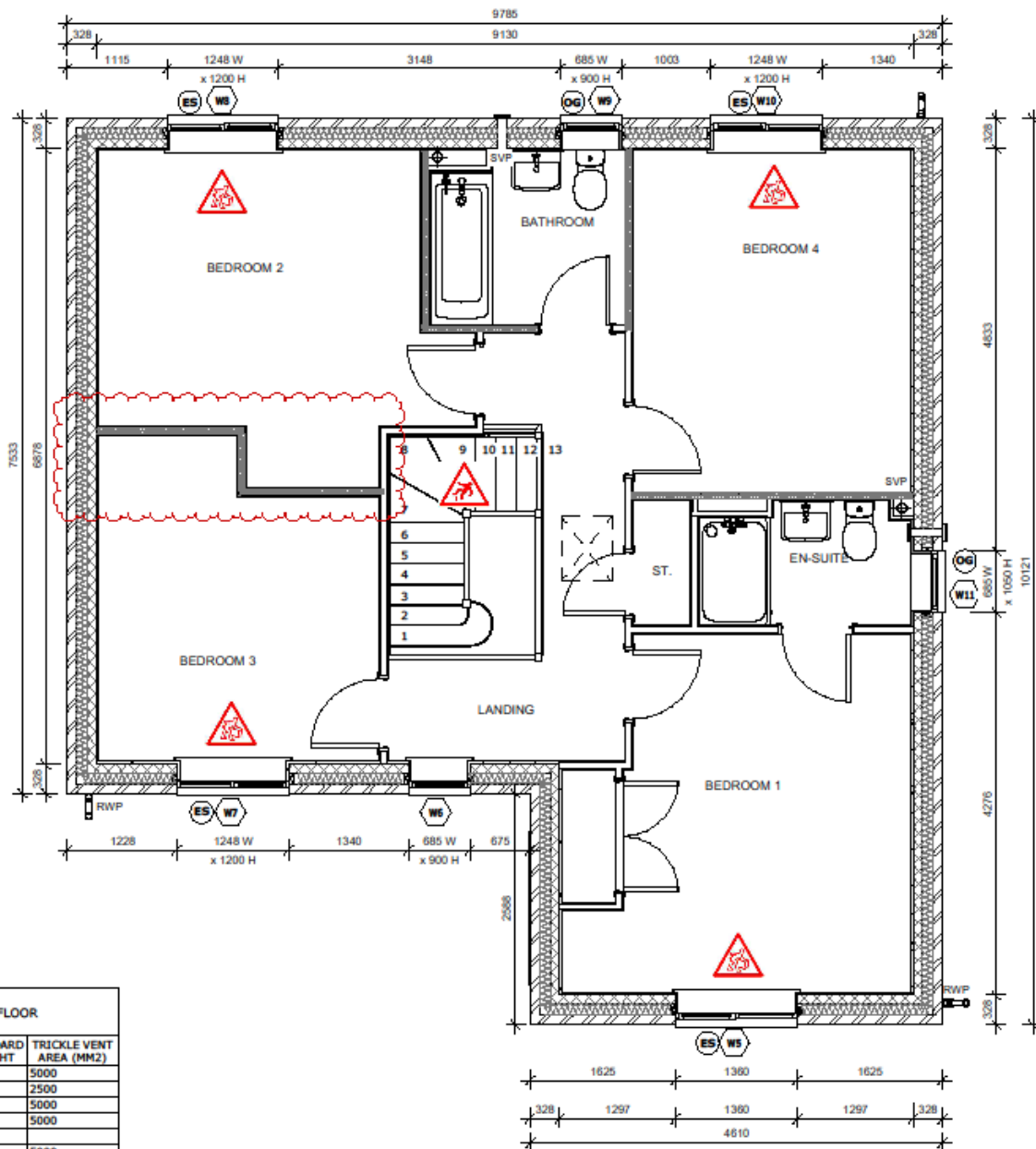
Read in conjunction with
Engineers designs / details for
temporary propping and
bracing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

WINDOW SCHEDULE - FIRST FLOOR				
WINDOW REF	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W5	BEDROOM 1	1360	1200	5000
W6	LANDING	685	900	2500
W7	BEDROOM 3	1248	1200	5000
W8	BEDROOM 2	1248	1200	5000
W9	BATHROOM	685	900	5000
W10	BEDROOM 4	1248	1200	5000
W11	EN-SUITE	685	1050	2500

*Actual acoustic requirement value varies by plot, see drawing
01015-Acoustic Requirements for schedule*



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WALL LEGEND



DENOTES 352.5MM THICK CAVITY WALL:



DENOTES 138MM THICK PARTITION WALL:



DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY
WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS
UNLESS STATED OTHERWISE.

P03	2022-11-21	Wardrobe removed	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-09-01	Issued for Coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Grainger M4(1)

TITLE

First Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED

GW / JH

INITIAL ISSUE DATE

SEPT 2022

SCALE

1 : 50 @ A3

DRAWING ID

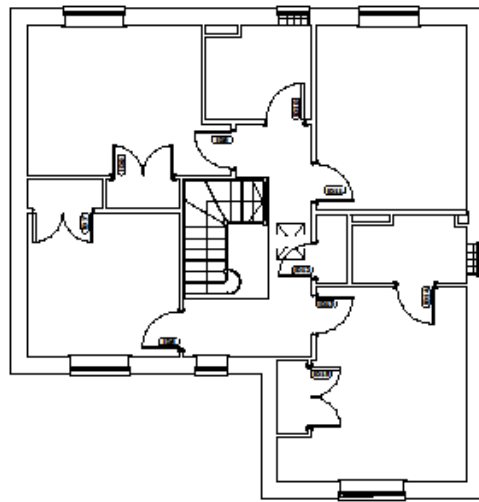
Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - GR - 01 - DR - A - 00222 - S1 - P03

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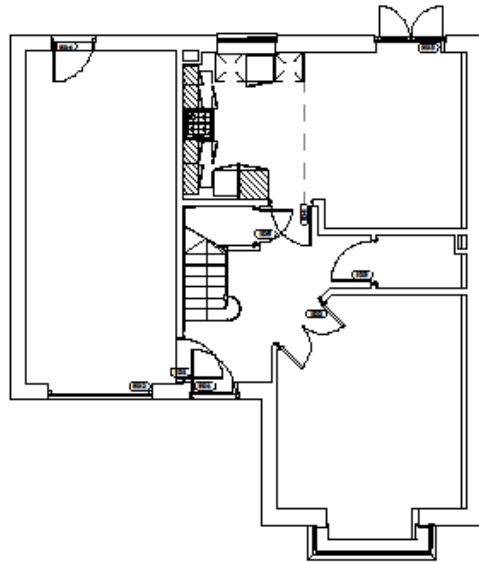
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FIRST FLOOR PLAN



GROUND FLOOR PLAN

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
GF	HALL	ED1	1023	2100	919	2025
GF	GARAGE	ED2	2158	2175	2000	2075
GF	DINING/FAMILY	ED3	1473	2100	651	1950
GF	GARAGE	ED4	942	2100	838	2025
GF	HALL	ID1	920	2040	818	1981
GF	LIVING ROOM	ID2	1324	2040	626	1989
GF	WC	ID3	920	2040	838	1981
GF	KITCHEN	ID4	920	2040	838	1981
GF	ST	ID5	768	2040	686	1981
FF	BEDROOM 3	ID6	844	2040	762	1981
FF	BEDROOM 3	ID7	1286	2033	610	1982
FF	BEDROOM 2	ID8	844	2040	762	1981
FF	BEDROOM 2	ID9	1286	2033	610	1982
FF	BATHROOM	ID10	844	2040	762	1981
FF	BEDROOM 4	ID11	844	2040	762	1981
FF	ST	ID12	768	2040	686	1981
FF	LANDING	ID13	844	2040	762	1981
FF	EN-SUITE	ID14	844	2040	762	1981
FF	BEDROOM 1	ID15	1286	2033	610	1982

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Grainger M4(1)	
Sheffield Road, Chesterfield				
TITLE				
Internal Door Plan and Schedule				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 100 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	GR	ZZ	DR
			A	A
				00251
				S3
				P01



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HOUSE TYPES

PRIESTLY

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#) ←
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





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KEY

- TG** TOUGHENED GLASS
ES EMERGENCY ESCAPE
OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS

-  LIFTING HAZARD
 RISK OF EXPLOSION
 RISK OF FALLING
 RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Priestly M4(2)

TITLE

Front Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

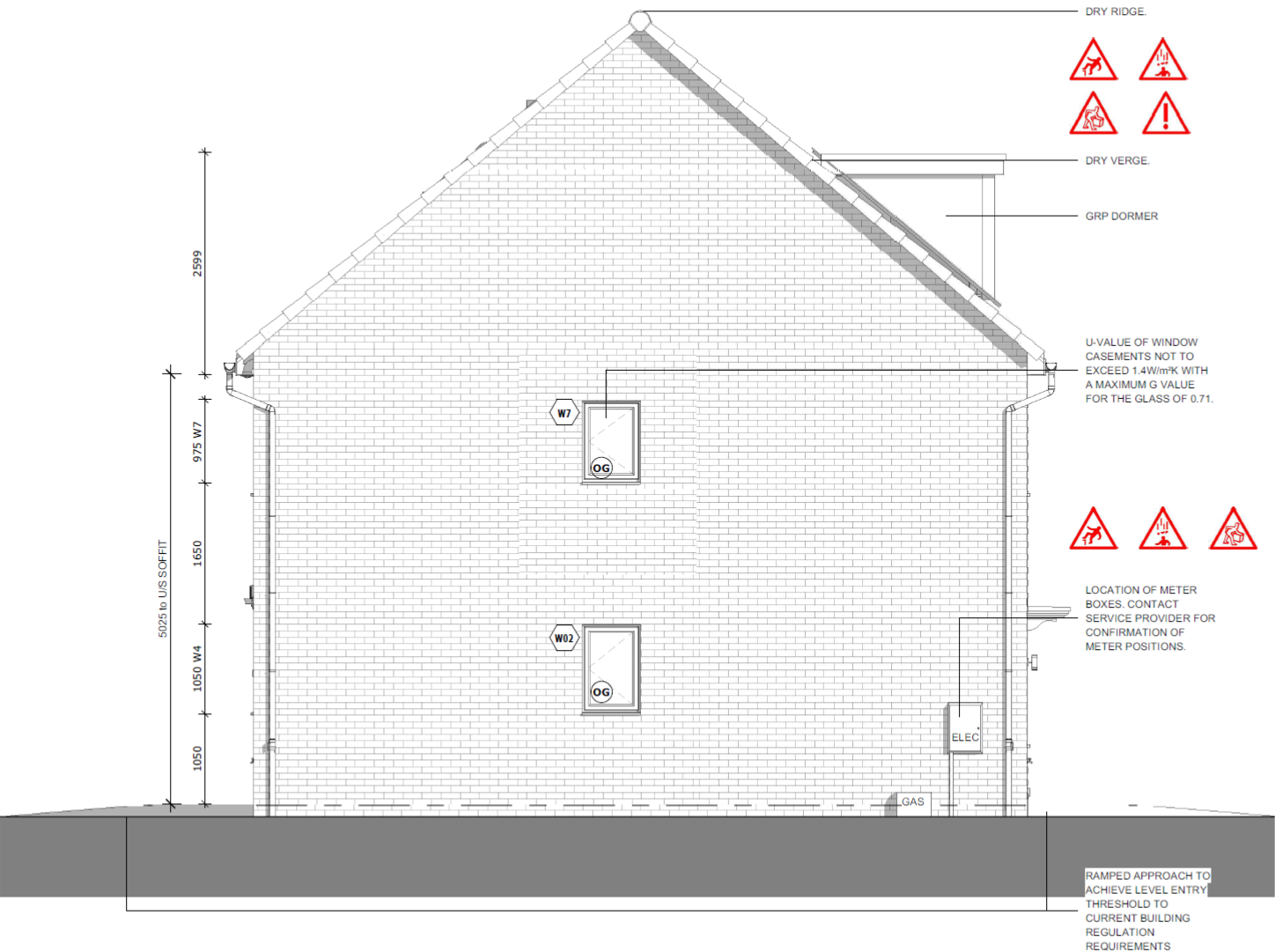
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	ZZ	DR	A	00401	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Priestly M4(2)					
Sheffield Road, Chesterfield								
TITLE								
L.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- PR	- ZZ	- DR	- A	- 00402	- S3	- P01





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Priestly M4(2)

TITLE

Rear Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

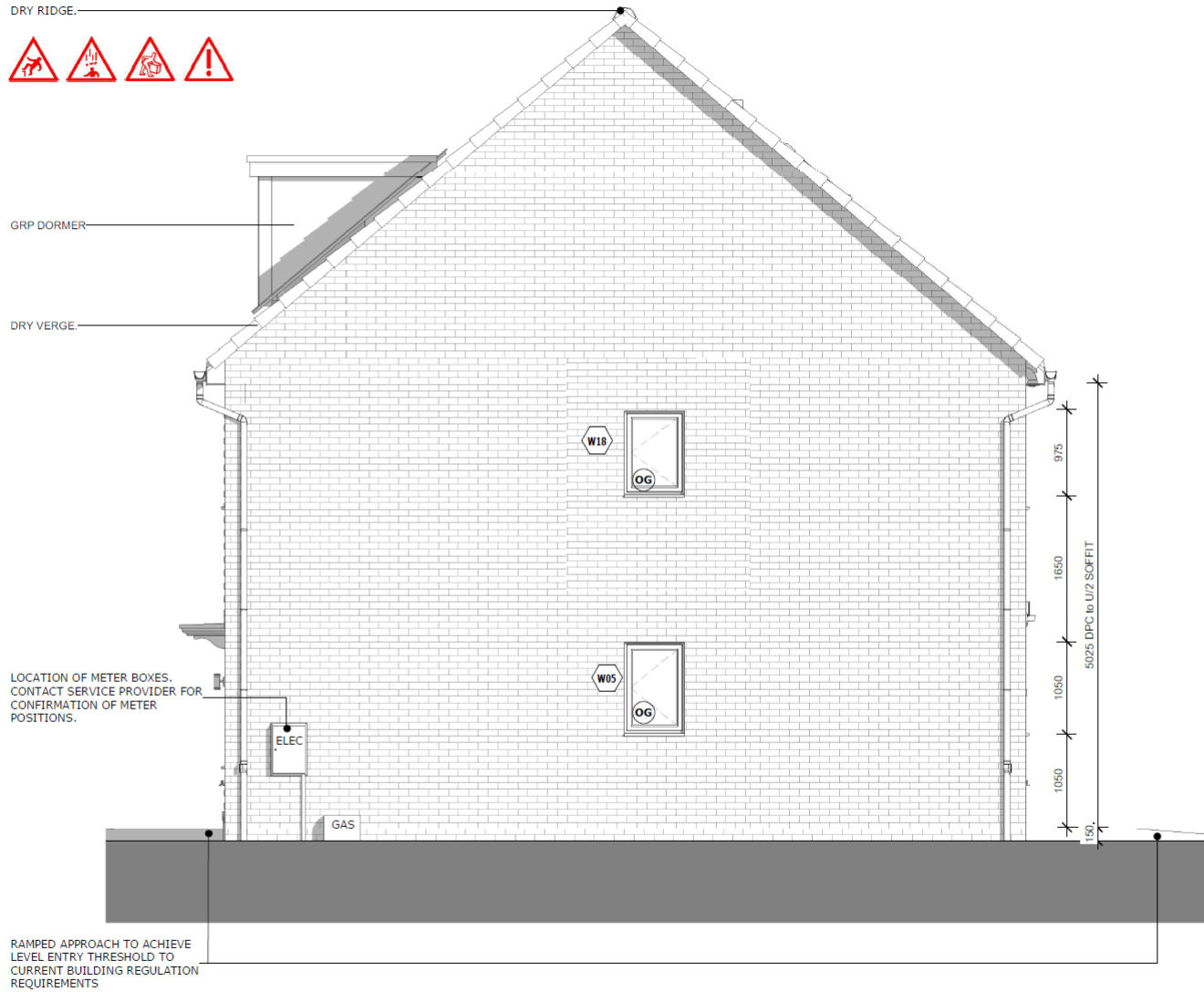
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	ZZ	DR	A	00403	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Priestly M4(2)					
Sheffield Road, Chesterfield								
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- PR	- ZZ	- DR	- A	- 00404	- S3	- P01



EQUIVALENT 5,000MM SQ/M RUN CONTINUOUS VENTILATION TO RIDGE LINE TO NHBC STANDARDS 7.2.

30 X 5MM GALV. M.S. STRAPS TO SECURE ROOF AT EACH GABLE AT CEILING AND RAFTER LEVEL. ACROSS MIN. 3 TRUSSES AT MAX. 2000MM CTS.

SLOPING CEILING TO RECEIVE 100MM KINGSPAN TP10 BETWEEN RAFTERS AND 40MM TP10 BELOW RAFTERS WITH 15MM PLASTERBOARD CEILING FINISH TO ACHIEVE A U VALUE OF 0.16W/M2K

ROOF MEMBRANE TO BE LAID OVER TIMBER RAFTERS IN ACCORDANCE WITH MANUFACTURERS DETAILS. ENSURE THAT THE UNDERLAY IS CUT AWAY FROM THE APEX OF THE ROOF TO ALLOW 5.000MM²/M CONTINUOUS RIDGE VENTILATION. 50 X 100MM PRESSURE TREATED TIMBER WALLPLATE ON 10MM MORTAR BED.

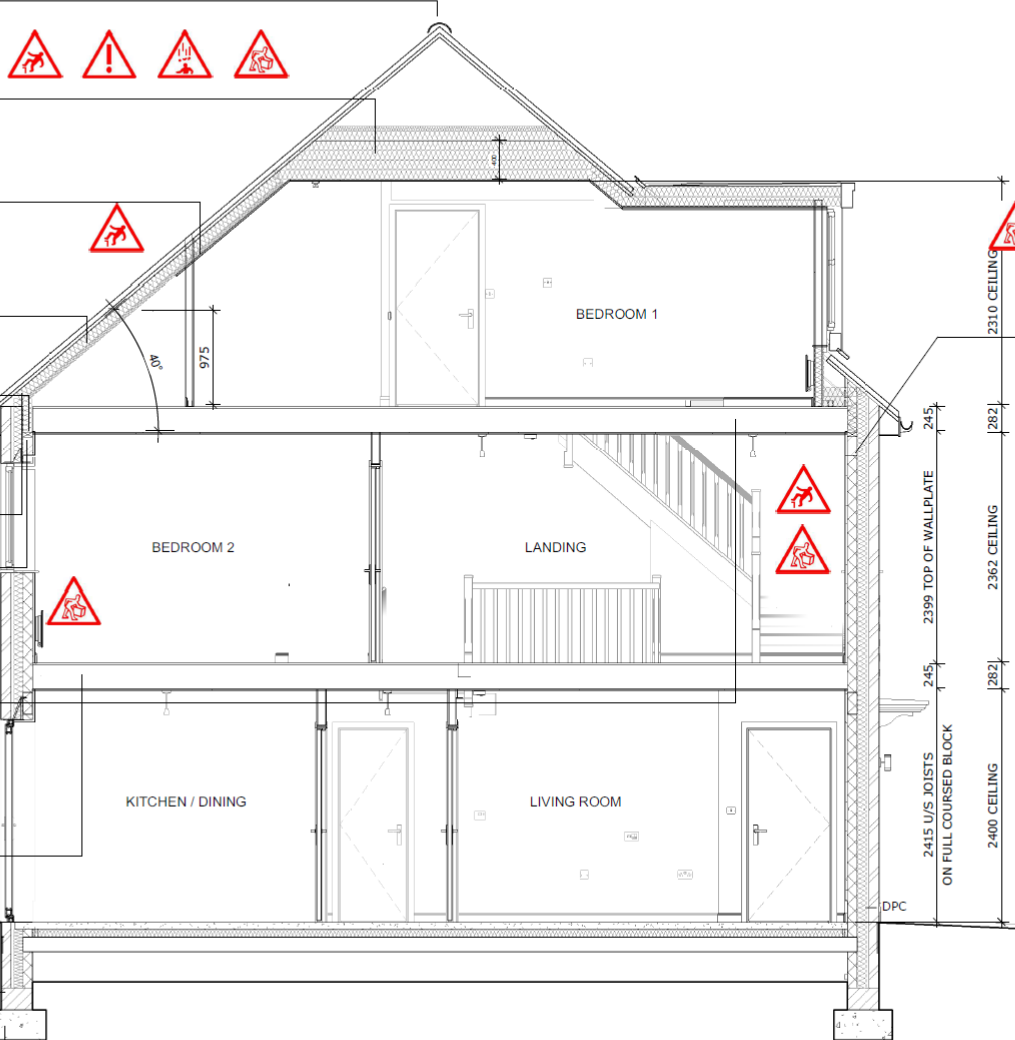
MAINTAIN 50MM AIR GAP TO SLOPING ROOF. INF 3 COURSES ENGINEERING BRICK TO INNER LEAF DIRECTLY BELOW WALLPLATE TO SUPPORT ROOF TRUSSES. TO STRUCTURAL ENGINEERS' REQUIREMENTS.

FLOOR CONSTRUCTION TO ACHIEVE MINIMUM 40dB AND 30 MIN. FIRE RESISTANCE TO ALL FLOORS: 22MM CHIPBOARD FLOORING PROVIDING A MIN. MASS 15kg/M². 1 BEAM JOIST SPACED AT NO MORE THAN 600MM CENTRES. REFER TO MANUFACTURER'S DETAILS FOR CONFIRMATION. 15MM PLASTERBOARD CEILING FINISH PROVIDING A MASS 9.8kg/M².

FLOOR JOIST DEPTHS TBC. DEPENDENT ON SUPPLIER

TRENCH BLOCK

FOUNDATIONS SHOWN INDICATIVELY ONLY. REFER TO SITE SPECIFIC STRUCTURAL ENGINEERS DESIGN FOR REQUIREMENTS TO SUIT GROUND CONDITIONS.



SECTION A-A @ 1:50

1 : 50

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RISKS FOR BUILDING ELEMENTS:

Stair Opening:-

Risk of falling, appropriate safety gear and method of access to be used.

Roof:-

Risk of falling, appropriate safety gear and method of access to be used.

Risk of collapse from roof trusses.

Windows:-

Risk of falling from window opening, appropriate safety measures to be implemented.

Lifting hazard of lintels and windows, appropriate lifting equipment to be used.

Risk of access obstruction from ground floor bay windows to elements at higher levels, suitable method of access to be used.

Walls:-

Risk of wall collapse, suitable propping to be used where required.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF EXPLOSION



RISK OF FALLING



RISK OF COLLAPSE

P01	2022-10-28	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Priestly M4(2)

TITLE

Section A-A

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

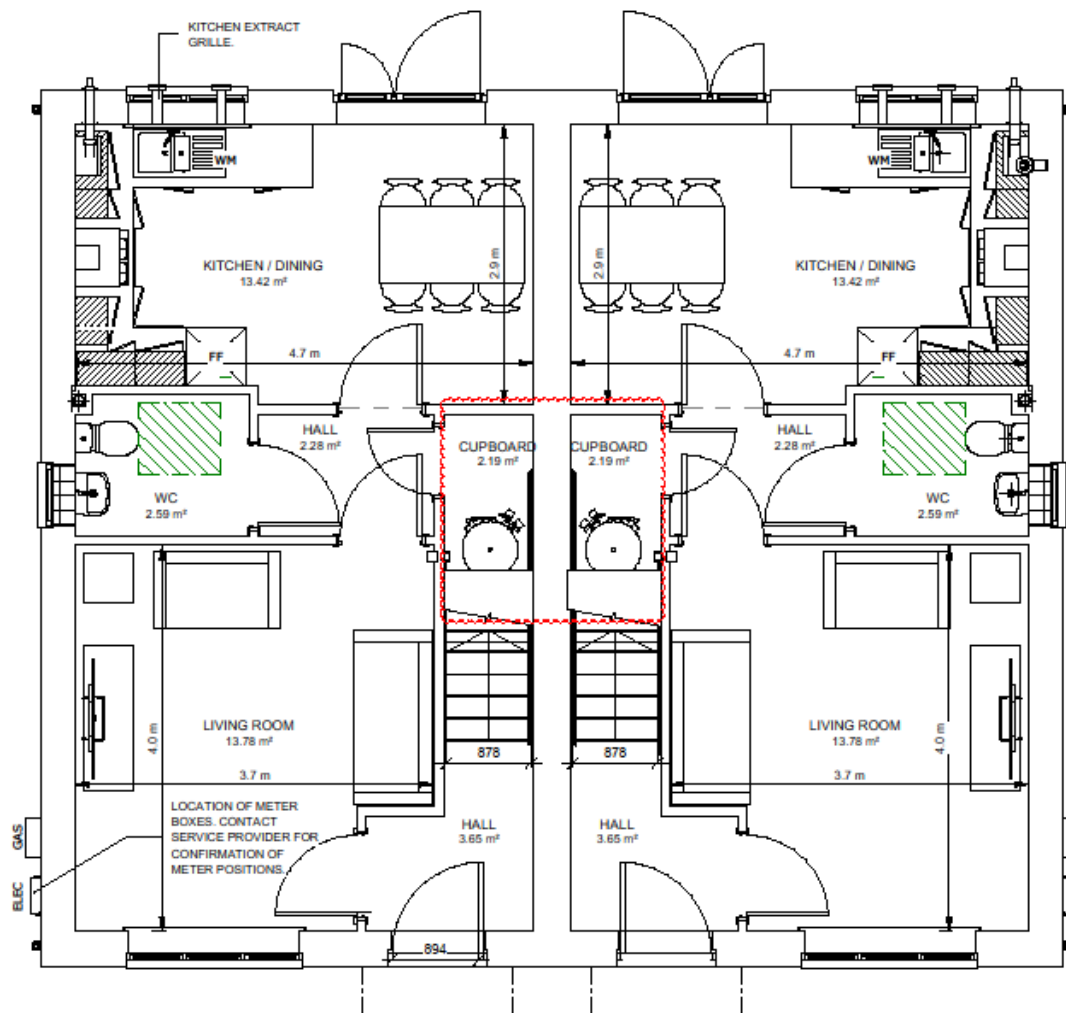
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	ZZ	DR	A	00304	S3	P01

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DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

 Hatch indicates AD Part M clear zones

P04	2022-11-21	Cylinder location identified	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	GW	JCK
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Priestly M4(2)

TITLE

Ground Floor GA Plan

SUITABILITY

Suitable For Information

DRAWN / CHECKED

GW / JCK

INITIAL ISSUE DATE

SEPT 2022

SCALE

As indicated @ A3

DRAWING ID

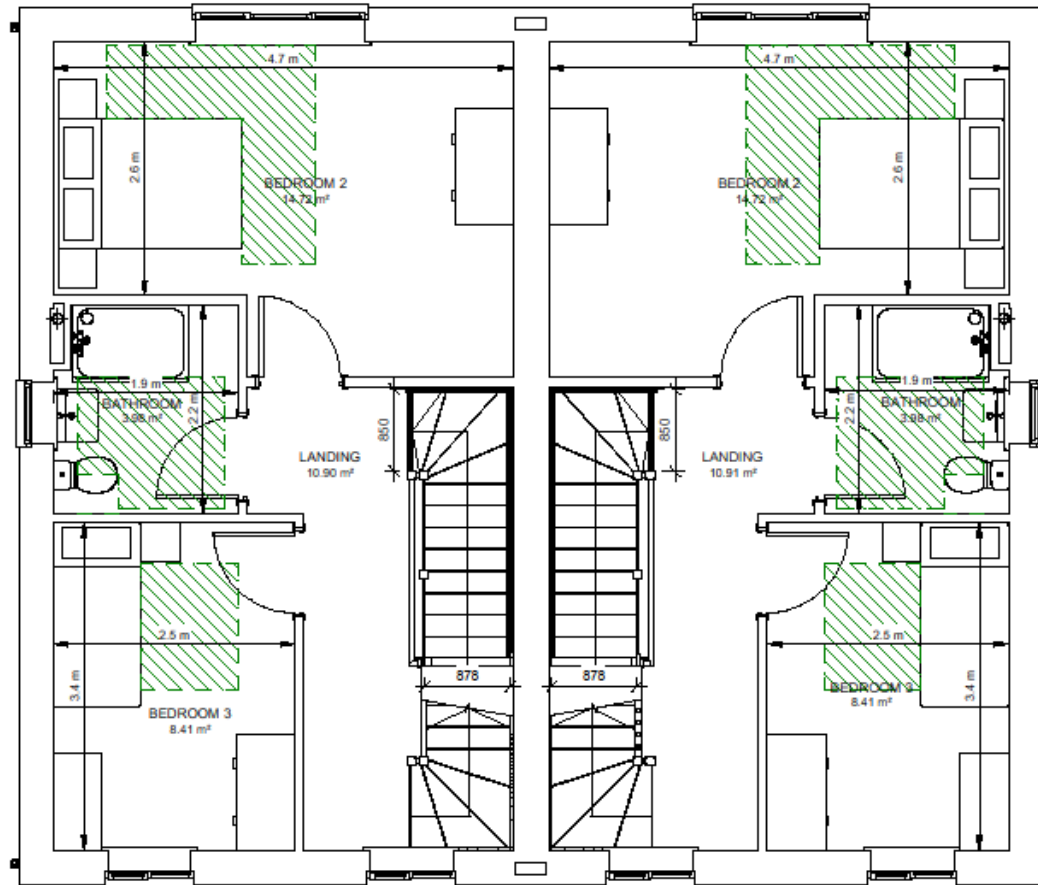
Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - PR - 00 - DR - A - 00201 - S2 - P04


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P02	2022-10-28	Updated inline with client comments	GW	JCK
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSE TYPE
Priestly M4(2)

TITLE
First Floor GA Plan

SUITABILITY
Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	1 : 50 @ A3

DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	01	DR	A	00202	S2	P02	



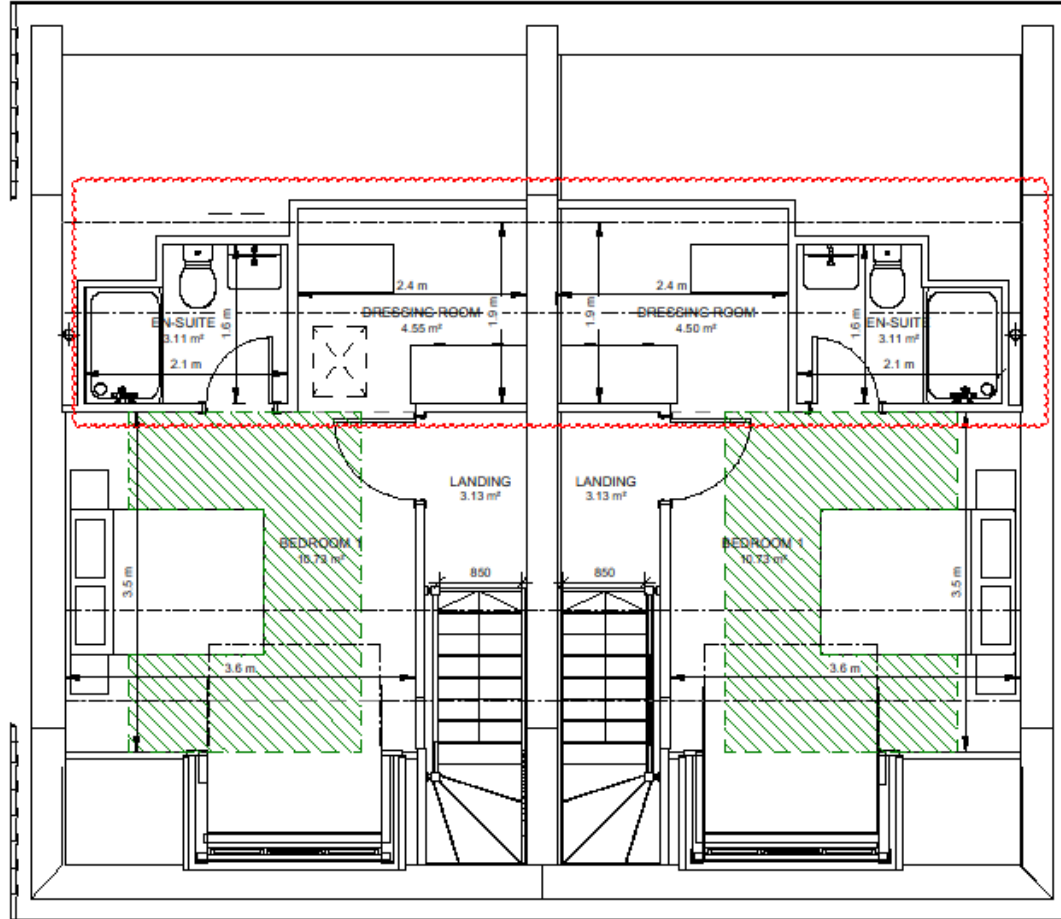
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 Hatch indicates AD Part M
clear zones



P04	2022-11-21	Dressing area and en-suite added	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	GW	JCK
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Priestly M4(2)
Sheffield Road, Chesterfield	

TITLE
Second Floor GA Plan

SUITABILITY
Suitable For Information

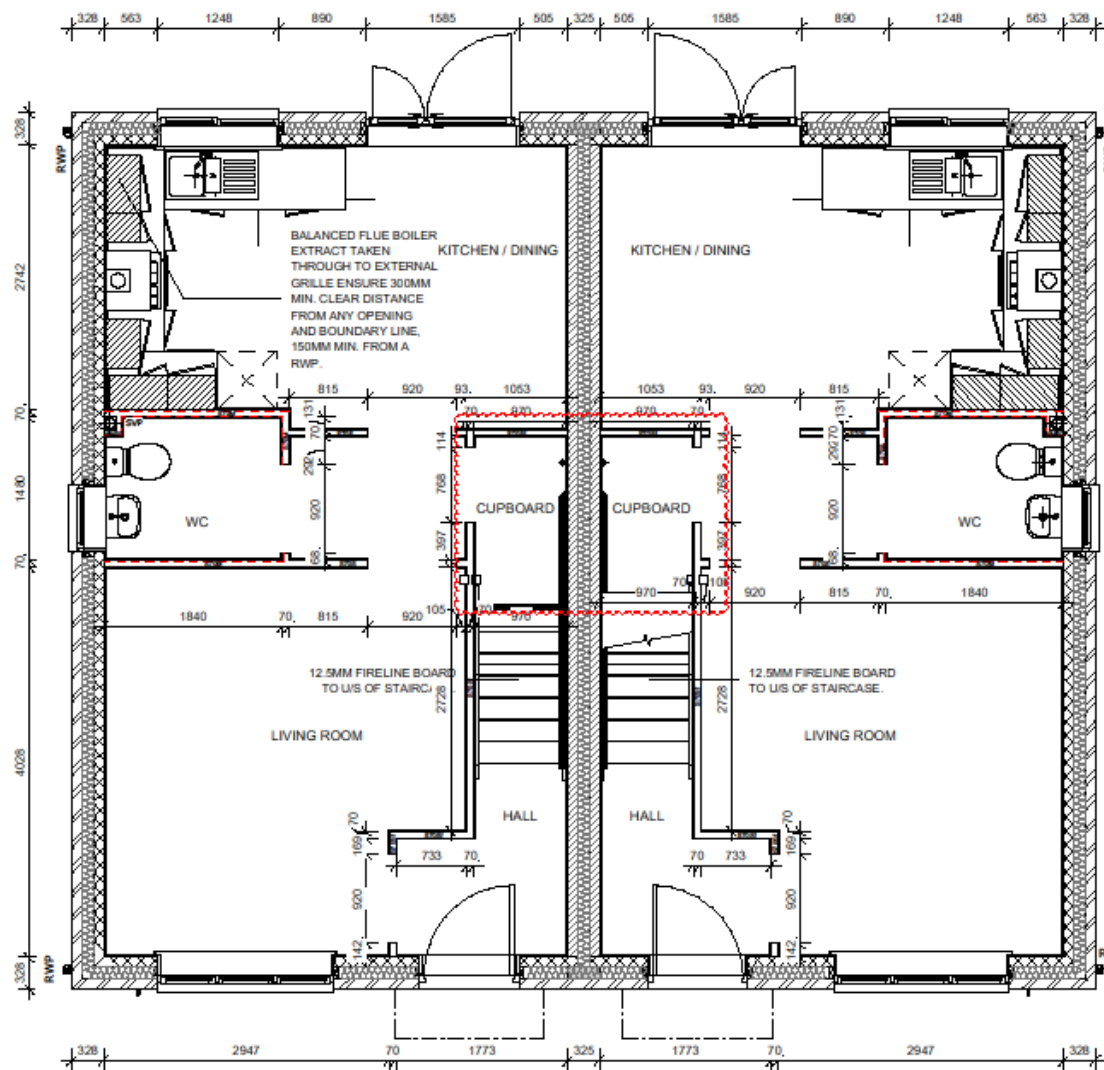
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

DRAWING ID
Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - PR - 02 - DR - A - 00203 - S2 - P04


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- ST02** - Standard partition
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skim finish.
- ST05** - Standard partition with insulation
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud with 70mm heavier
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skim finish.
- ST06** - Partition to wet area
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud with 70mm heavier
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skim finish.
- ST07** - Partition to wet area with insulation
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud with 70mm heavier
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skim finish.
- ST08** - Loadbearing partition
12.5mm Standard wallboard on dabs with skim
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skim
finish.
- ST09** - Boring to services
Two layers of 12.5mm Standard wallboard with
skim finish,
nom. 50mm metal stud.
- ST10** - Internal garage wall
38mm Gyrothermalse PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins EI fire resistance.
- ST10A** - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skim
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/kitchen/WC side with skim
finish.
- ST10B** - Fire rated standard partition
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skim finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- ST10C** - Fire rated partition to wet area
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/kitchen/WC side with skim finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- ST11** - Single sided partition
12.5mm Standard wallboard with skim finish to
one side only,
nom. 70mm metal stud.
- ST12** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skim finish,
nom. 50mm metal stud.

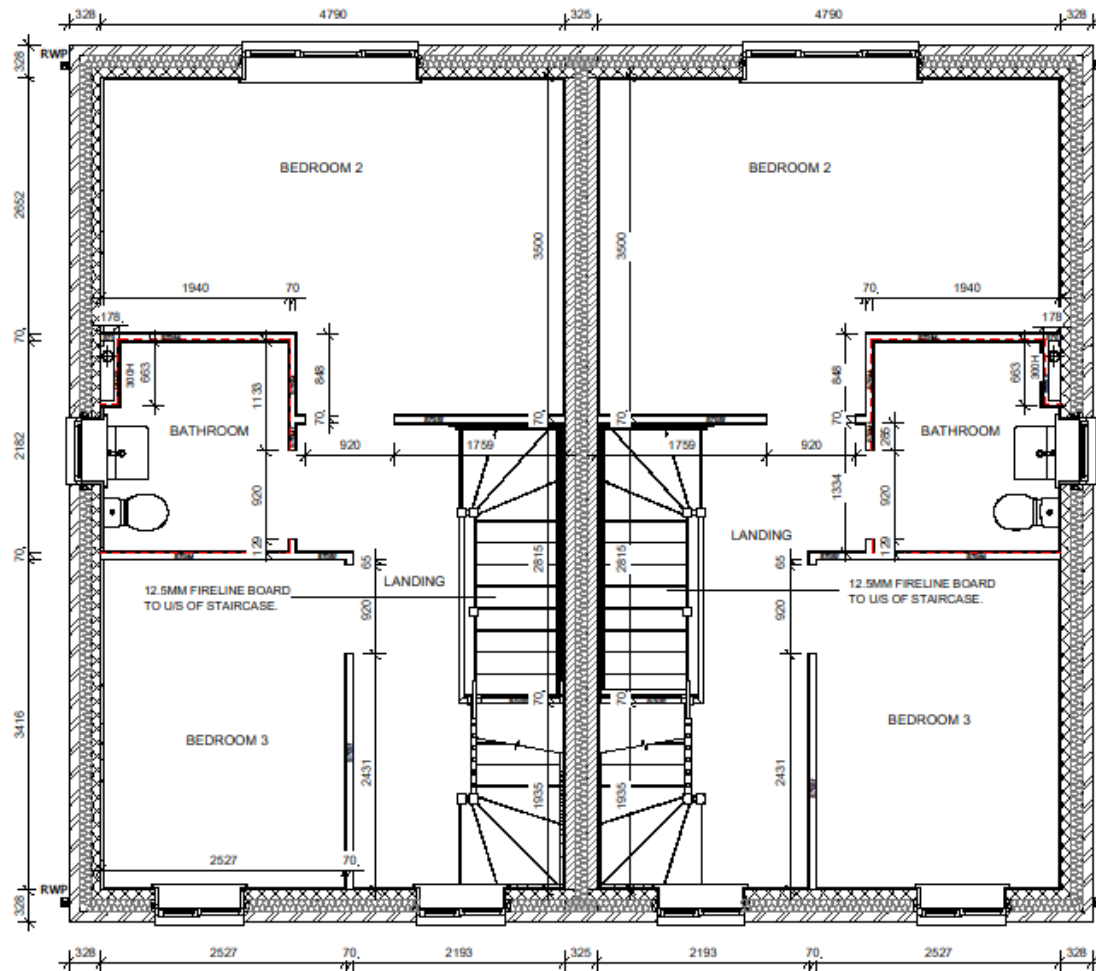
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S = 12.5mm Standard wallboard with skim
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/kitchen/WC side with
skim finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm heavier Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB sheathing to metal stud
PIR = 38mm Gyrothermalse PIR (12.5+
25.5mm)
F = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.
300H Pattern Heights (when full
600H height pattern isn't required)
1200H
SE to confirm additional requirements for load
bearing and racking

P04	2022-11-21	Updated pattern thickness, Cylinder location identified	JCK	GW
P03	2022-11-21	Updated pattern thickness	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-09-01	Issued for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT						
Vistry Partnership						
PROJECT TITLE				HOUSETYPE		
Former Ash Glen Nursery				Priestly M4(2)		
Sheffield Road, Chesterfield						
TITLE						
Ground Floor - Metal Stud Setting Out						
SUITABILITY						
Suitable For Coordination						
DRAWN / CHECKED		INITIAL ISSUE DATE			SCALE	
GW / JCK		SEPT 2022			1 : 50 @ A3	
DRAWING ID						
Project	Originator	Volume	Level	Type	Number	Status
3GP3	MHA	PR	00	DR	A - 00224	S1 - P04

Pattern: 10mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections
Double layer of plasterboard with C studs set
at 400mm centres to spaces with ceramic tiles.



- S702** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S703** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm Insulacoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S704** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wet area/WC side with skin finish.
- S704M** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm Insulacoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S1002** - Loadbearing partition
12.5mm Standard wallboard on data with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on data with skin
finish.
- S550** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- W1000** - Internal garage wall
38mm Gyproc thermal PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on data with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
data to bathroom/wet area/WC side with skin
finish.
- S705** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S705M** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wet area/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- M550** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Partners: 15mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections.

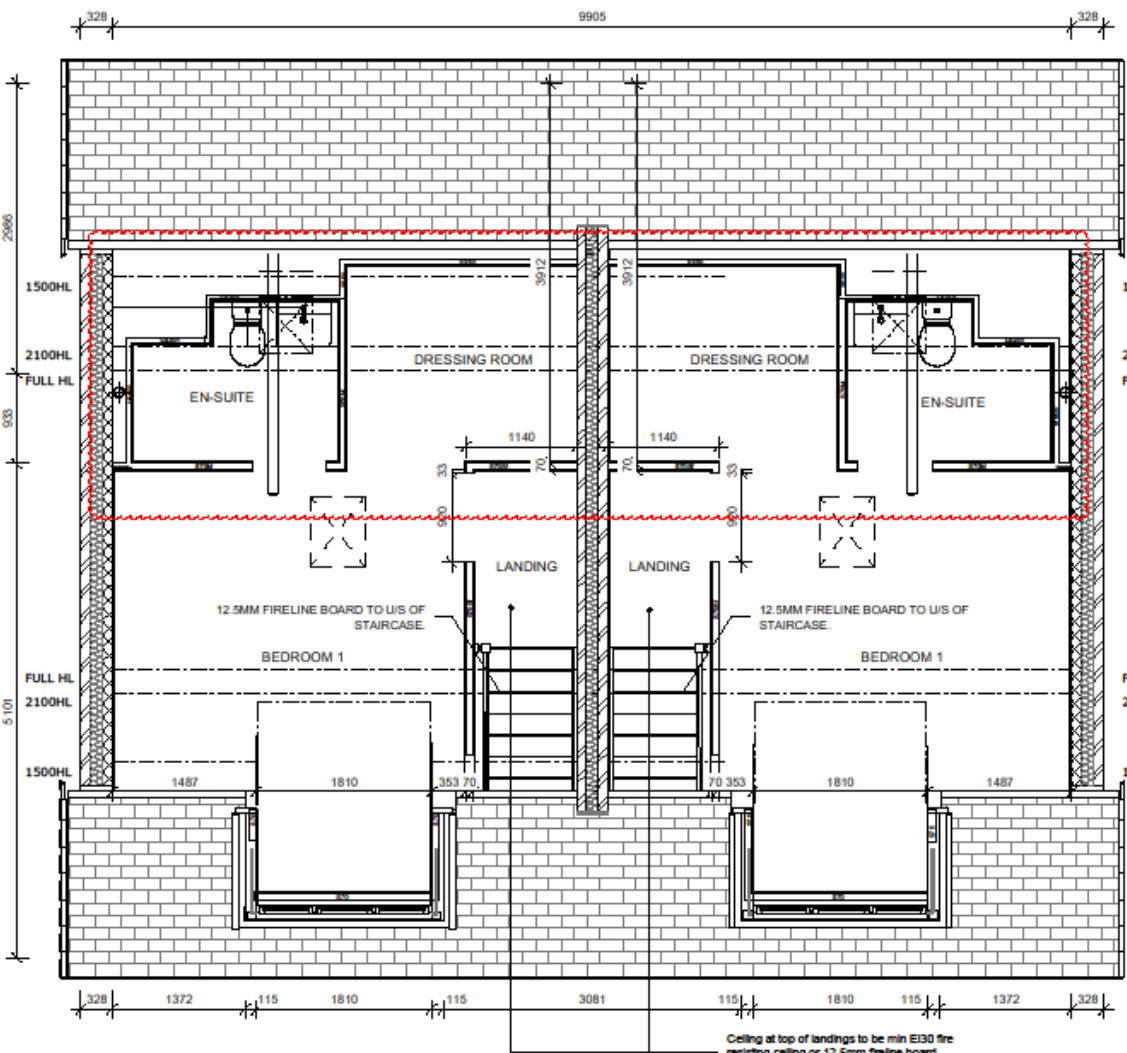
Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/wet area/WC side with
skin finish
SD = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm Insulacoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB battens to metal stud
PIR = 38mm Gyproc thermal PIR (12.5+
25.5mm)
I = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.
400H = Pattern Heights (when full
height pattern isn't required)
1200H =
SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated pattern thickness	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-09-01	Issued for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT		Vistry Partnership		
PROJECT TITLE		Former Ash Glen Nursery		
HOUSE TYPE		Priestly M4(2)		
SHEFFIELD ROAD, CHESTERFIELD				
TITLE		First Floor - Metal Stud Setting Out		
SUITABILITY		Suitable For Coordination		
DRAWN / CHECKED		INITIAL ISSUE DATE		SCALE
JCK / GW		SEPT 2022		1 : 50 @ A3
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	PR	01	DR
				A
				00225
				S1
				P03



	S100 - Standard partition 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 12.5mm Standard wallboard with skin finish.
	S100I - Standard partition with insulation 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud with 70mm lower Acoustic Partition Roll APR1200 insulation between studs, 12.5mm Standard wallboard with skin finish.
	S100A - Partition to wet area 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 15mm Gyproc moisture resistant wallboard to bathroom/en-suite/WC side with skin finish.
	S100AI - Partition to wet area with insulation 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud with 70mm lower Acoustic Partition Roll APR1200 insulation between studs, 12.5mm Standard wallboard with skin finish.
	S100L - Loadbearing partition 12.5mm Standard wallboard on dabs with skin finish, 100mm loadbearing partition wall to SE design and specification, 12.5mm Standard wallboard on dabs with skin finish.
	S040 - Boxing to services Two layers of 12.5mm Standard wallboard with skin finish, nom. 50mm metal stud.
	S0100G - Internal garage wall 30mm Gyrothermalex PIR (12.5+25.5mm), 100mm loadbearing partition wall to SE design and specification, To achieve min. 30mins REI fire resistance.
	S100M - Loadbearing partition to wet area 12.5mm Standard wallboard on dabs with skin finish, 100mm loadbearing partition wall to SE design and specification, 15mm Gyproc moisture resistant wallboard on dabs to bathroom/en-suite/WC side with skin finish.
	S100R - Fire rated standard partition 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 12.5mm Standard wallboard with skin finish, To achieve min. 30mins EI fire resistance. All service penetrations to be sealed with intumescent sealer, fire rated backing boxes used to switches/sockets, and all joints taped and skinned.
	S100RA - Fire rated partition to wet area 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 15mm Gyproc moisture resistant wallboard to bathroom/en-suite/WC side with skin finish, To achieve min. 30mins EI fire resistance. All service penetrations to be sealed with intumescent sealer, fire rated backing boxes used to switches/sockets, and all joints taped and skinned.
	S10 - Single sided partition. 12.5mm Standard wallboard with skin finish to one side only, nom. 70mm metal stud.
	S040S - Boxing to services Two layers of 12.5mm Moisture wallboard with skin finish, nom. 50mm metal stud.

Partners 15mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections

Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

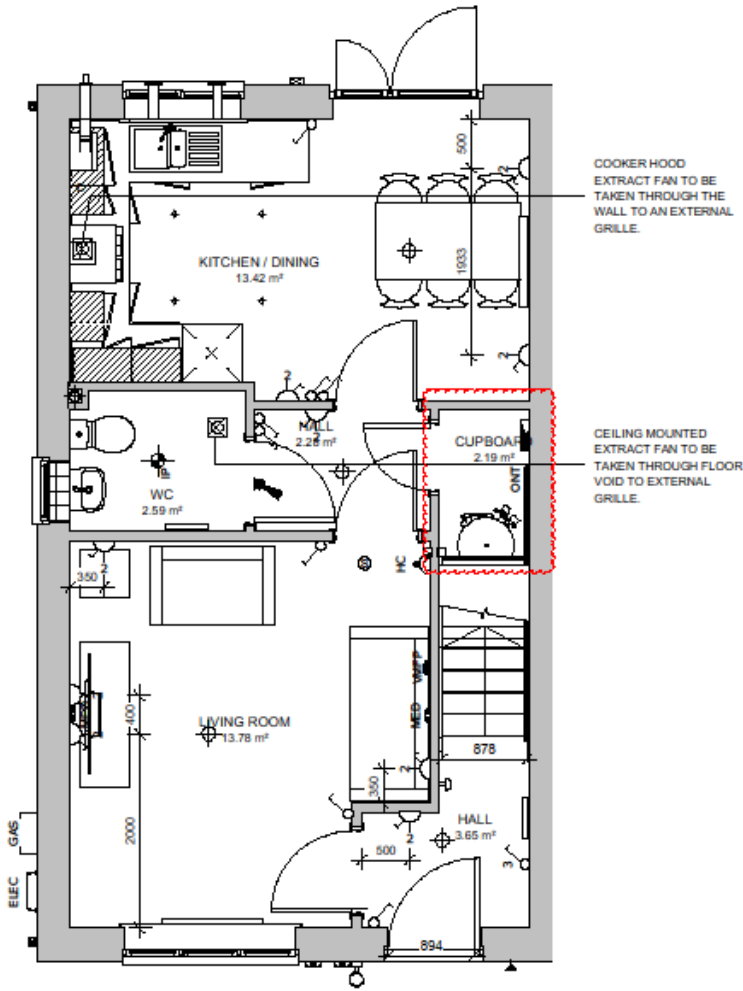
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	15 = 12.5mm Standard wallboard with skin finish
	15M = 15mm Gyproc moisture resistant wallboard to bathroom/en-suite/WC side with skin finish
	50 = nom. 50mm metal stud
	70 = nom. 70mm metal stud
	100 = 100mm loadbearing partition wall to SE design and specification
	1 = 70mm lower Acoustic Partition Roll APR1200 insulation between studs
	15 = 15mm OSB partboard to metal stud
	PIR = 30mm Gyrothermalex PIR (12.5+ 25.5mm)
	1 = Partition to achieve min. 30mins EI fire resistance, or REI where the wall is loadbearing. All service penetrations to be sealed with intumescent sealer, fire rated backing boxes used to switches/sockets, and all joints taped and skinned.
	100H Partners Heights (when full height partners isn't required)
	800H
	1200H
	SE to confirm additional requirements for load bearing and racking

P04	2022-11-21	Updated partners thickness, Dressing area and en-suite added	JCK	GW
P03	2022-11-21	Updated partners thickness	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-09-01	Issued for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT		Vistry Partnership		
PROJECT TITLE		HOUSETYPE		
Former Ash Glen Nursery		Priestly M4(2)		
Sheffield Road, Chesterfield				
TITLE				
Second Floor - Metal Stud Setting Out				
SUITABILITY		Suitable For Coordination		
DRAWN / CHECKED		INITIAL ISSUE DATE		SCALE
JCK / GW		SEPT 2022		1 : 50 @ A3
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	PR	02	DR
				A
				00226
				S1
				P04

LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
DOWNLIGHTS (CUSTOMER UPGRADE)	
SHAVER POINT	
BLANKING PLATE (FOR TOWEL RADIATOR)	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
TV OUTLET	
CEILING-MOUNTED MECHANICAL EXTRACT.	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	

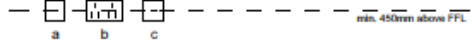
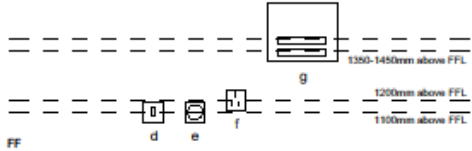


COOKER HOOD
EXTRACT FAN TO BE
TAKEN THROUGH THE
WALL TO AN EXTERNAL
GRILLE.

CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH FLOOR
VOID TO EXTERNAL
GRILLE.

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WM Height of switches, sockets, & controls
Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

PO2	2022-11-21	Cylinder location identified	JCK	GW
PO1	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Priestly M4(2)

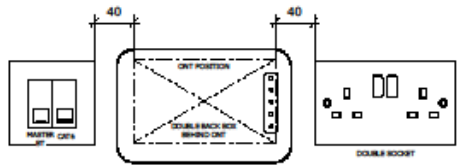
TITLE
Ground Floor Electrical Plan LH

SUITABILITY
Review and Comment

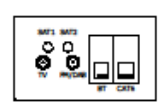
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	00	DR	A		00503	S3	P02

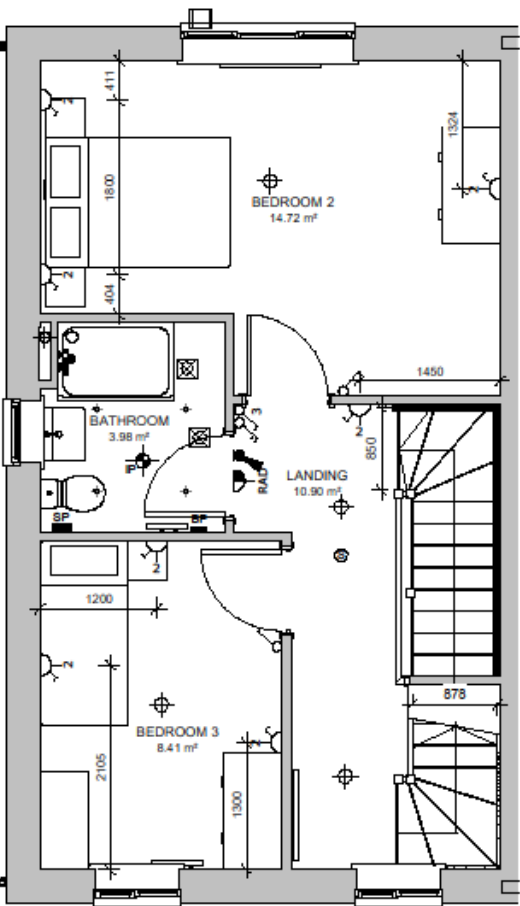
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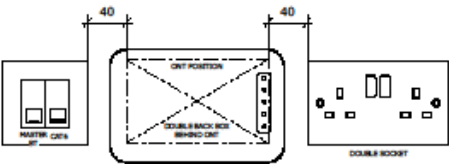
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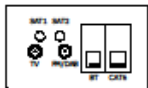
LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
DOWNLIGHTS (CUSTOMER UPGRADE)	
SHAVER POINT	
BLANKING PLATE (FOR TOWEL RADIATOR)	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
TV OUTLET	
CEILING-MOUNTED MECHANICAL EXTRACT.	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	



OPENREACH ONT ARRANGEMENT:

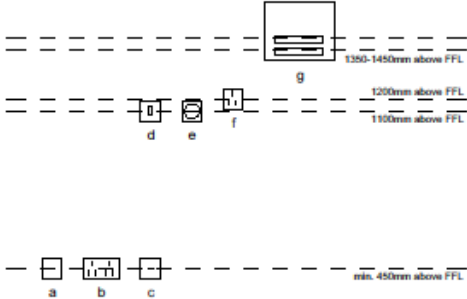


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Height of switches, sockets, & controls
Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Priestly M4(2)

TITLE
First Floor Electrical Plan LH

SUITABILITY
Review and Comment

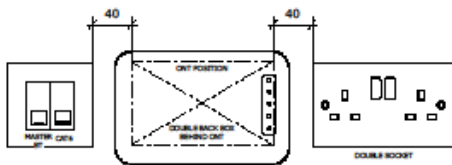
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	01	DR	A	00504	S3	P01

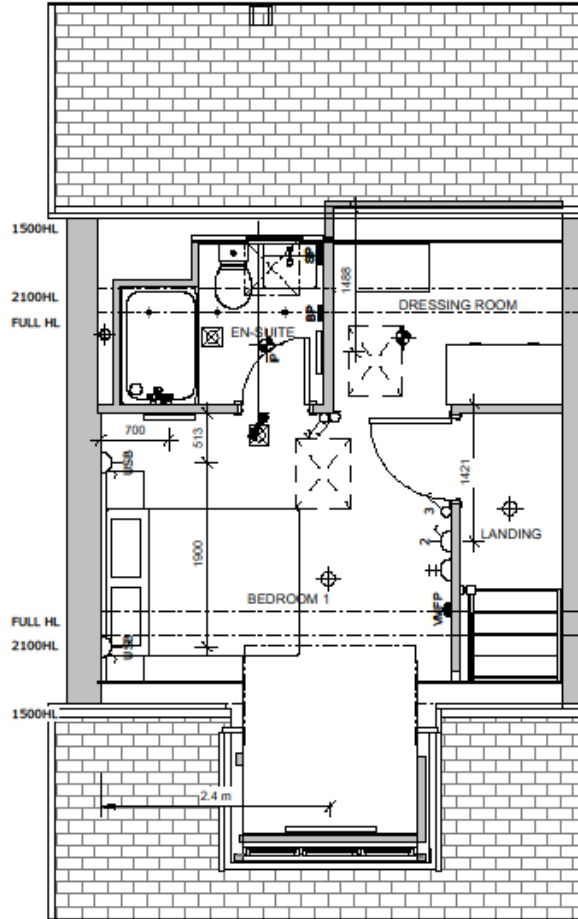
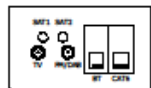


LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
DOWNLIGHTS (CUSTOMER UPGRADE)	
SHAVER POINT	
BLANKING PLATE (FOR TOWEL RADIATOR)	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
TV OUTLET	
CEILING-MOUNTED MECHANICAL EXTRACT.	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	

OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:



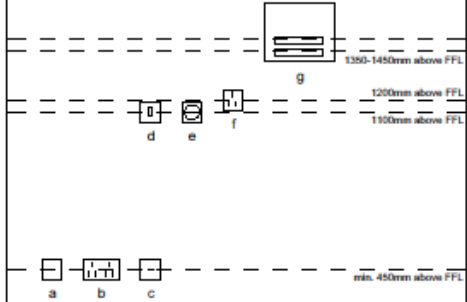
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Height of switches, sockets, & controls

Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-21	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Priestly M4(2)
Sheffield Road, Chesterfield	

TITLE

Second Floor Electrical Plan LH

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

DRAWING ID

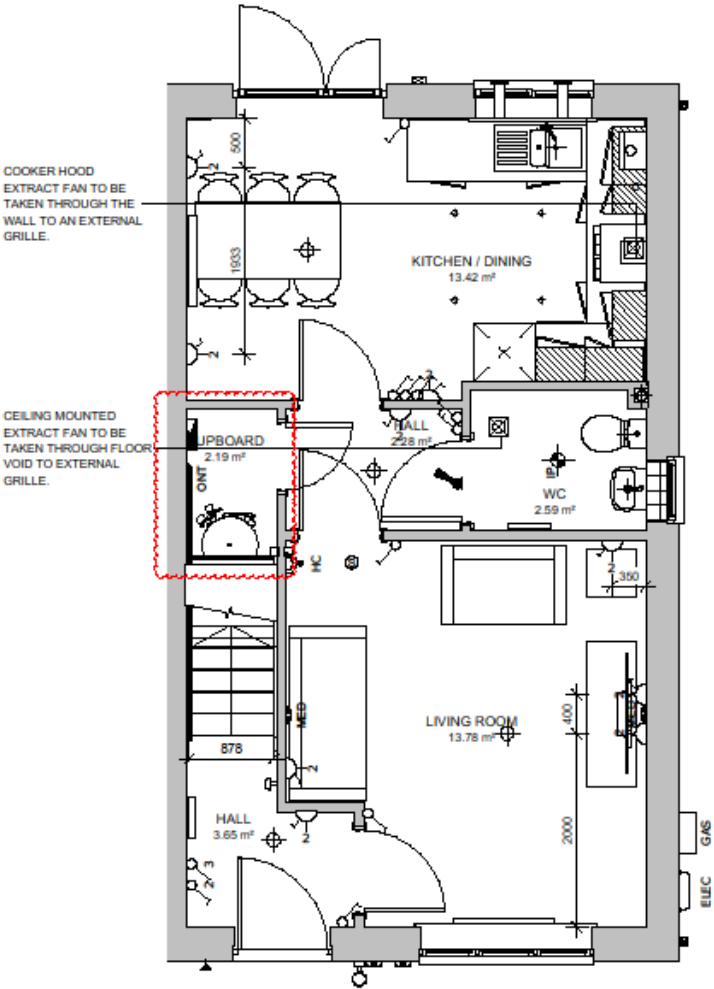
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	02	DR	A	00507	S3	P01

mha
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e contact@mhaarchitects.com
w www.mhaarchitects.com

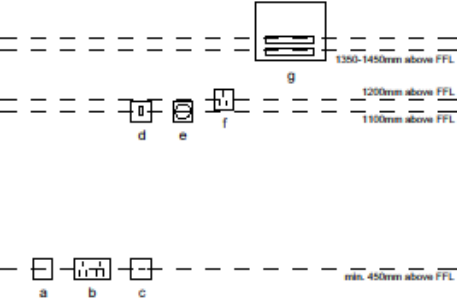


LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
DOWNLIGHTS (CUSTOMER UPGRADE)	
SHAVER POINT	
BLANKING PLATE (FOR TOWEL RADIATOR)	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
TV OUTLET	
CEILING-MOUNTED MECHANICAL EXTRACT.	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	



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Height of switches, sockets, & controls
Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-19	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

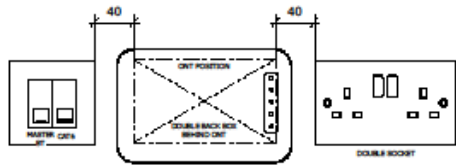
TITLE
Ground Floor Electrical Plan RH

SUITABILITY
Review and Comment

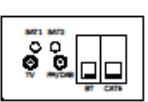
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	00	DR	A	00505	S3	P02

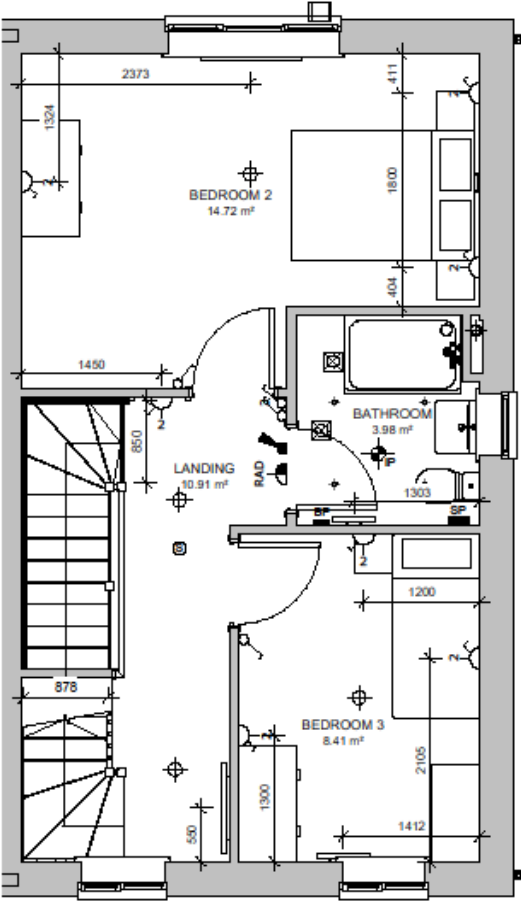
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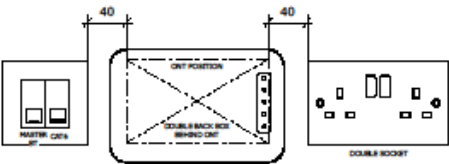
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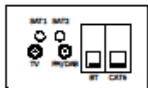
LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
DOWNLIGHTS (CUSTOMER UPGRADE)	
SHAVER POINT	
BLANKING PLATE (FOR TOWEL RADIATOR)	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
TV OUTLET	
CEILING-MOUNTED MECHANICAL EXTRACT.	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	



OPENREACH ONT ARRANGEMENT:

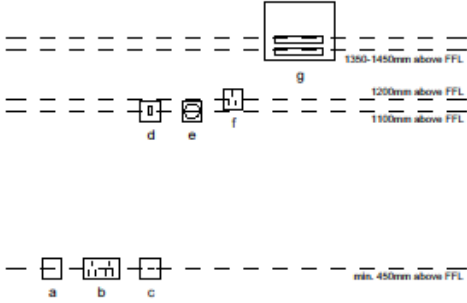


MULTIMEDIA PLATE:



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Height of switches, sockets, & controls
Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-10	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Priestly M4(2)

TITLE
First Floor Electrical Plan RH

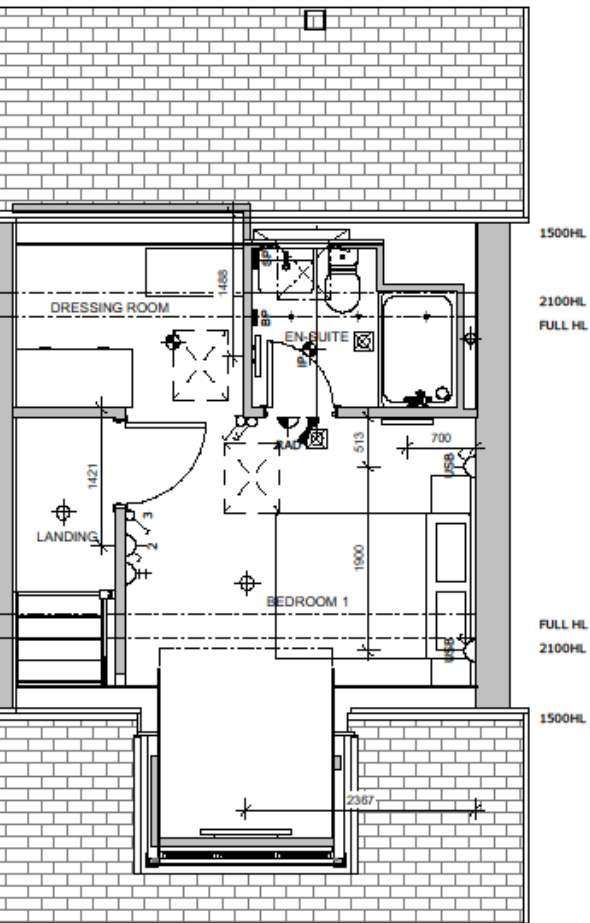
SUITABILITY
Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	As indicated @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	01	DR	A	00506	S3	P01

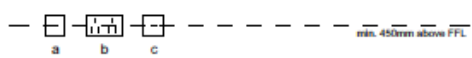
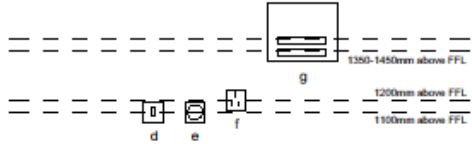


LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
DOWNLIGHTS (CUSTOMER UPGRADE)	
SHAVER POINT	
BLANKING PLATE (FOR TOWEL RADIATOR)	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
TV OUTLET	
CEILING-MOUNTED MECHANICAL EXTRACT.	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	



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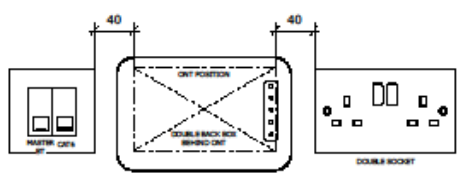
Height of switches, sockets, & controls
Heights as below, unless stated otherwise. Measured to centreline



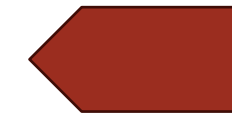
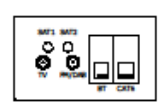
- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

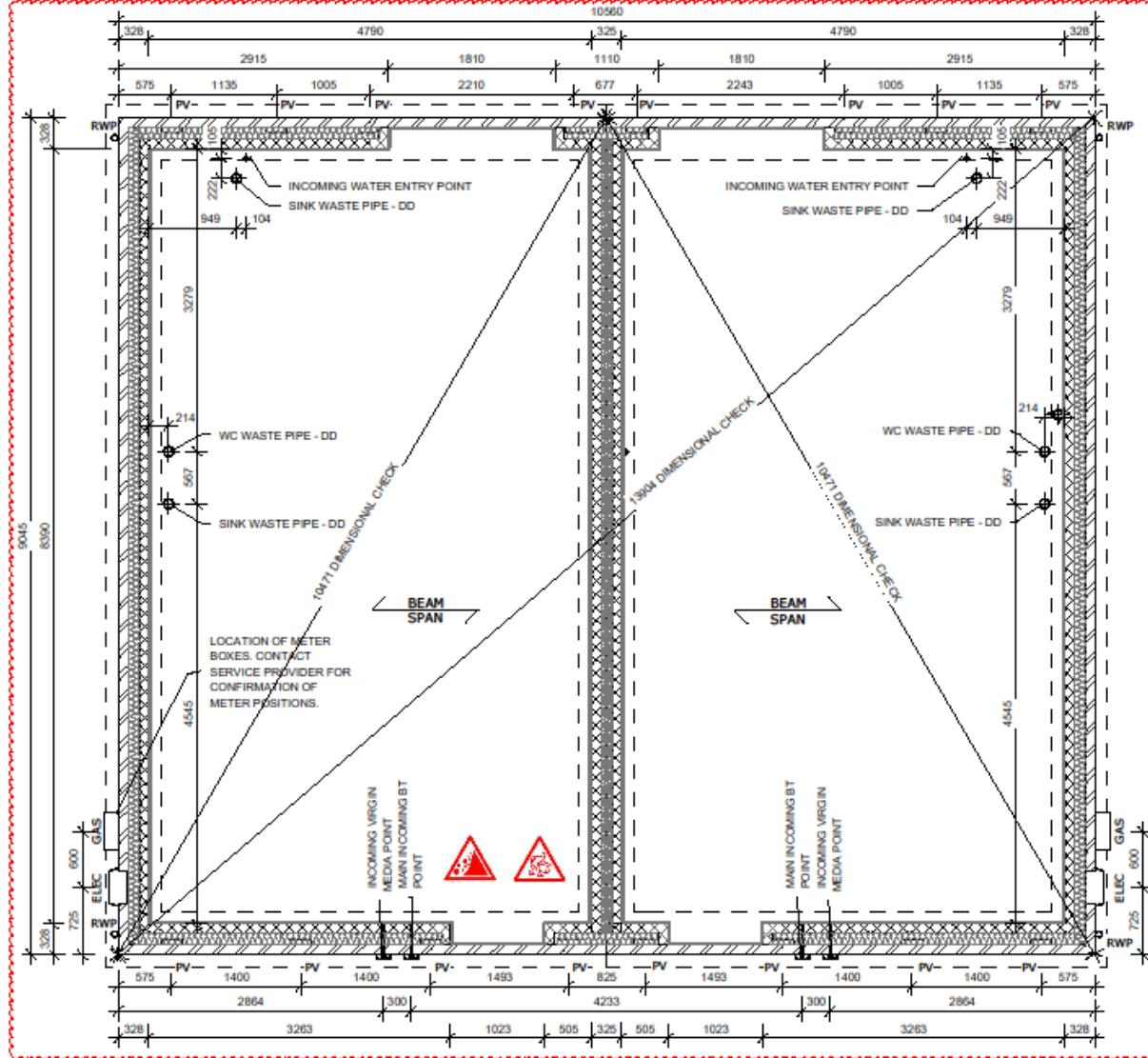
P01	2022-11-21	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Priestly M4(2)	
Sheffield Road, Chesterfield				
TITLE				
Second Floor Electrical Plan RH				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	As indicated @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	PR	02	DR
				A
				00508
				S3
				P01

OPENREACH ONT ARRANGEMENT:



MULTIMEDIA PLATE:





RISKS FOR BUILDING ELEMENTS:

Risk of falling down cavity opening, appropriate safety measures to be implemented.
Lifting hazard of ground floor beams, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



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NOTES:

- All masonry below DPC to be in accordance with BS EN 771.
- Brickwork to be durability designations F2, S2 to BS EN 998-2:2016.
- Specification for mortar for masonry, Part 2: Masonry mortar.
- All sub-structure blockwork to be in accordance with BS EN 1996-2:2006.
- Eurocode 6 - Design of masonry structures - Part 2: Design considerations, selection of materials and execution of masonry and NHBC technical standards.
- Minimum requirements of blockwork to not be less than 1500kg/m³ or 7.3N/mm².
- Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.
- For details of suspended floor see structural engineers design / specialist design.
- Refer to structural engineers drawing for foundation information. Provide underground ducts as required for water, electric & gas services.
- Foundation widths / type are indicative only. Refer to Structural Engineer's foundation design for detailed information.
- All substructure intels to be 100 x 75mm pre-stressed concrete intels. Location to be co-ordinated with individual plot drainage.
- Substructure blockwork to be Plasmod Agite Ultima. Refer to Structural Engineer's foundation design for detailed information.
- NHBC standards state: Chapter 5.2.10 (b) Ventilation under floor voids:-
 - Voids should be ventilated by openings providing not less than 1500mm² per metre run of external wall or 500mm² per m² of floor area, which ever gives the greater opening area.
 - Ventilation openings should be provided on at least two opposite sides, where this is not possible, effective cross-ventilation from opposite sides should be provided by a combination of opening and air ducts.
 - Ventilators should be spaced at not more than 2m centres and within 450mm of each end of any wall.

PO2	2022-11-08	Updated to show changes to internal layout	JCK	GW
PO1	2022-09-01	Issued for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Priestly M4(2)
Sheffield Road, Chesterfield	

TITLE

Beam and EPS Foundation Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	ZZ	DR	A	00102	S1	P02



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WALL LEGEND

DENOTES 327.5MM THICK CAVITY WALL: DENOTES 325MM THICK PARTY WALL BELOW DPC:

LEGEND

PV PERISCOPIC CAVITY WALL VENTS

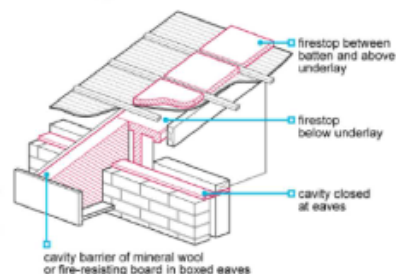
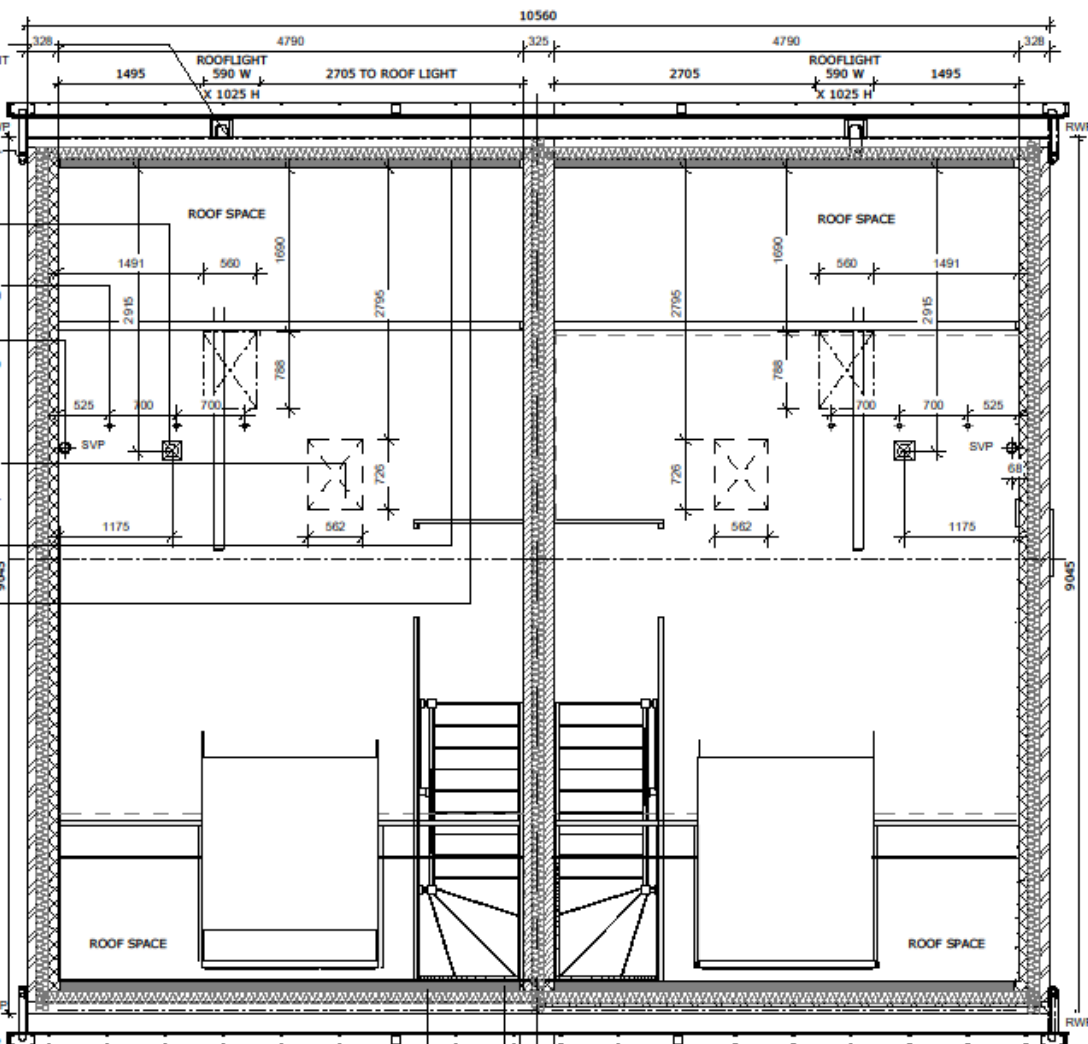
DD DIRECT TO DRAIN CONNECTION

SVP SOIL VENT PIPE

Note: For Rainwater downpipe locations, refer to plot specific drawings.



PARTY WALL TAKEN UP
TO UNDERSIDE OF
ROOFING FELT AND FIRE
STOPPED WITH MINIMUM
50MM REINFORCED
MINERAL WOOL
47 X 100MM PRESSURE
TREATED TIMBER
WALLPLATE ON 10MM
MORTAR BED



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Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

 **LIFTING HAZARD**

LIFTING HAZARD



**RISK OF
EXPLOSION**

RISK OF
COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CH

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

TITLE

Roof Plan

SUITABILITY

Review and Comment

DRAIN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

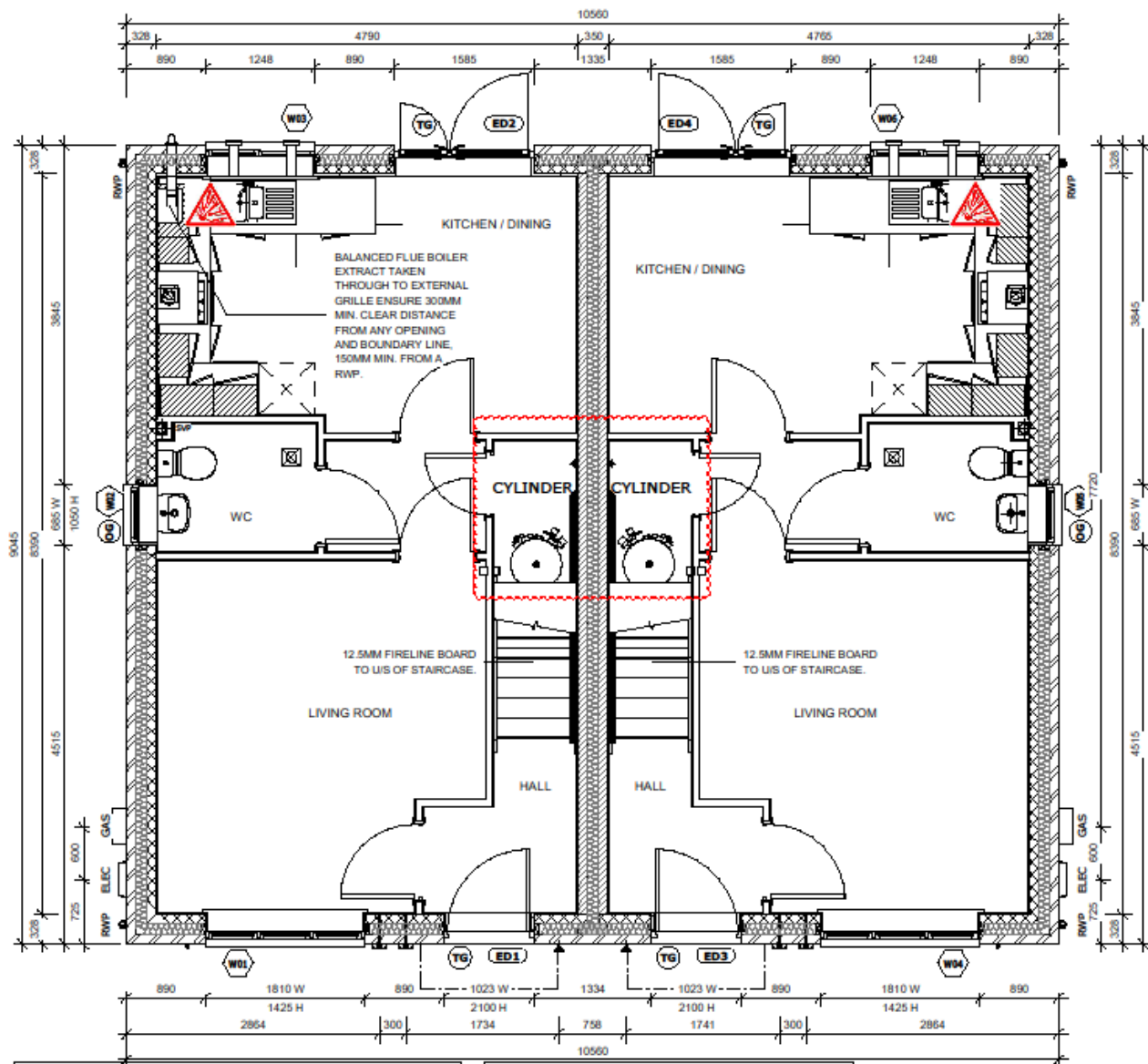
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- PR	- RF	- DR	- A	- 00303	- S3	- P01



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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

KEY TO ABBREVIATIONS

- CL Centre Line
- M.J. Movement Joint
- RWP Rainwater Pipe
- FAP Fan Assisted Flue
- SVP Soil Vent Pipe
- D/W Dishwasher
- W/M Washing Machine
- F/F Fridge Freezer
- (ES) Emergency Egress Window
- (TG) Toughened Glass Windows & Doors
- (OG) Obscure Glazing
- (Q) Part Q Compliant
- G Gas Meter Box
- E Electric Meter Box
- R Part L Compliant Insulated

Roof Access Hatch to Have Minimum 500mm Opening in Each Direction

Cavity Barrier

Do not scale from this drawing.

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WALL LEGEND

- DENOTES 352.5MM THICK CAVITY WALL:
- DENOTES 350MM THICK PARTY WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

P04	2022-11-21	Cylinder location identified	JCK	GW
P03	2022-11-10	Updated to show changes to internal layout	JCK	GW
P02	2022-10-28	Front door opening amended	GW	JCK
P01	2022-09-01	Issued for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Priestly M4(2)

TITLE

Ground Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED

GW / JCK

INITIAL ISSUE DATE

SEPT 2022

SCALE

1 : 50 @ A3

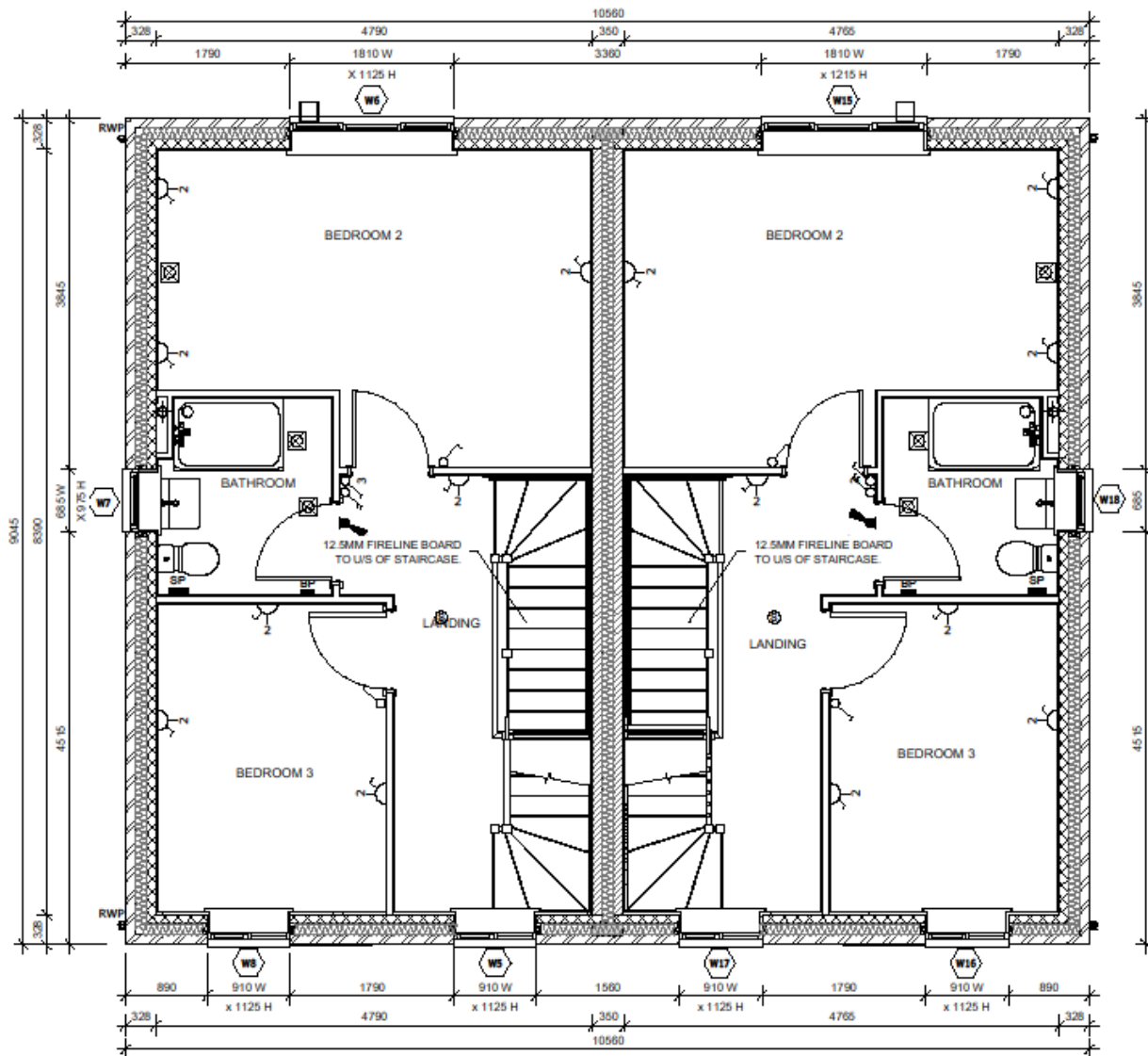
DRAWING ID

Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - PR - 00 - DR - A - 00221 - S1 - P04

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KEY TO ABBREVIATIONS

CL Centre Line
 M.J. Movement Joint
 RWP Rainwater Pipe
 FAF Fan Assisted Flue
 SVP Soil Vent Pipe
 DW Dishwasher
 WM Washing Machine
 F/F Fridge Freezer
 (ES) Emergency Egress Window
 (TG) Toughened Glass Windows & Doors
 (OG) Obscure Glazing
 (Q) Part Q Compliant
 G Gas Meter Box
 E Electric Meter Box
 R/ Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

□ Cavity Barrier

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WALL LEGEND



DENOTES 352.5MM THICK CAVITY WALL:



DENOTES 350MM THICK PARTY WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS



LIFTING HAZARD



RISK OF EXPLOSION



RISK OF FALLING



RISK OF COLLAPSE

PO2	2022-11-10	Updated to show changes to internal layout	JCK	GW
PO1	2022-09-01	Issued for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Priestley M4(2)
Sheffield Road, Chesterfield	

TITLE

First Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	SEPT 2022	1 : 50 @ A3

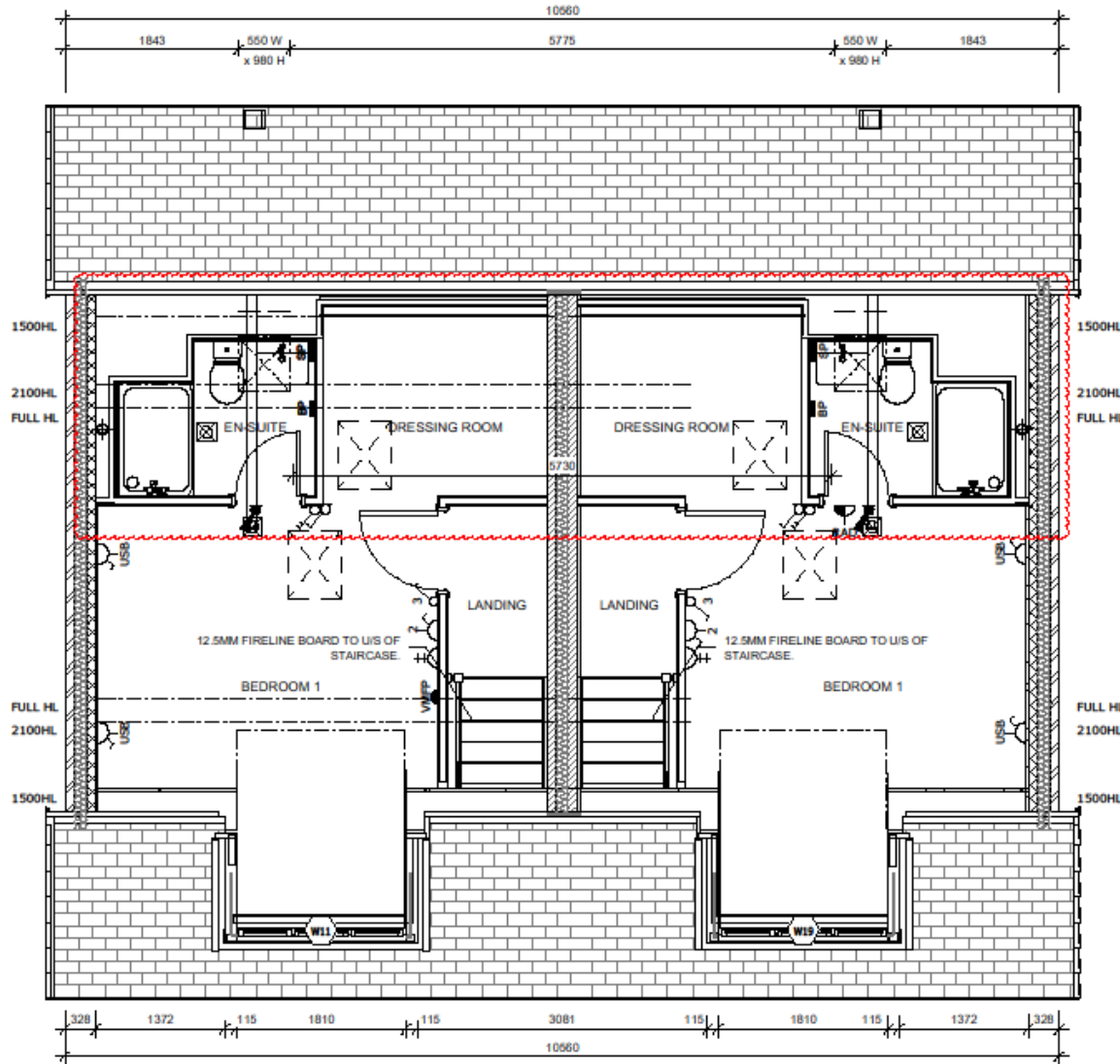
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	PR	01	DR	A	00222	S1	P02

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WINDOW SCHEDULE - SECOND FLOOR				
WINDOW REF	UNIT	ROOM	STANDARD WIDTH	STANDARD HEIGHT
W10	LHS		550	980
W11	LHS	BEDROOM 1	1810	1275
W19	RHS	BEDROOM 1	1810	1275
W20	RHS		550	980

Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule

KEY TO ABBREVIATIONS

- CL Centre Line
- M.J. Movement Joint
- RWP Rainwater Pipe
- FAF Fan Assisted Flue
- SVP Soil Vent Pipe
- D/W Dishwasher
- W/M Washing Machine
- F/F Fridge Freezer
- (ES) Emergency Egress Window
- (TG) Toughened Glass Windows & Doors
- (OG) Obscure Glazing
- (Q) Part Q Compliant
- G Gas Meter Box
- E Electric Meter Box
- R/L Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

Cavity Barrier

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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 350MM THICK PARTY WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

PO3	2022-11-21	Dressing area and en-suite added	JCK	GW
PO2	2022-11-10	Updated to show changes to internal layout	JCK	GW
PO1	2022-09-01	Issued for coordination	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER: Vistry Partnership

PROJECT TITLE: Former Ash Glen Nursery
HOUSE TYPE: Priestly M4(2)
Sheffield Road, Chesterfield

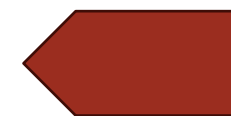
TITLE: Second Floor Block Plan

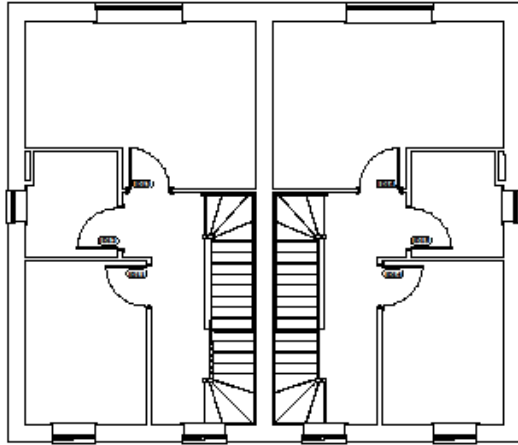
SUITABILITY: Suitable For Coordination

DRAWN / CHECKED: JCK / GW
INITIAL ISSUE DATE: SEPT 2022
SCALE: 1 : 50 @ A3

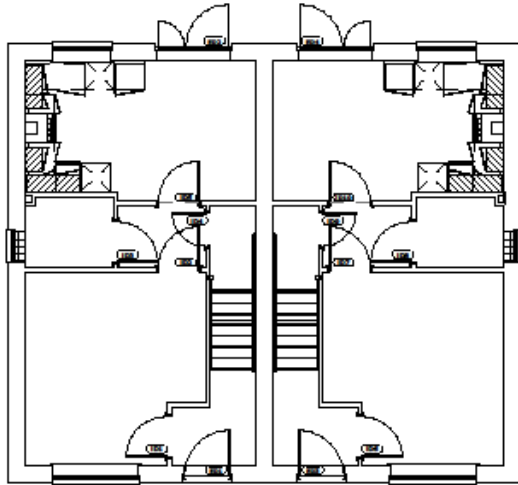
DRAWING ID: 3GP3 - MHA - PR - 02 - DR - A - 00223 - S1 - P03

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FIRST FLOOR PLAN



GROUND FLOOR PLAN

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
		D23				
		ED5				
GF	HALL	ED1	1023	2100	939	2025
GF	KITCHEN / DINING	ED2	1585	2100	875	1950
GF	HALL	ED3	1023	2100	939	2025
GF	KITCHEN / DINING	ED4	1585	2100	875	1950
GF	LIVING ROOM	ID1	920	2040	838	1981
GF	HALL	ID2	920	2040	838	1981
GF	WC	ID3	920	2040	838	1981
GF	CUPBOARD	ID4	768	2040	686	1981
GF	KITCHEN / DINING	ID5	920	2040	838	1981
GF	HALL	ID6	920	2040	838	1981
GF	LIVING ROOM	ID7	920	2040	838	1981
GF	HALL	ID8	920	2040	838	1981
GF	HALL	ID9	768	2040	686	1981
GF	HALL	ID10	920	2040	838	1981
FF	BEDROOM 3	ID11	920	2040	838	1981
FF	BATHROOM	ID12	920	2040	838	1981
FF	BEDROOM 2	ID13	920	2040	838	1981
FF	LANDING	ID14	920	2040	838	1981
FF	LANDING	ID15	920	2040	838	1981
FF	LANDING	ID16	920	2040	838	1981
SF	LANDING	D12	920	2040	838	1981
SF	BEDROOM 1	D21	920	2040	838	1981
SF		HATCH				

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Priestly M4(2)

TITLE

Internal Door Plan and Schedule

SUITABILITY

Review and Comment

DRAWN / CHECKED

JCK / GW

INITIAL ISSUE DATE

Nov 2022

SCALE

1 : 100 @ A3

DRAWING ID

Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - PR - ZZ - DR - A - 00251 - S3 - P01



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HOUSE TYPES

SCOT

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#) ←
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Scot Semi M4(2)

TITLE

Front Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

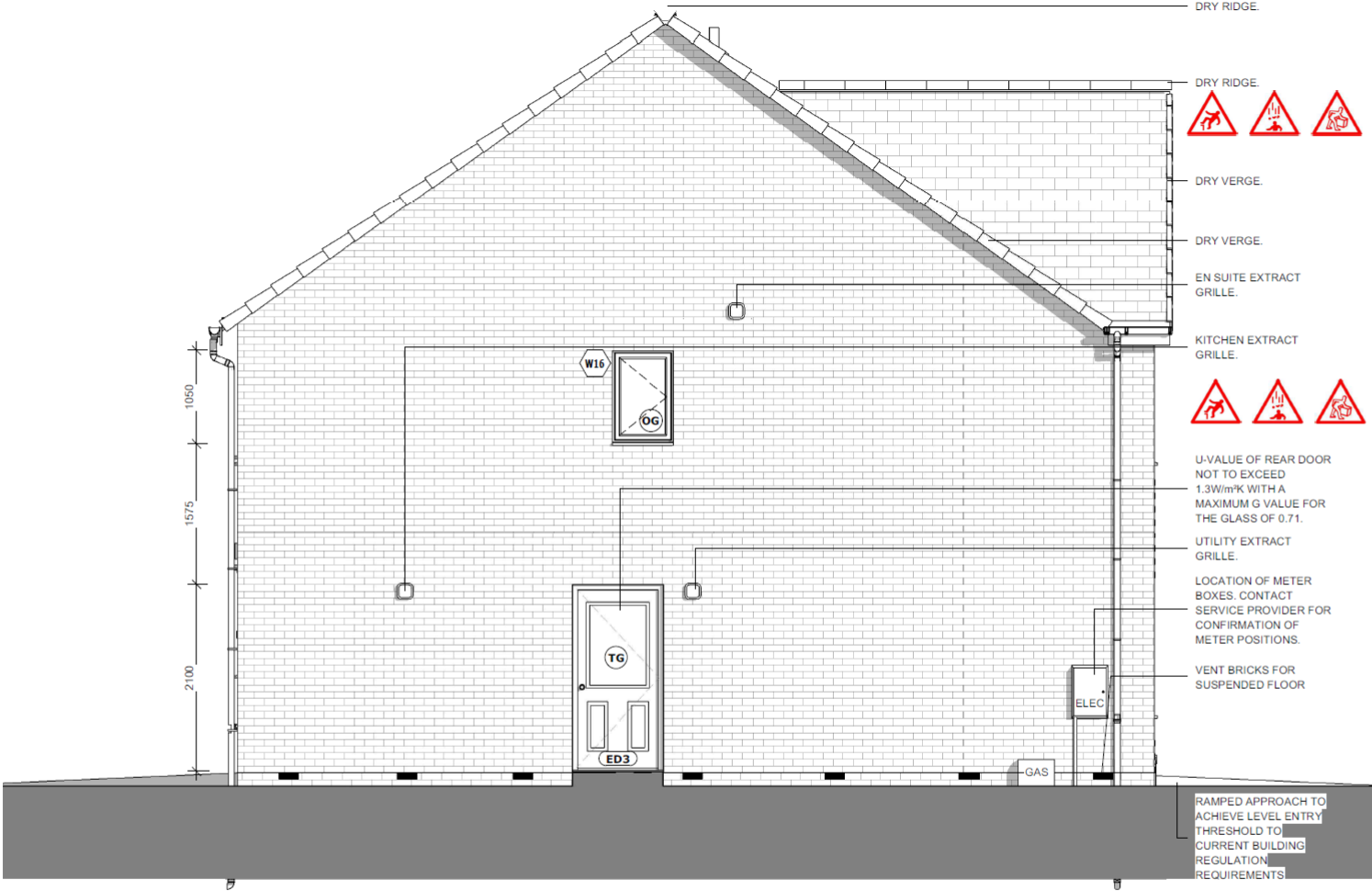
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	ZZ	DR	A	00401	S3	P01

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LEFT ELEVATION

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KEY

- (TG) TOUGHENED GLASS
- (ES) EMERGENCY ESCAPE
- (OG) OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- (LH) LIFTING HAZARD
- (RE) RISK OF EXPLOSION
- (RF) RISK OF FALLING
- (RC) RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Scot Semi M4(2)					
Sheffield Road, Chesterfield								
TITLE								
L.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	ZZ	DR	A	00402	S3	P01



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DRY RIDGE



U-VALUE OF WINDOW CASEMENTS NOT TO EXCEED 1.4W/m²K WITH A MAXIMUM G VALUE FOR THE GLASS OF 0.71.

BALANCED FLUE BOILER EXTRACT TAKEN THROUGH TO EXTERNAL GRILLE ENSURE 300MM MIN. CLEAR DISTANCE FROM ANY OPENING AND BOUNDARY LINE, 150MM MIN. FROM A RWP.

W.C. EXTRACT GRILLE:



DENOTES 178MM THICK SEMI EXPOSED GARAGE WALL:-100MM THICK STANDARD AIRCON CELCON AND 78MM MIN. PIR BOARD

PATIO DOORS AND SIDE SCREENS TO INCORPORATE TOUGHENED GLASS.



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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Scot Semi M4(2)

TITLE

Rear Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	ZZ	DR	A	00403	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Scot Semi M4(2)					
Sheffield Road, Chesterfield								
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- SD	- ZZ	- DR	- A	- 00404	- S3	- P01

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30 X 5MM GALV. M.S. STRAPS TO
SECURE ROOF AT EACH GABLE AT
CEILING AND RAFTER LEVEL
ACROSS MIN. 3 TRUSSES AT MAX.
2000MM CTS.

EQUIVALENT 5,000MM SQ/M RUN
CONTINUOUS VENTILATION TO
RIDGE LINE TO NHBC STANDARDS
7.2.

ROOF MEMBRANE TO BE
LAID OVER TIMBER
RAFTERS IN
ACCORDANCE WITH
MANUFACTURERS
DETAILS. ENSURE THAT
THE UNDERLAY IS CUT
AWAY FROM THE APEX
OF THE ROOF TO ALLOW
5.000MM²/M
CONTINUOUS RIDGE
60 X 100MM PRESSURE
TREATED TIMBER
WALLPLATE ON 10MM
MORTAR BED.

EQUIVALENT 10,000MM
SQ/M RUN CONTINUOUS
VENTILATION TO EAVES.
ROOF INSULATION TO BE
MINERAL WOOL FIBRE
QUILT TO ROOF SPACE.
OVERALL 550MM -
100MM LAID BETWEEN
CEILING JOISTS WITH
450MM INSULATION TO
BE CROSS LAID.

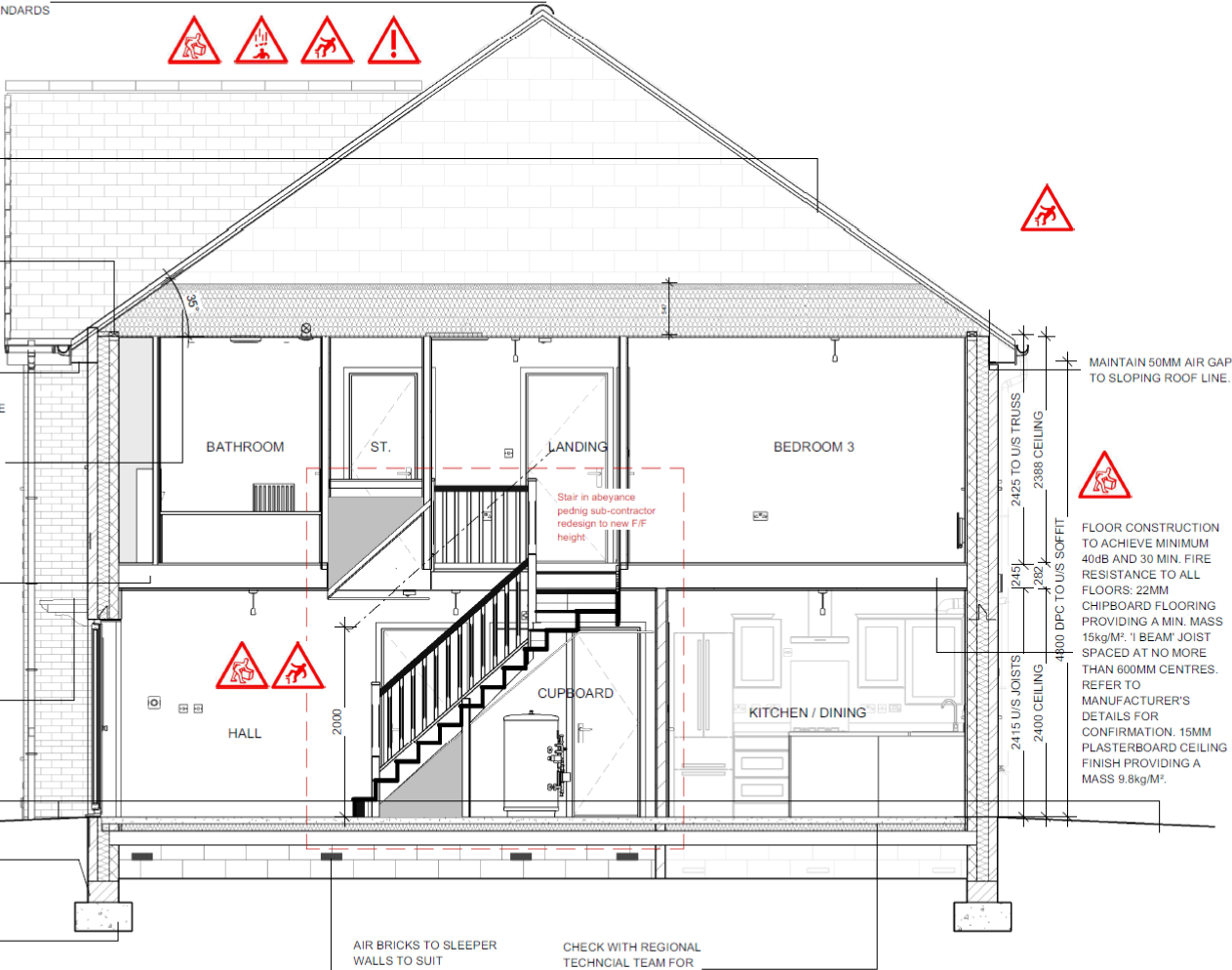
FLOOR JOIST DEPTHS
TBC DEPENDENT ON
SUPPLIER

CODE 4 LEAD FLASHING

RAMPED APPROACH TO
ACHIEVE LEVEL ENTRY
THRESHOLD TO
CURRENT BUILDING
REGULATION
REQUIREMENTS
TRENCH BLOCK

FOUNDATIONS SHOWN
INDICATIVELY ONLY.
REFER TO SITE SPECIFIC
STRUCTURAL
ENGINEERS DESIGN FOR
REQUIREMENTS TO SUIT
GROUND CONDITIONS.

SECTION A-A @ 1:50
1 : 50



AIR BRICKS TO SLEEPER
WALLS TO SUIT
UNDERFLOOR
VENTILATION
REQUIREMENTS.

CHECK WITH REGIONAL
TECHNICAL TEAM FOR
GROUND FLOOR SLAB
CONSTRUCTION.

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RISKS FOR BUILDING ELEMENTS:

Stair Opening:-
Risk of falling, appropriate safety gear and method of access to be used.
Roof:-
Risk of falling, appropriate safety gear and method of access to be used.
Risk of collapse from roof trusses.
Windows:-
Risk of falling from window opening, appropriate safety measures to be implemented.
Lifting hazard of lintels and windows, appropriate lifting equipment to be used.
Risk of access obstruction from ground floor bay windows to elements at higher levels, suitable method of access to be used.
Walls:-
Risk of wall collapse, suitable propping to be used where required.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

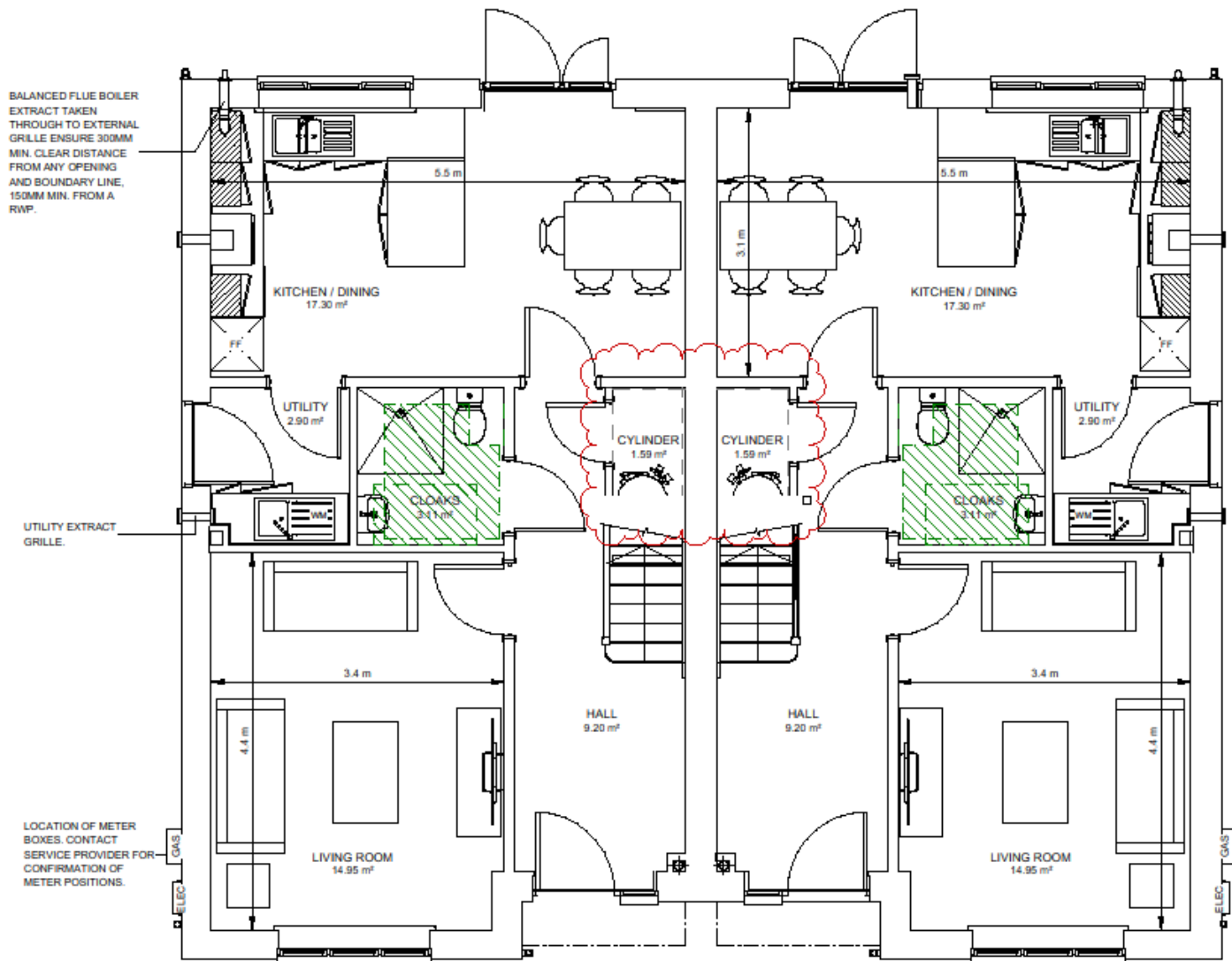
Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Scot Semi M4(2)	
Sheffield Road, Chesterfield				
TITLE				
Section A-A				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Oct 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	SD	ZZ	DR
Role		Number	Status	Revision
A		00304	S3	P01





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DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

 Hatch indicates AD Part M clear zones

P04	2022-11-21	Cylinder locations identified	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Scot Semi M4(2)

TITLE

Ground Floor GA Plan

SUITABILITY

Suitable For Information

DRAWN / CHECKED

GW / JCK

INITIAL ISSUE DATE

SEPT 2022

SCALE

As indicated @ A3

DRAWING ID

Project: 3GP3 - MHA - SD - 00 - DR - A - 00201 - S2 - P04

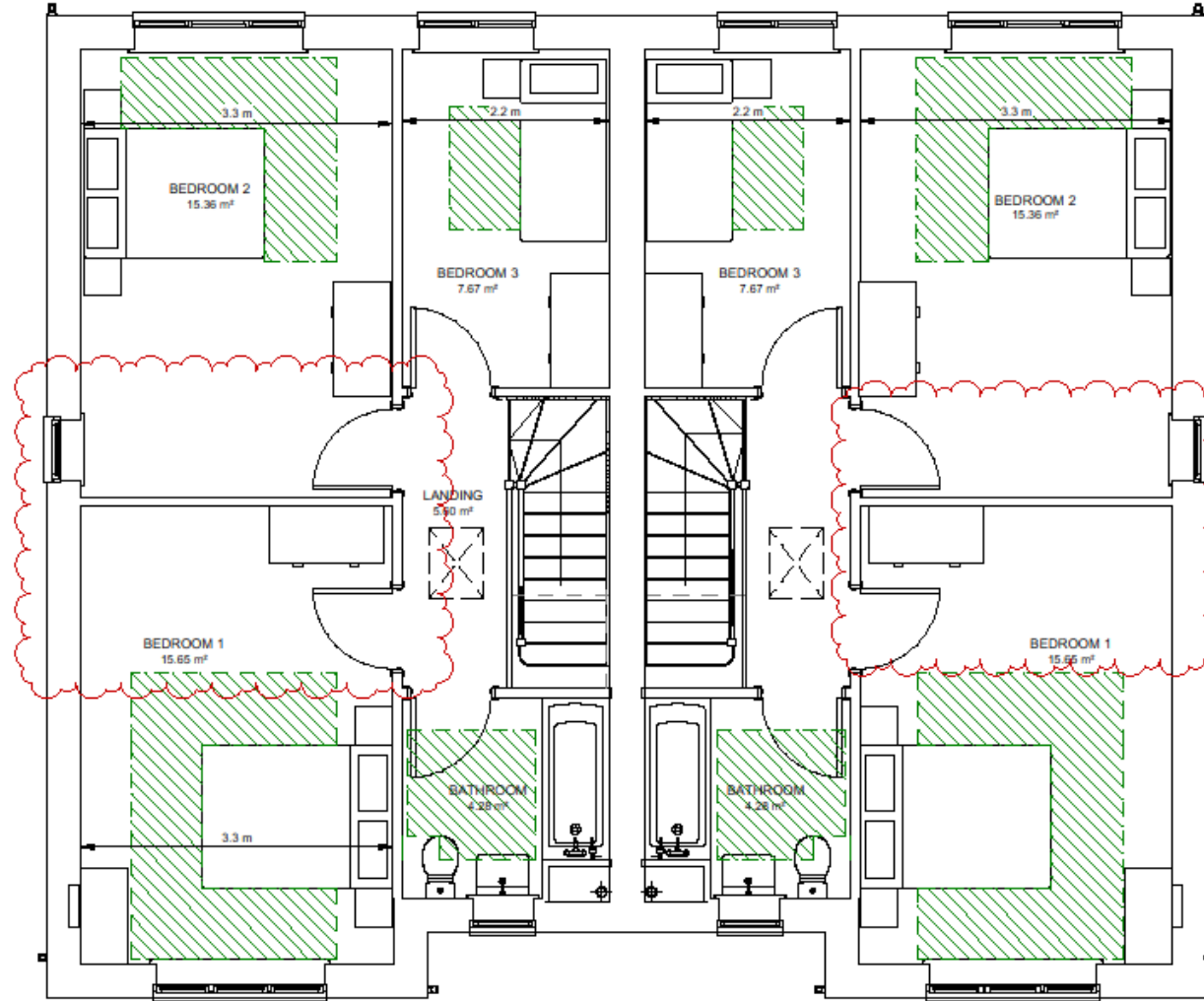

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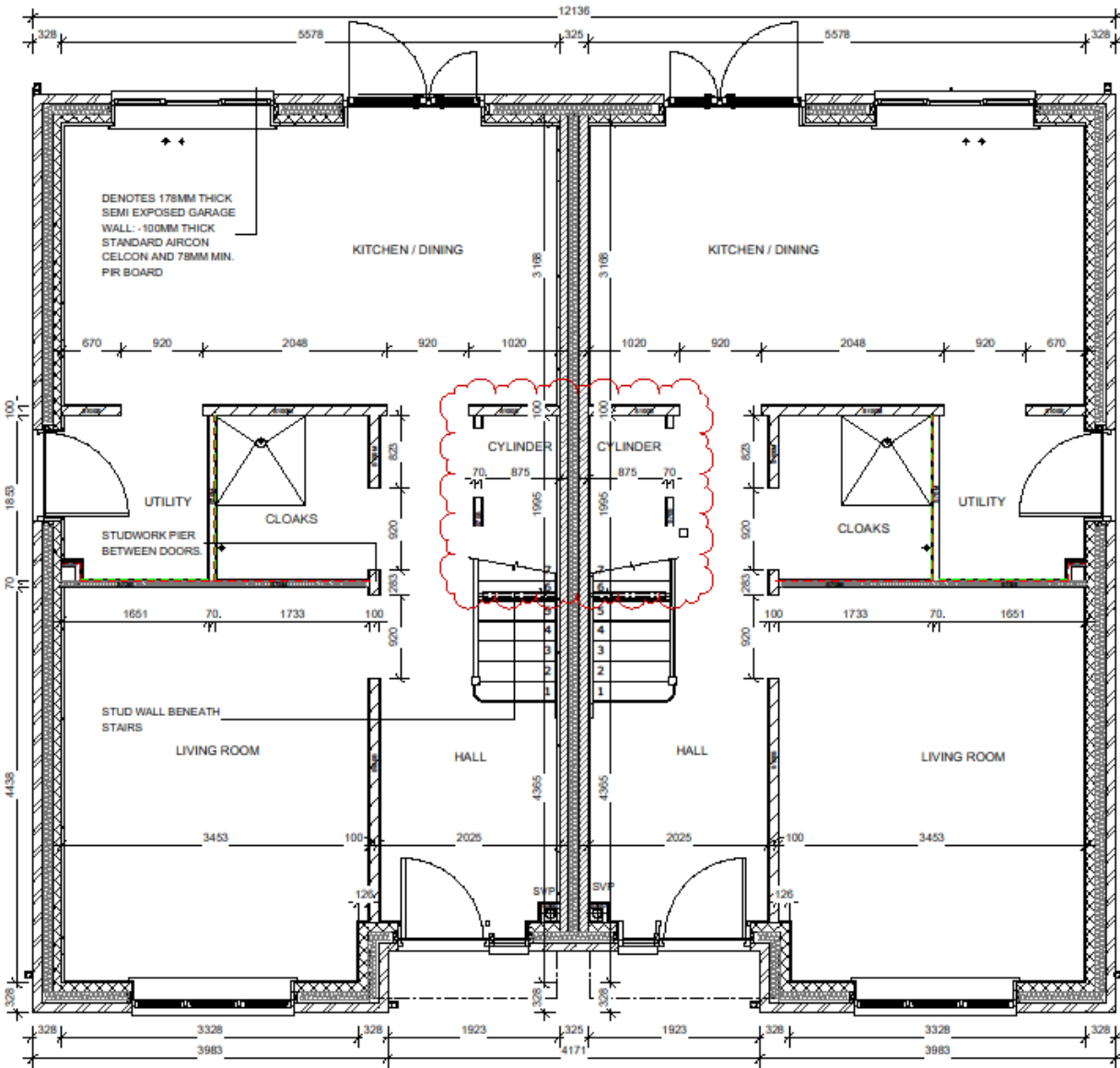
 Hatch indicates AD Part M
 clear zones



P04	2022-11-21	En-suite removed	JCK	GW
P03	2022-11-10	Updated bath orientation, Part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT Vistry Partnership									
PROJECT TITLE Former Ash Glen Nursery Sheffield Road, Chesterfield						HOUSETYPE Scot Semi M4(2)			
TITLE First Floor GA Plan									
SUITABILITY Suitable For Information									
DRAWN / CHECKED GW / JCK				INITIAL ISSUE DATE SEPT 2022			SCALE As indicated @ A3		
DRAWING ID									
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision	
3GP3	- MHA	- SD	- 01	- DR	- A	- 00202	- S2	- P04	





GROUND FLOOR

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- S100** - Standard partition
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skim finish.
- S105** - Standard partition with insulation
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skim finish.
- S106** - Partition to wet area
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard
to bathroom/ensuite/WC side with skim
finish.
- S107** - Partition to wet area with insulation
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud with 70mm lower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skim finish.
- S100S** - Loadbearing partition
12.5mm Standard wallboard on data with
skim finish,
100mm loadbearing partition wall to SE
design and specification,
12.5mm Standard wallboard on data with
skim finish.
- S100L** - Boring to services
Two layers of 12.5mm Standard wallboard
with skim finish,
nom. 50mm metal stud.
- PIR100** - Internal garage wall
38mm Gyrothermalex PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE
design and specification,
To achieve min. 30mins EI fire resistance.

- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on data with skim finish,
100mm loadbearing partition wall to SE design and specification
15mm Gyproc moisture resistant wallboard on data to
bathroom/ensuite/WC side with skim finish.
- S100E** - Fire rated standard partition
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skim finish,
To achieve min. 30mins EI fire resistance. All service penetrations to be
sealed with intumescent sealer, fire rated backing boxes used to
switches/sockets, and all joints taped and skimmed.
- S100M** - Fire rated partition to wet area
12.5mm Standard wallboard with skim finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to bathroom/ensuite/WC
side with skim finish,
To achieve min. 30mins EI fire resistance. All service penetrations to be
sealed with intumescent sealer, fire rated backing boxes used to
switches/sockets, and all joints taped and skimmed.
- S10** - Single sided partition.
12.5mm Standard wallboard with skim finish to one side only,
nom. 70mm metal stud.
- MM50** - Boring to services
Two layers of 12.5mm Moisture wallboard with skim finish,
nom. 50mm metal stud.

Partners 18mm plywood for heavy fixings, applied to face of wall where
required across entire height/length, inside of C stud when only used in
small sections
Double layer of plasterboard, with C studs set at 400mm centres to
spaces with ceramic tiles.

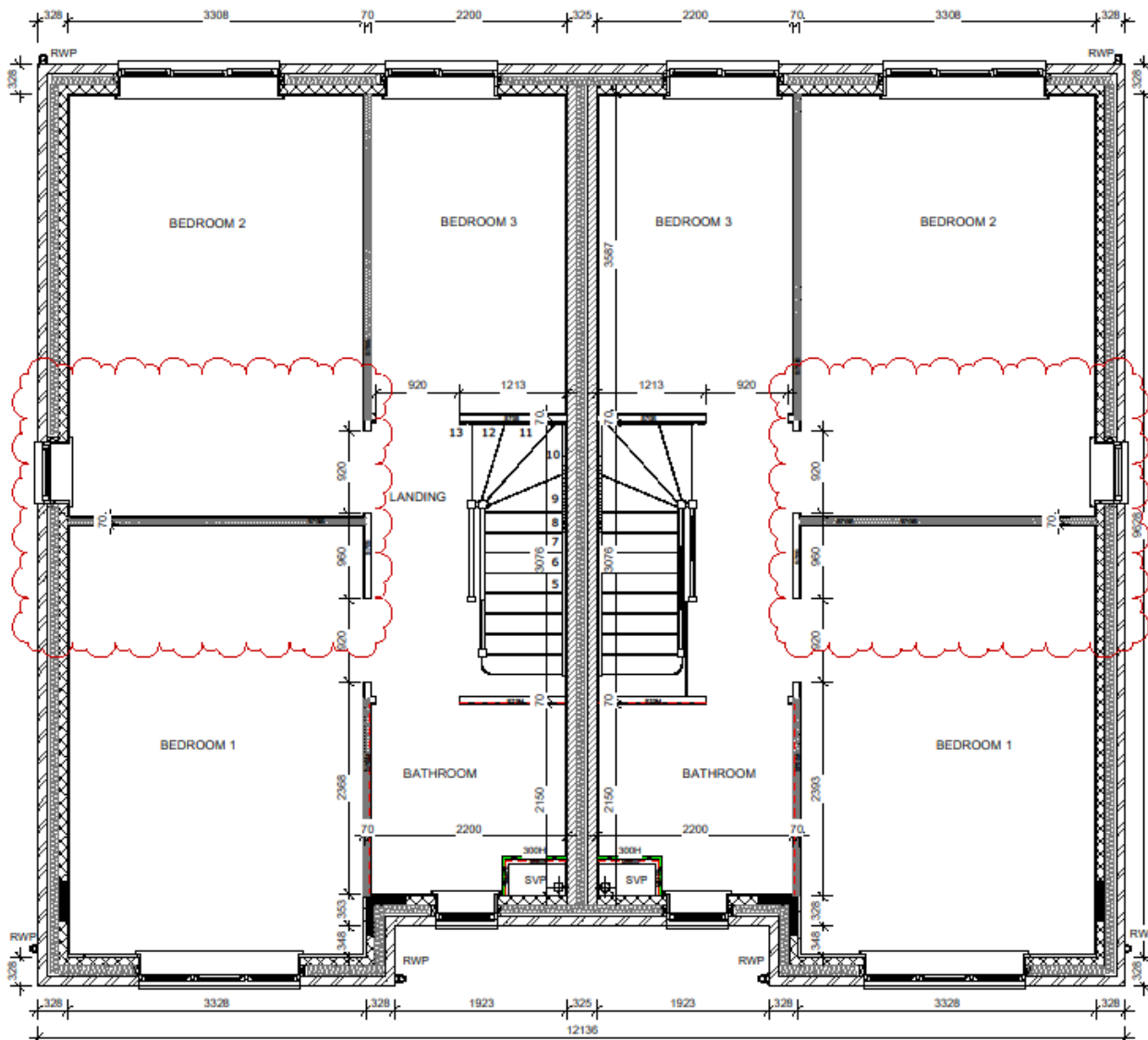
- S = 12.5mm Standard wallboard with skim
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/ensuite/WC side with
skim finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm lower Acoustic Partition Roll
APR1200 insulation between studs
T = 18mm OSB partboard to metal stud
PIR = 38mm Gyrothermalex PIR (12.5+
25.5mm)
F = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skimmed.
- 300H Partness Heights (when full
height partness isn't required)
600H
1200H
- SE to confirm additional requirements for load
bearing and ceiling

REV	DATE	DESCRIPTION	DRN	CHK
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
P03	2021-11-21	Partition partness thickness updated, cylinder location identified	JCK	GW

Vistry Partnership	
PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot Semi M4(2)
Sheffield Road, Chesterfield	
TITLE	
Ground Floor Plan - Metal Stud Setting Out	

SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE				SCALE		
JCK / GW		Oct 2022				1 : 50 @ A3		
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA -	SD	00	DR	- A -	00203	- S3 -	P03





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S705 - Standard partition 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 12.5mm Standard wallboard with skin finish.	S100M - Loadbearing partition to wet area 12.5mm Standard wallboard on dabs with skin finish 100mm loadbearing partition wall to SE design and specification 15mm Gyproc moisture resistant wallboard on dabs to bathroom/ensuite/WC side with skin finish
S706 - Standard partition with insulation 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud with 70mm lower Acoustic Partition Roll APR1200 insulation between studs, 12.5mm Standard wallboard with skin finish.	S706F - Fire rated standard partition 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 12.5mm Standard wallboard with skin finish, To achieve min. 30mins EI fire resistance. All service penetrations to be sealed with intumescent sealer, fire rated backing boxes used to switches/sockets, and all joints taped and skinned.
S70M - Partition to wet area 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 15mm Gyproc moisture resistant wallboard to bathroom/ensuite/WC side with skin finish.	S70MF - Fire rated partition to wet area 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud, 15mm Gyproc moisture resistant wallboard to bathroom/ensuite/WC side with skin finish, To achieve min. 30mins EI fire resistance. All service penetrations to be sealed with intumescent sealer, fire rated backing boxes used to switches/sockets, and all joints taped and skinned.
S70M - Partition to wet area with insulation 12.5mm Standard wallboard with skin finish, nom. 70mm metal stud with 70mm lower Acoustic Partition Roll APR1200 insulation between studs, 12.5mm Standard wallboard with skin finish.	S70 - Single sided partition. 12.5mm Standard wallboard with skin finish to one side only, nom. 70mm metal stud.
S100S - Loadbearing partition 12.5mm Standard wallboard on dabs with skin finish, 100mm loadbearing partition wall to SE design and specification, 12.5mm Standard wallboard on dabs with skin finish.	MMS6 - Boxing to services Two layers of 12.5mm Moisture wallboard with skin finish, nom. 50mm metal stud.
S66S - Boxing to services Two layers of 12.5mm Standard wallboard with skin finish, nom. 50mm metal stud.	P1800 - Internal garage wall 30mm Gyproc thermal PR (12.5+25.5mm), 100mm loadbearing partition wall to SE design and specification, To achieve min. 30mins EI fire resistance.
P18100F - Internal garage wall 30mm Gyproc thermal PR (12.5+25.5mm), 100mm loadbearing partition wall to SE design and specification, To achieve min. 30mins EI fire resistance.	SE = 12.5mm Standard wallboard with skin finish M = 15mm Gyproc moisture resistant wallboard to bathroom/ensuite/WC side with skin finish 50 = nom. 50mm metal stud 70 = nom. 70mm metal stud 100 = 100mm loadbearing partition wall to SE design and specification i = 70mm lower Acoustic Partition Roll APR1200 insulation between studs T = 18mm OSB patress to metal stud PR = 30mm Gyproc thermal PR (12.5+25.5mm) f = Partition to achieve min. 30mins EI fire resistance, or REI where the wall is loadbearing. All service penetrations to be sealed with intumescent sealer, fire rated backing boxes used to switches/sockets, and all joints taped and skinned.
300H Patress Heights (when full height patress isn't required) 600H 1200H	SE to confirm additional requirements for load bearing and necking

P03	2022-11-21	Ensuite removed, partitions patress thickness updated	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Scot Semi M4(2)	
Sheffield Road, Chesterfield				
TITLE				
First Floor Plan - Metal Stud Setting Out				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Oct 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	SD	00	DR - A
Number	Status	Revision		
00204	S3	P03		

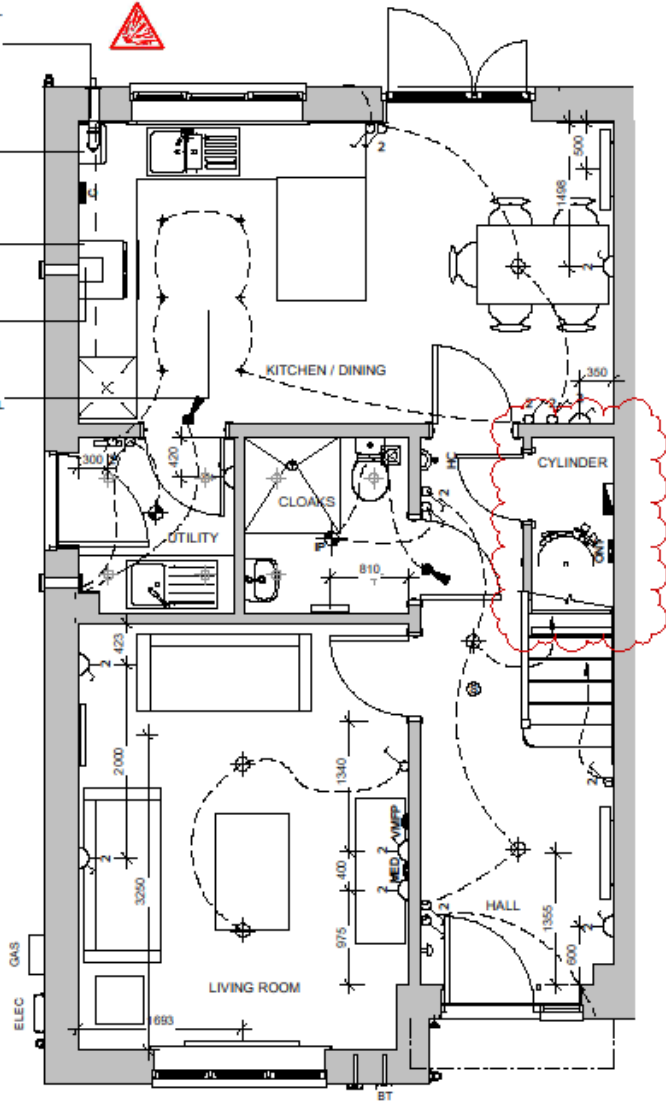
LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
EXTERNAL LIGHT WIRING ONLY, TAIL CENTRE 1650MM ABOVE FFL	
DOWNLIGHTS	
LED STRIP LIGHTING WITH ADDITIONAL LIGHT SWITCH GANG (CUSTOMER UPGRADE)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
OPTICAL NETWORK TERMINATION (ONT) POSITION (SEEM BELOW).	
MULTIMEDIA PLATE (SEE BELOW).	
CONSUMER UNIT, 1350-1450 ABOVE FFL TO CENTRE OF SWITCHES	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT	
WALL MOUNTED CARBON MONOXIDE DETECTOR	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
DOWNLIGHTS (CUSTOMER UPGRADE)	

BALANCED FLUE BOILER
EXTRACT TAKEN
THROUGH TO EXTERNAL
GRILLE ENSURE 300MM
MIN. CLEAR DISTANCE
FROM ANY OPENING
AND BOUNDARY LINE.
150MM MIN. FROM A
RWP.

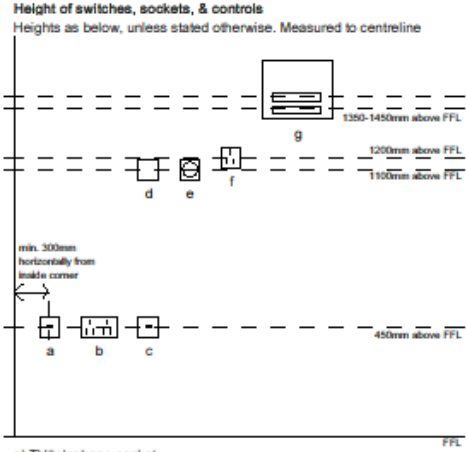
GAS POINT WITH
SUITABLE GAS
COCK/VALVE REQUIRED
TO SUPPLY BOILER.

GAS POINT WITH
SUITABLE GAS
COCK/VALVE REQUIRED
TO SUPPLY HOB.
COOKER HOOD
EXTRACT FAN TO BE
TAKEN THROUGH THE
WALL TO AN EXTERNAL
GRILLE.

REFER TO KITCHEN
LAYOUT DRAWING FOR
CLARITY TO ELECTRICAL
LAYOUT



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- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder locations identified	JCK	GW
P01	2022-11-19	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER: Vistry Partnership

PROJECT TITLE: Former Ash Glen Nursery
HOUSETYPE: Scot Semi M4(2)
Sheffield Road, Chesterfield

TITLE: Ground Floor Electrical Plan RH

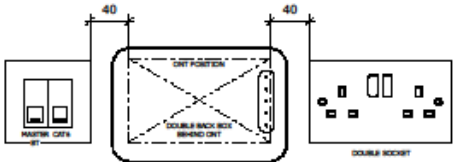
SUITABILITY: Review and Comment

DRAWN / CHECKED: JCK / GW
INITIAL ISSUE DATE: Nov 2022
SCALE: As indicated @ A3

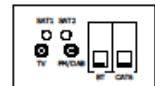
DRAWING ID: 3GP3 - MHA - SD - 00 - DR - A - 00501 - S3 - P02

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OPENREACH ONT ARRANGEMENT:

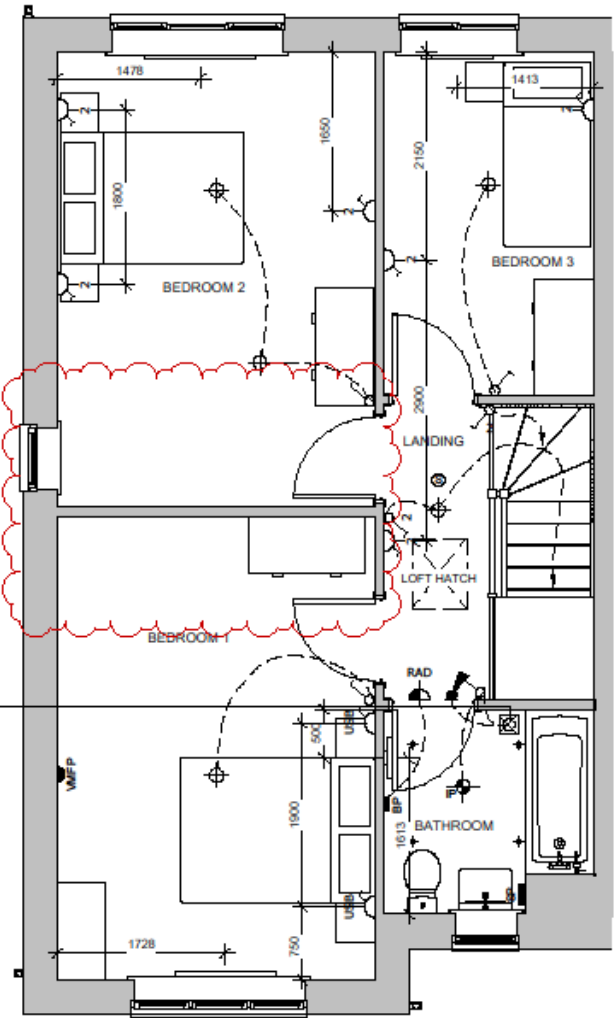


MULTIMEDIA PLATE:

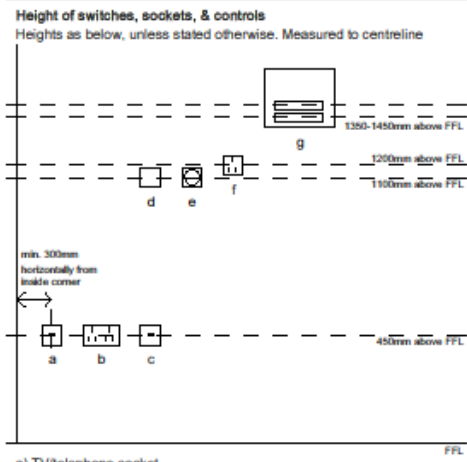


LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
DOWNLIGHTS (CUSTOMER UPGRADE)	
SHAVER POINT	
BLANKING PLATE (FOR TOWEL RADIATOR)	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
TV OUTLET	
CEILING-MOUNTED MECHANICAL EXTRACT.	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	

CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH
CEILING VOID TO
EXTERNAL GRILLE.



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- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	En-suite removed	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSE TYPE
Scot Semi M4(2)

TITLE
First Floor Electrical Plan LH

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Nov 2022

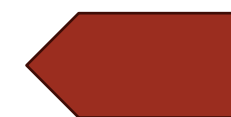
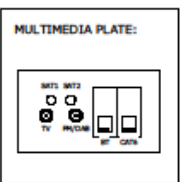
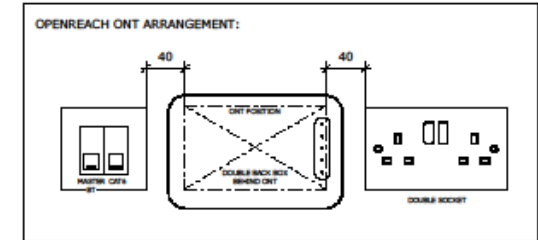
SCALE
As indicated @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	01	DR	A	00502	S3	P02

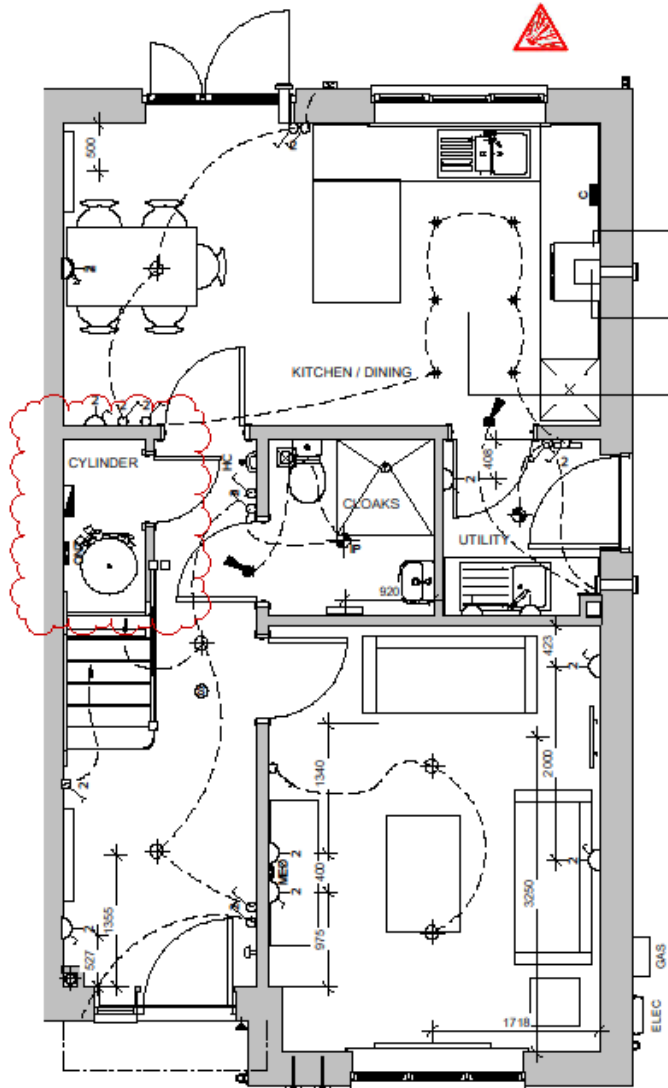
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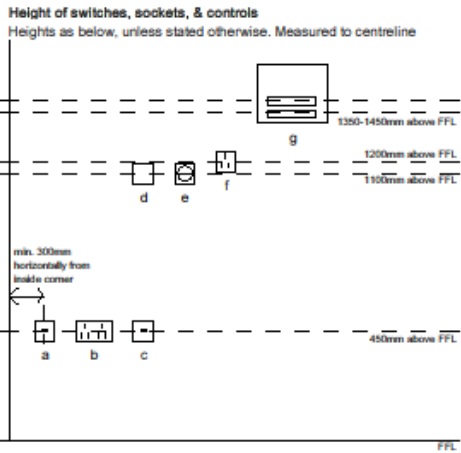
LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
FAN ISOLATOR SWITCH	
FUSED SWITCH (FOR TOWEL RADIATOR)	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
IP PROPRIETARY LIGHT FITTING. REFER TO SPECIFICATION	
EXTERNAL LIGHT WIRING ONLY, TAIL CENTRE 1650MM ABOVE FFL	
DOWNLIGHTS	
LED STRIP LIGHTING WITH ADDITIONAL LIGHT SWITCH GANG (CUSTOMER UPGRADE)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
13A SWITCHED DOUBLE SOCKET WITH USB	
OPTICAL NETWORK TERMINATION (ONT) POSITION (SEEM BELOW).	
MULTIMEDIA PLATE (SEE BELOW).	
CONSUMER UNIT, 1350-1450 ABOVE FFL TO CENTRE OF SWITCHES	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT	
WALL MOUNTED CARBON MONOXIDE DETECTOR	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1650MM ABOVE FFL	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
DOWNLIGHTS (CUSTOMER UPGRADE)	



GAS POINT WITH SUITABLE GAS COCK/VALVE REQUIRED TO SUPPLY HOB.

COOKER HOOD EXTRACT FAN TO BE TAKEN THROUGH THE WALL TO AN EXTERNAL GRILLE. REFER TO KITCHEN LAYOUT DRAWING FOR CLARITY TO ELECTRICAL LAYOUT

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- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder locations identified	JCK	GW
P01	2022-11-19	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Scot Semi M4(2)

TITLE
Ground Floor Electrical Plan RH

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Nov 2022

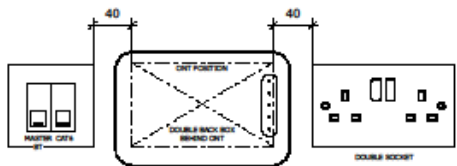
SCALE
As indicated @ A3

DRAWING ID
3GP3 - MHA - SD - 00 - DR - A - 00503 - S3 - P02

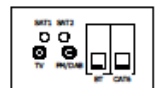
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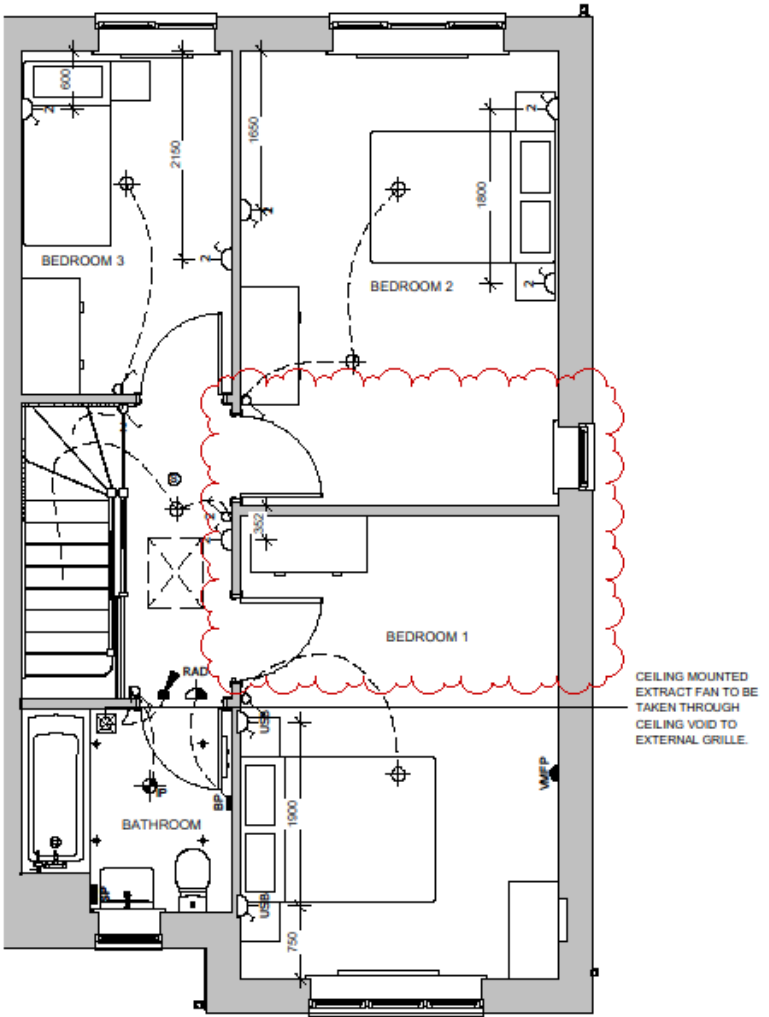
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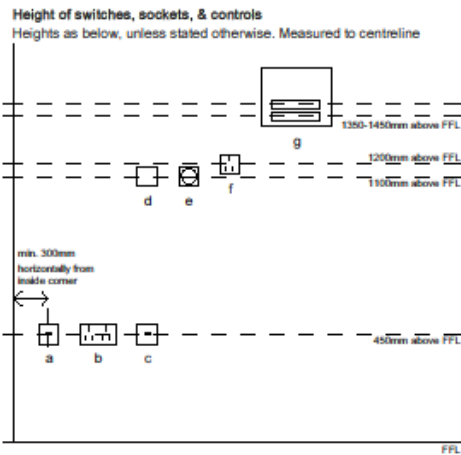
MULTIMEDIA PLATE:



LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
GAS / ELECTRIC METERS	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
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VIRGIN MEDIA FACEPLATE (OPTIONAL)	



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P02	2022-11-21	En-suite removed	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Scot Semi M4(2)

TITLE
First Floor Electrical Plan RH

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Nov 2022

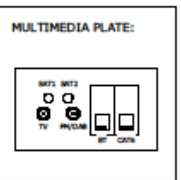
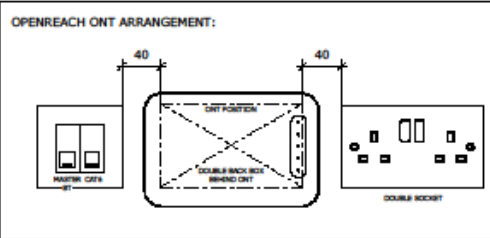
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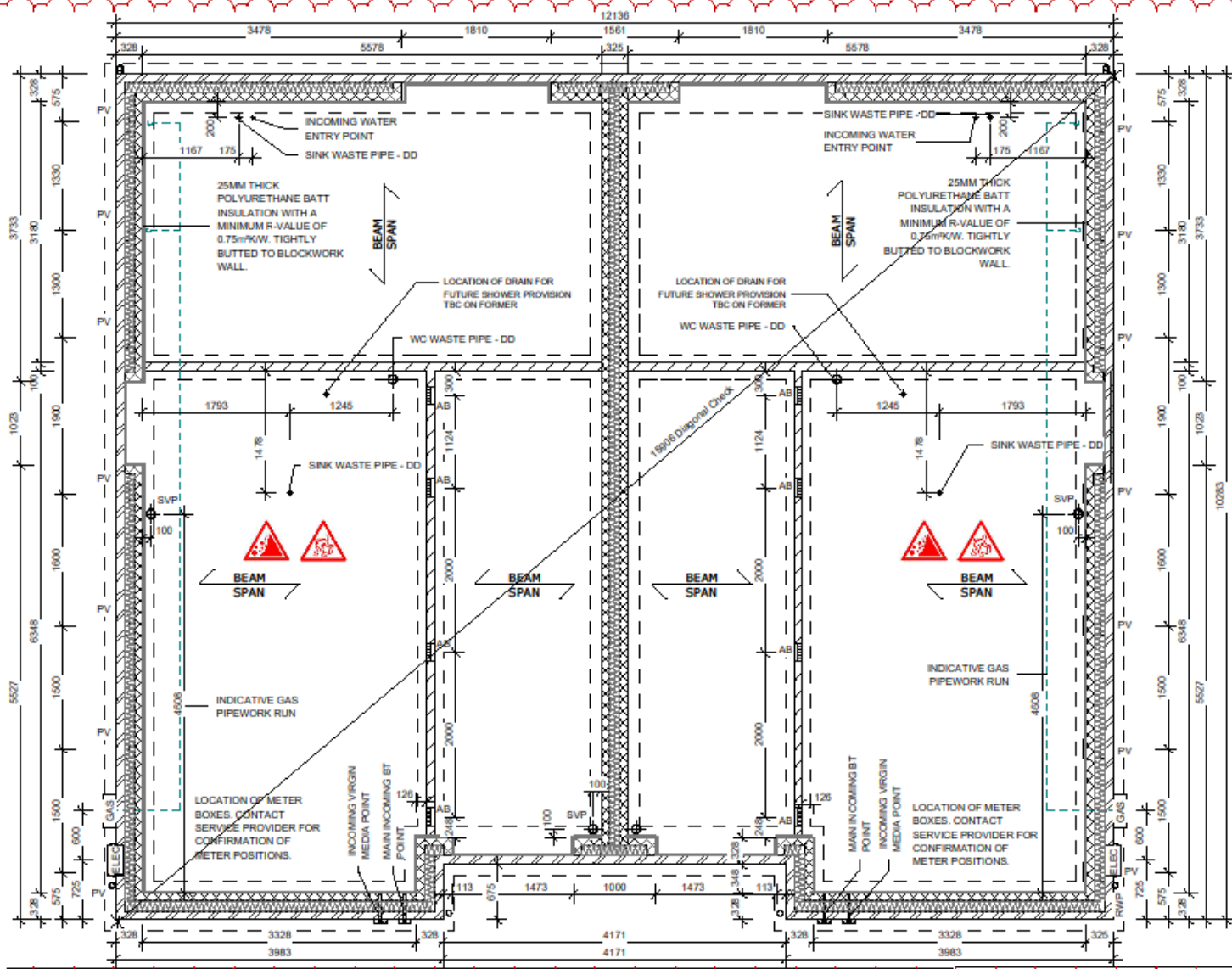
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	01	DR	A	00504	S3	P02

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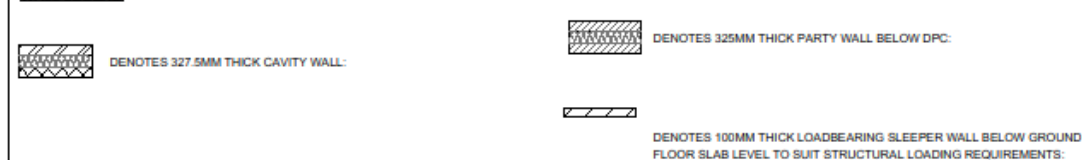
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WALL LEGEND



RISKS FOR BUILDING ELEMENTS

Risk of falling down cavity opening, appropriate safety measures to be implemented.
Lifting hazard of ground floor beams, appropriate lifting equipment to be used.

TEMPORARY WORKS

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS



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NOTES

- All masonry below DPC to be in accordance with BS EN 771.
- Brickwork to be durability designations F2, S2 to BS EN 998-2:2016.
- Specification for mortar for masonry, Part 2: Masonry mortar.
- All sub-structure blockwork to be in accordance with BS EN 1996-2:2006.
- Eurocode 6 - Design of masonry structures - Part 2: Design considerations, selection of materials and execution of masonry and NHC technical standards.
- Minimum requirements of blockwork to not be less than 1500kg/m² or 7.3N/mm².
- Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.
- For details of suspended floor see structural engineers design / specialist design.
- Refer to structural engineers drawing for foundation information. Provide underground ducts as required for water, electric & gas services.
- Foundation widths / type are indicative only. Refer to Structural Engineers foundation design for detailed information.
- All substructure lintels to be 100 x 75mm pre-stressed concrete lintels. Location to be co-ordinated with individual plot drainage.
- Substructure blockwork to be Plasmap Agite Ultima. Refer to Structural Engineer's foundation design for detailed information.
- NHC standards state: Chapter 5.2.10 (b) Ventilation under floor voids -
 - Voids should be ventilated by openings providing not less than 1500mm² per metre run of external wall or 500mm² per m² of floor area, which ever gives the greater opening area.
 - Ventilation openings should be provided on at least two opposite sides where this is not possible, effective cross-ventilation from opposite sides should be provided by a combination of opening and air ducts.
 - Ventilators should be spaced at not more than 2m centres and within 450mm of each end of any wall.

LEGEND

DD DIRECT TO DRAIN CONNECTION SVP SOIL VENT PIPE
PV PERISCOPIC CAVITY WALL VENTS AB AIR BRICKS

Note: For Rainwater downpipe locations, refer to plot specific drawings.

P03	2022-11-08	Updated to show changes to internal layout	JCK	GW
P02	2022-10-28	WC drain location amended	JCK	GW
P01	2022-09-01	Initial issue for coordination	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSE TYPE

Scot Semi M4(2)

TITLE

Beam and EPS Foundation Plan

SUITABILITY

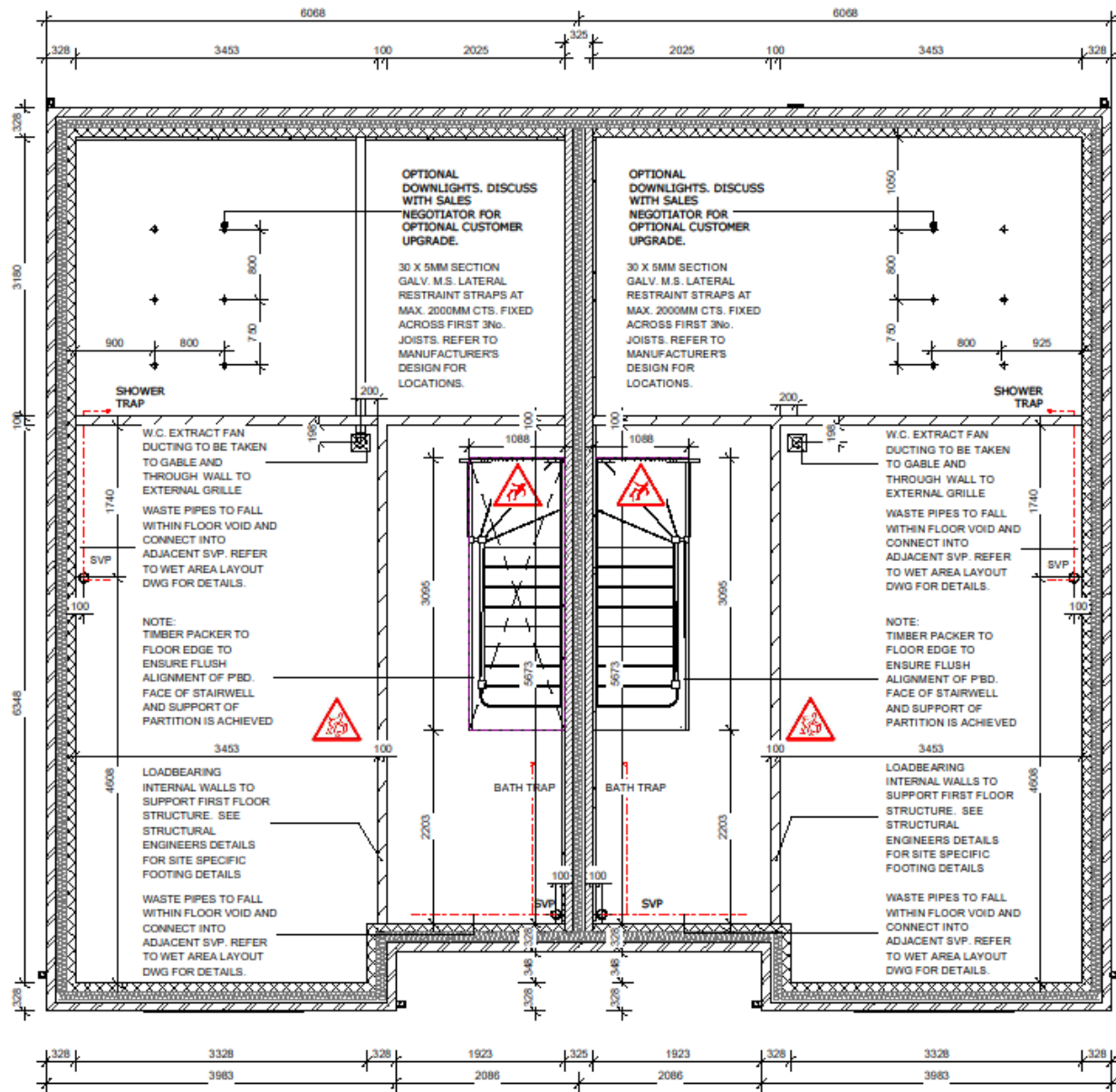
Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE						
JCK / GW	SEPT 2022	1 : 50 @ A3						
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- SD	- FN	- DR	- A	- 00102	- S1	- P03



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NOTES

LAYOUT SHOWN IS INDICATIVE ONLY. PLEASE REFER TO SPECIALIST FABRICATOR'S DRAWINGS FOR FULL DESIGN AND DETAILS.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineer's designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Scot Semi M4(2)

TITLE
F.F. Indicative Joist Layout

SUITABILITY
Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	JL	DR	A		00301	S3	P01

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SOFFIT BOARD

DRAUGHT PROOFED
AND INSULATED LOFT
ACCESS HATCH.

DOWNLIGHTS
(CUSTOMER UPGRADE)

CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH
CEILING VOID TO
EXTERNAL GRILLE.

SVP'S WITHIN ROOF
SPACE TO CRANK
AROUND ANY TRUSS
CLASHES AS REQUIRED

CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH
CEILING VOID TO
EXTERNAL GRILLE.

SVP'S WITHIN ROOF
SPACE TO CRANK
AROUND ANY TRUSS
CLASHES AS REQUIRED

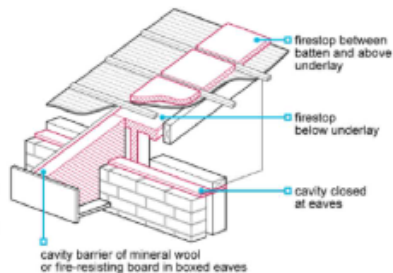
DOWNLIGHTS
(CUSTOMER UPGRADE)

47 X 100MM PRESSURE
TREATED TIMBER
WALLPLATE ON 10MM
MORTAR BED.

PARTY WALL TAKEN UP
TO UNDERSIDE OF
ROOFING FELT AND FIRE
STOPPED WITH MINIMUM
50MM REINFORCED
MINERAL WOOL

SOFFIT BOARD

ROOF PLAN



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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF
EXPLOSION



RISK OF FALLING



RISK OF
COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Scot Semi M4(2)

TITLE

Roof Plan

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

DRAWING ID

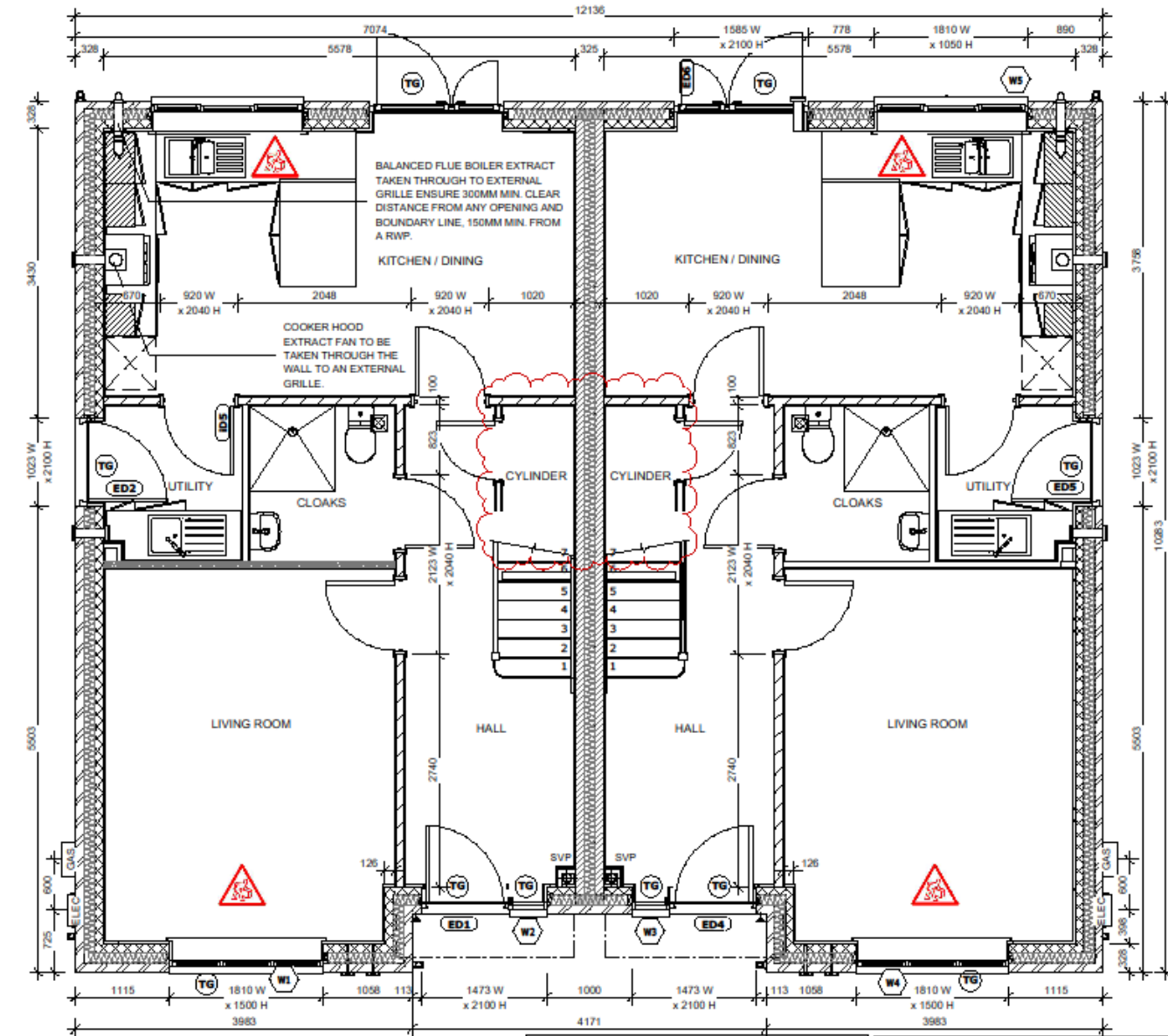
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	RP	DR	A	00303	S3	P01

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RISKS FOR BUILDING ELEMENTS:	TEMPORARY WORKS:	KEY OF SYMBOLS:		
Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.	Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.	LIFTING HAZARD	RISK OF FALLING	
		RISK OF EXPLOSION	RISK OF COLLAPSE	

EXTERNAL DOOR SCHEDULE					
DOOR REF.	UNIT	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH HEIGHT
ED1	LHS	HALL	1023	2100	919 2025
ED2	LHS	UTILITY	1023	2100	939 2025
ED3	LHS	KITCHEN / DINING	1585	2100	875 1950
ED4	RHS	HALL	1023	2100	919 2025
ED5	RHS	UTILITY	1023	2100	939 2025
ED6	RHS	KITCHEN / DINING	1585	2100	875 1950

WINDOW SCHEDULE - GROUND FLOOR					
REF.	UNIT	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W1	LHS	LIVING ROOM	1810	1500	10000
W2	LHS	HALL	450	2100	
W3	RHS	HALL	450	2100	
W4	RHS	LIVING ROOM	1810	1500	10000
W5	RHS	KITCHEN / DINING	1810	1050	10000
W17	LHS	KITCHEN / DINING	1810	1050	10000

Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule

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WALL LEGEND

- DENOTES 352.5MM THICK CAVITY WALL:
- DENOTES 350MM THICK PARTY WALL:
- DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

KEY TO ABBREVIATIONS		(TG)	Toughened Glass Windows & Doors
CL	Centre Line	(OG)	Obscure Glazing
M.J.	Movement Joint	(G)	Part G Compliant
RWP	Rainwater Pipe	G	Gas Meter Box
FAF	Fan Assisted Flue	E	Electric Meter Box
SVP	Soil Vent Pipe	R/	Part L Compliant Insulated
D/W	Dishwasher		Roof Access Hatch to Have Minimum 520mm Opening in Each Direction
W/M	Washing Machine		
F/F	Fridge Freezer		
(ES)	Emergency Egress Window		

PO4	2022-11-21	Cylinder locations identified	JCK	GW
PO3	2022-11-10	Updated external rear door locations	JCK	GW
PO2	2022-10-28	Rear door opening amended	JCK	GW
PO1	2022-09-01	Initial issue for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CURTAIN
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Scot Semi M4(2)

TITLE
Ground Floor Block Plan

SUITABILITY
Suitable For Coordination

DRAWN / CHECKED
GW / JH

INITIAL ISSUE DATE
SEPT 2022

SCALE
1 : 50 @ A3

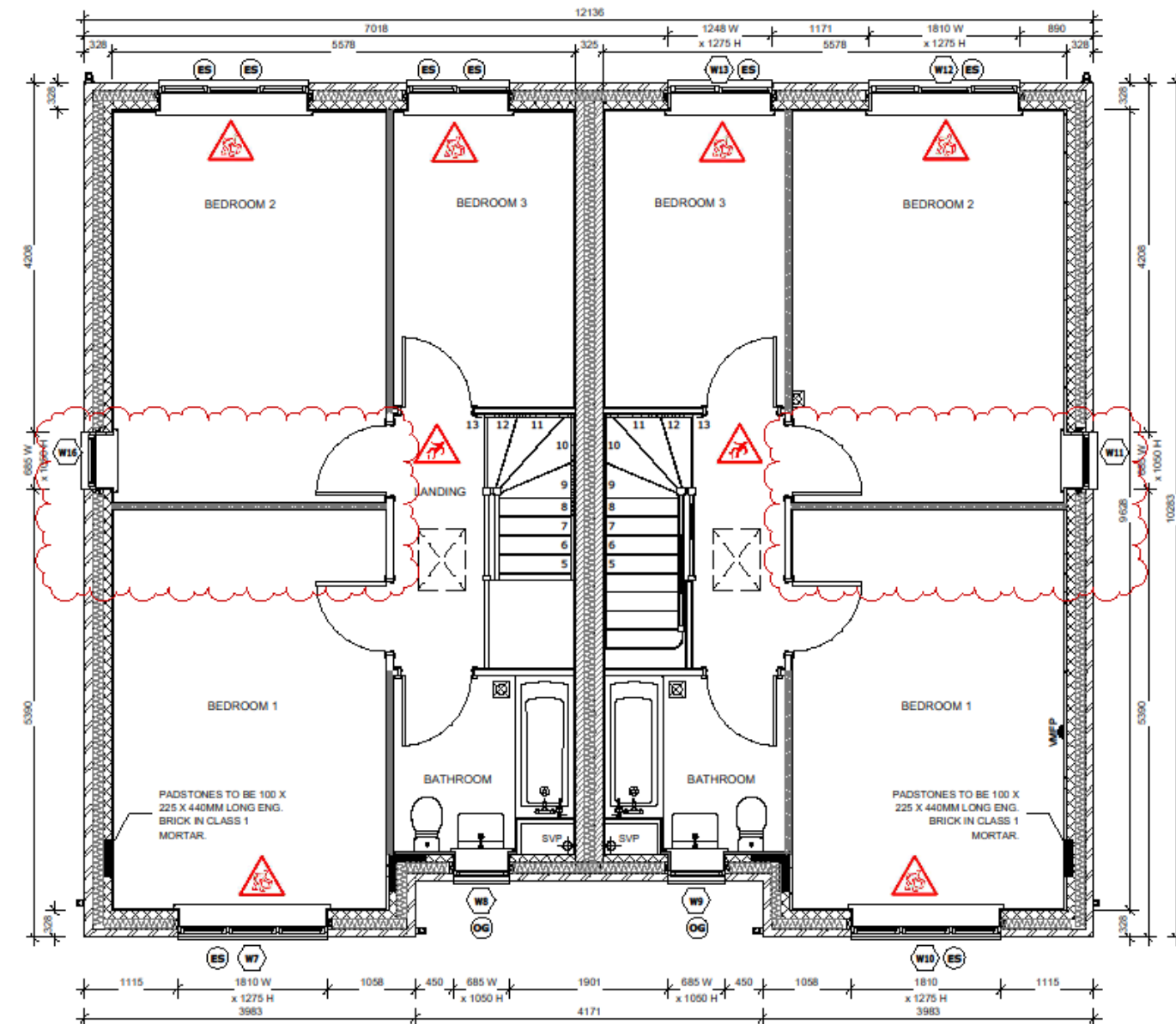
DRAWING ID
3GP3 - MHA - SD - 00 - DR - A - 00221 - S1 - P04

Project Originate Volume Level Type Role Number Status Revision
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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of linings and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

LIFTING HAZARD

RISK OF FALLING

RISK OF EXPLOSION

RISK OF COLLAPSE

WINDOW SCHEDULE - FIRST FLOOR					
REF	UNIT	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W7	LHS	BEDROOM 1	1810	1275	5000
W8	LHS	BATHROOM	685	1050	2500
W9	RHS	BATHROOM	685	1050	2500
W10	RHS	BEDROOM 1	1810	1275	5000
W11	RHS	BEDROOM 2	685	1050	2500

WINDOW SCHEDULE - FIRST FLOOR					
REF	UNIT	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W12	RHS	BEDROOM 2	1810	1275	5000
W13	RHS	BEDROOM 3	1248	1275	2500
W16	LHS	BEDROOM 2	685	1050	2500
W18	LHS	BEDROOM 2	1810	1275	5000
W19	LHS	BEDROOM 3	1248	1275	2500

Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule

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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 350MM THICK PARTY WALL:

DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

KEY TO ABBREVIATIONS

CL Centre Line
M.J. Movement Joint
RWP Rainwater Pipe
FAF Fan Assisted Flue
SVP Soil Vent Pipe
D/W Dishwasher
W/M Washing Machine
F/F Fridge Freezer
(ES) Emergency Egress Window

(TG) Toughened Glass Windows & Doors
(OG) Obscure Glazing
(G) Part G Compliant Gas Meter Box
E Electric Meter Box
R/L Part L Compliant Insulated
Roof Access Hatch to Have Minimum 520mm Opening in Each Direction
Cavity Barrier

P03	2022-11-21	En-suite removed	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-09-01	Initial issue for coordination	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER: Vistry Partnership

PROJECT TITLE: Former Ash Glen Nursery
HOUSETYPE: Scot Semi M4(2)
Sheffield Road, Chesterfield

TITLE: First Floor Block Plan

SUITABILITY: Suitable For Coordination

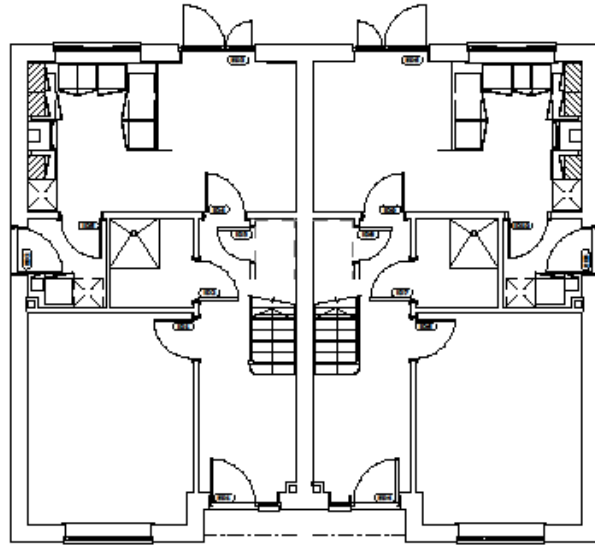
DRAWN / CHECKED: GW / JH
INITIAL ISSUE DATE: SEPT 2022
SCALE: 1 : 50 @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SD	01	DR	A	00222	S1	P03

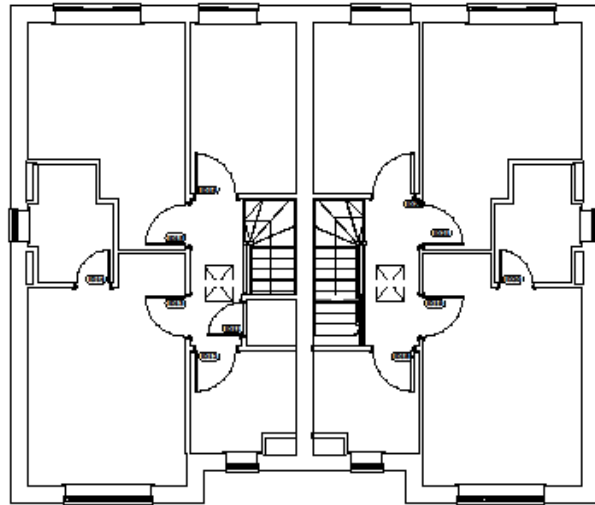
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Ground Floor Plan



First Floor Plan

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
GF	HALL	ED1	1023	2100	919	2025
GF	UTILITY	ED2	1023	2100	939	2025
GF	KITCHEN / DINING	ED3	1585	2100	875	1950
GF	HALL	ED4	1023	2100	919	2025
GF	UTILITY	ED5	1023	2100	939	2025
GF	KITCHEN / DINING	ED6	1585	2100	875	1950
GF	LIVING ROOM	ID1	920	2040	818	1981
GF	CLOAKS	ID2	920	2040	818	1981
GF	CUPBOARD	ID3	768	2040	686	1981
GF	KITCHEN / DINING	ID4	920	2040	818	1981
GF	UTILITY	ID5	920	2040	818	1981
GF	HALL	ID6	920	2040	818	1981
GF	HALL	ID7	920	2040	818	1981
GF	HALL	ID8	768	2040	686	1981
GF	HALL	ID9	920	2040	818	1981
GF	KITCHEN / DINING	ID10	920	2040	818	1981
FF	LANDING	ID11	768	2040	686	1981
FF	BATHROOM	ID12	920	2040	838	1981
FF	BEDROOM 1	ID13	920	2040	838	1981
FF	EN-SUITE	ID14	768	2040	686	1981
FF	BEDROOM 2	ID15	920	2040	838	1981
FF	BEDROOM 3	ID16	920	2040	838	1981
FF	LANDING	ID18	920	2040	838	1981
FF	LANDING	ID19	920	2040	838	1981
FF	BEDROOM 1	ID20	768	2040	686	1981
FF	LANDING	ID21	920	2040	838	1981
FF	LANDING	ID22	920	2040	838	1981

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Scot Semi M4(2)

TITLE

Internal Door Plan and Schedule

SUITABILITY

Review and Comment

DRAWN / CHECKED

GW / JCK

INITIAL ISSUE DATE

Nov 2022

SCALE

1 : 100 @ A3

DRAWING ID

Project Originate Volume Level Type Role Number Status Revision
3GP3 - MHA - SD - 00 - DR - A - 00251 - S3 - P01

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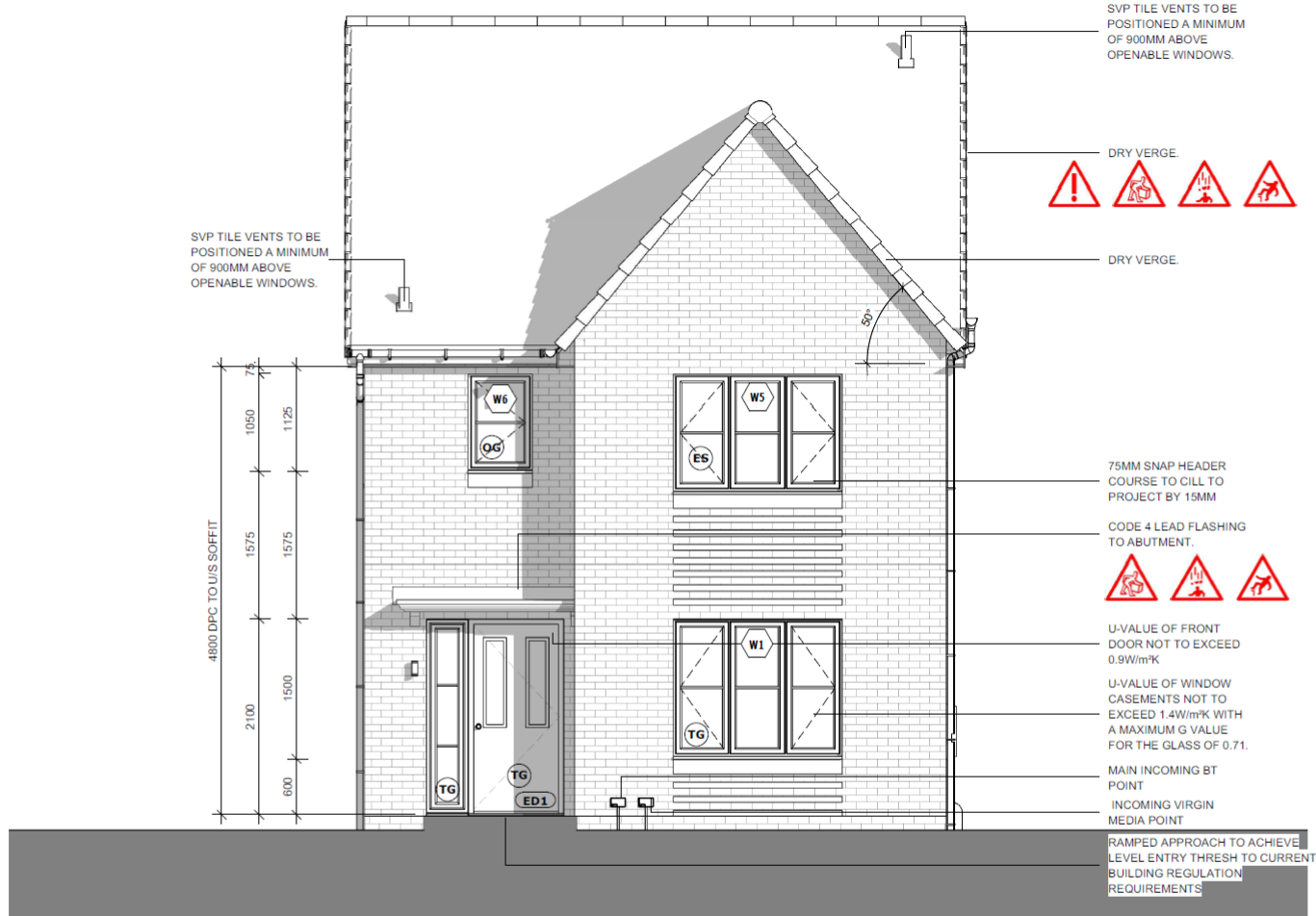


HOUSE TYPES

SCOT DETACHED

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#) ←
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#)





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Scot OP M4(2)					
Sheffield Road, Chesterfield								
TITLE								
Front Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA -	SO	ZZ	DR	A -	00401	- S3 -	P01

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KEY

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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

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Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

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-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot OP M4(2)
Sheffield Road, Chesterfield	

TITLE

L.H. Side Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

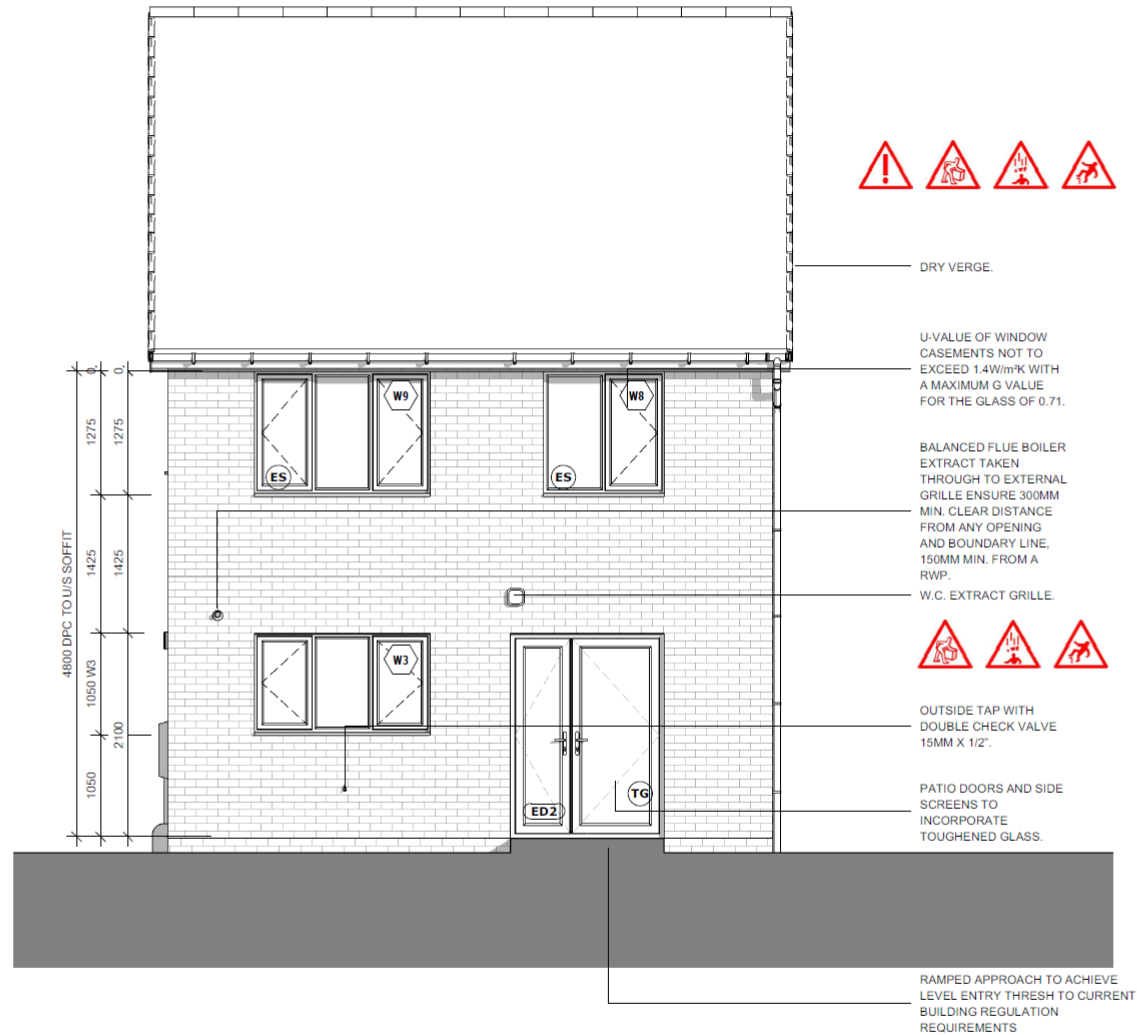
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	ZZ	DR	A	00402	S3	P01

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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSE TYPE					
Former Ash Glen Nursery			Scot OP M4(2)					
Sheffield Road, Chesterfield								
TITLE								
Rear Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- SO	- ZZ	- DR	- A	- 00403	- S3	- P01





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KEY

- TG** TOUGHENED GLASS
- ES** EMERGENCY ESCAPE
- OG** OBSCURE GLAZING



DRY RIDGE.

DRY VERGE.



BATHROOM EXTRACT GRILLE.

CODE 4 LEAD FLASHING TO ABUTMENT.

VENT BRICKS FOR SUSPENDED FLOOR

RAMPED APPROACH TO ACHIEVE LEVEL ENTRY THRESH TO CURRENT BUILDING REGULATION REQUIREMENTS

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01 2022-10-28 Initial Issue JCK GW
REV DATE DESCRIPTION DRN CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Scot OP M4(2)

TITLE

R.H. Side Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED

JCK / GW

INITIAL ISSUE DATE

Oct 2022

SCALE

1 : 50 @ A3

DRAWING ID

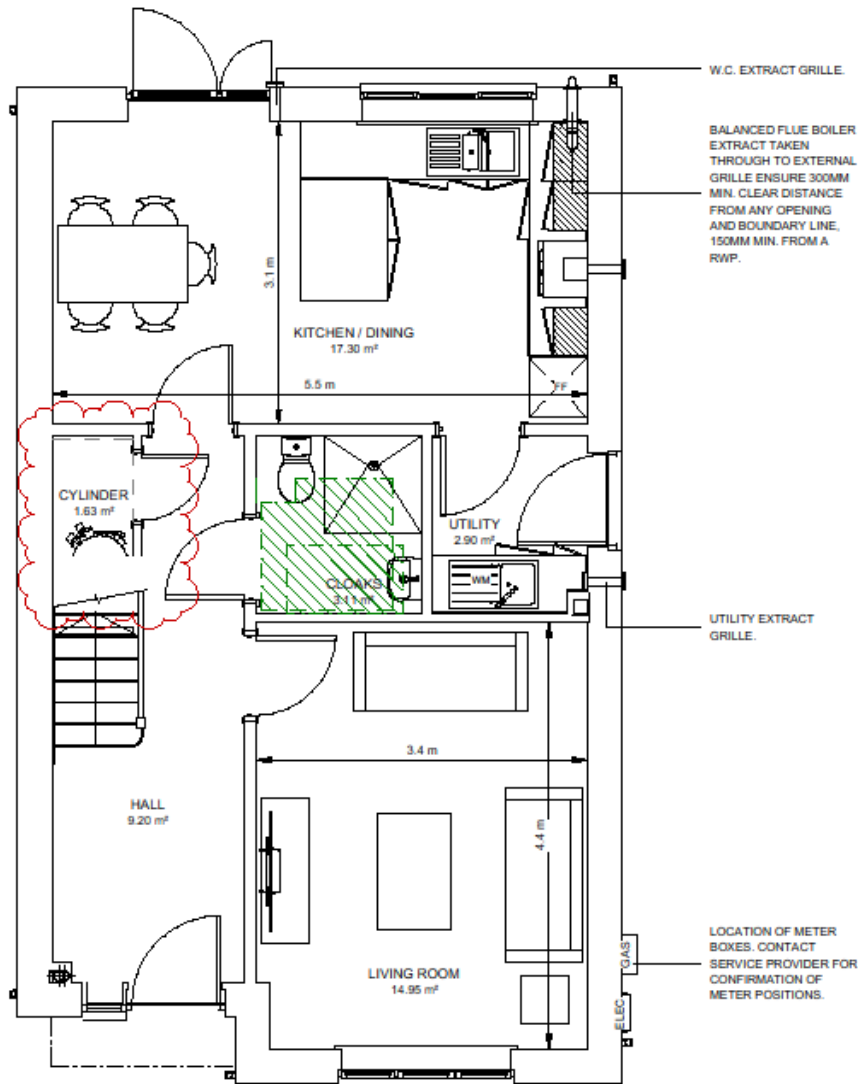
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	ZZ	DR	A	00404	S3	P01

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DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

Hatch indicates AD Part M
 clear zones

P04	2022-11-21	Cylinder location identified	JCK	GW
P03	2022-11-10	Updated part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot OP M4(2)
Sheffield Road, Chesterfield	

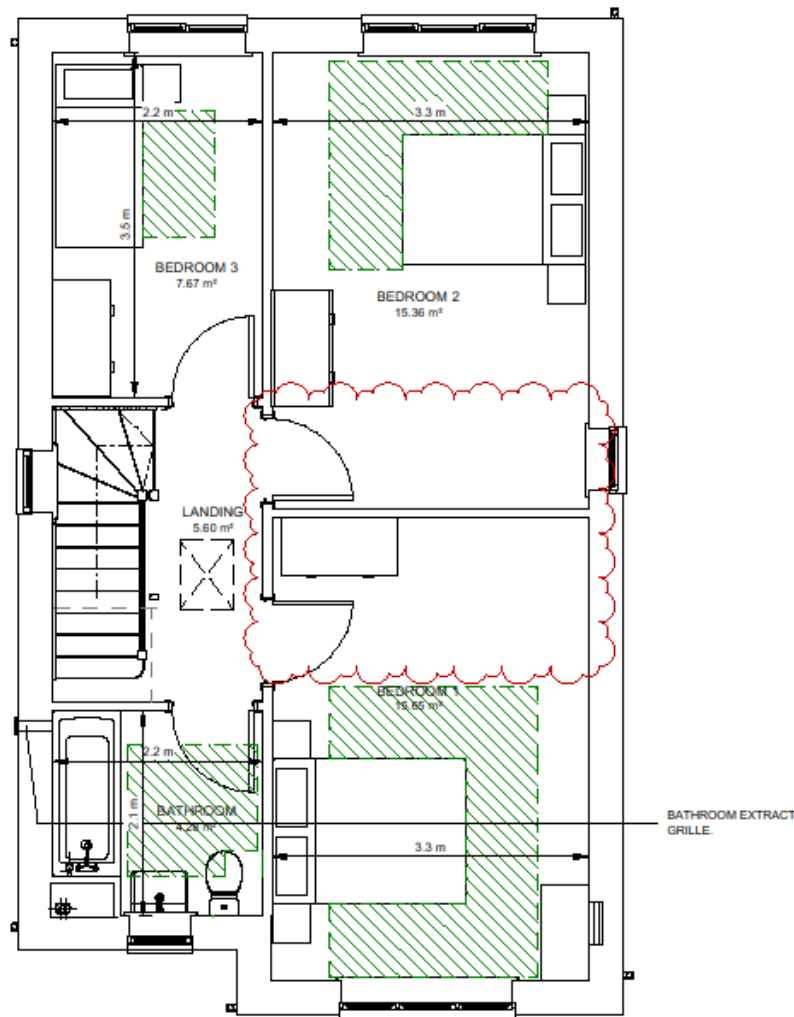
TITLE
Ground Floor GA Plan

SUITABILITY
Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

DRAWING ID
Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - SO - 00 - DR - A - 00201 - S2 - P04





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Hatch indicates AD Part M
 clear zones

P04	2022-11-21	En-suite removed	JCK	GW
P03	2022-11-10	Updated bath orientation, Part M4 (1) (2) required zones key	JCK	GW
P02	2022-10-28	Updated inline with client comments	JCK	GW
P01	2022-09-23	Initial issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery Sheffield Road, Chesterfield	Scot OP M4(2)

TITLE
 First Floor GA Plan

SUITABILITY
 Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

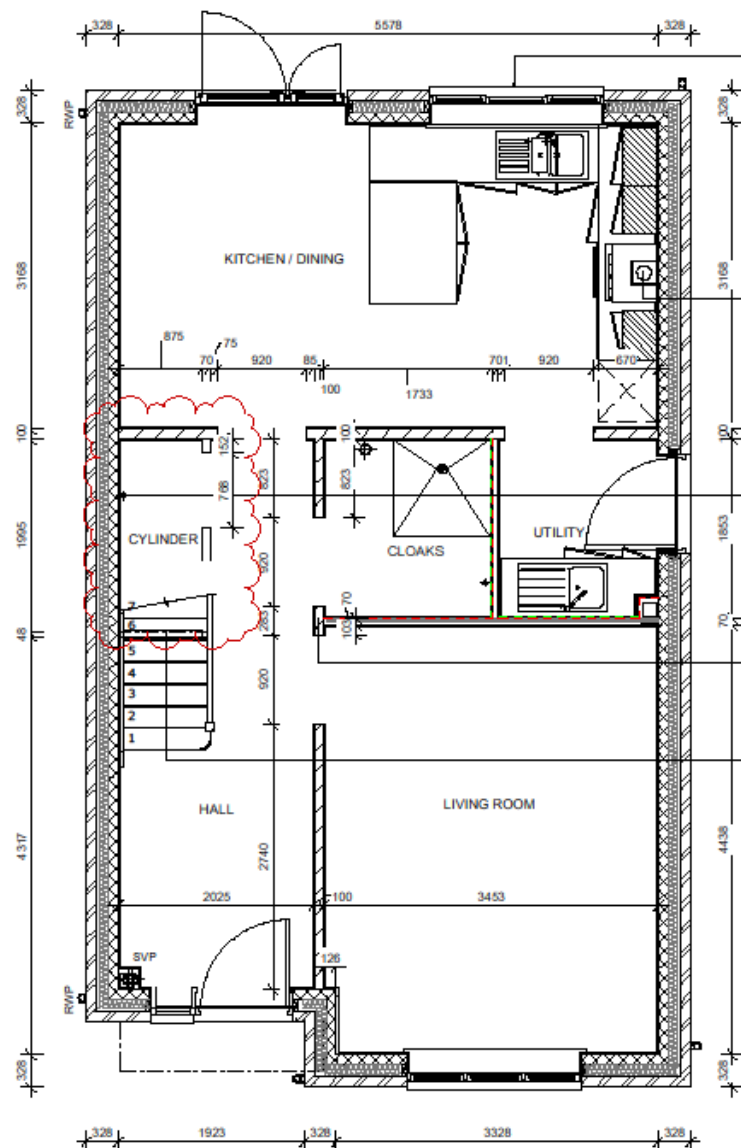
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	01	DR	A	00202	S2	P04

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ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

DENOTES 178MM THICK SEMI EXPOSED GARAGE WALL - 100MM THICK STANDARD AIRCON CELCON AND 78MM MIN. PIR BOARD

COOKER HOOD EXTRACT FAN TO BE TAKEN THROUGH THE WALL TO AN EXTERNAL GRILLE.

OPTIONAL INTERNAL METER ARRANGEMENT - REFER TO REGION FOR FURTHER INFORMATION.

STUDWORK PIER BETWEEN DOORS.

STUD WALL BENEATH STAIRS

- S705** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- S706** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm heavier
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S70M** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/washbas/WC side with skin finish.
- S70M** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm heavier
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- S1005** - Loadbearing partition
12.5mm Standard wallboard on data with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on data with skin
finish.
- S805** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- R0105** - Internal garage wall
30mm Gyrothermalex PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- S100M** - Loadbearing partition to wet area
12.5mm Standard wallboard on data with skin
finish,
100mm loadbearing partition wall to SE design
and specification
15mm Gyproc moisture resistant wallboard on
data to bathroom/washbas/WC side with skin
finish.
- S705** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70M** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/washbas/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- S70** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- M450** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Partners 18mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections.

Double layer of plasterboard with C studs set
at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/washbas/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm heavier Acoustic Partition Roll
APR1200 insulation between studs
T = 15mm OSB partboard to metal stud
PIR = 30mm Gyrothermalex PIR (12.5+
25.5mm)
F = Partitions to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

300H Partness Heights (when full
height partness isn't required)
600H
1200H

SE to confirm additional requirements for load
bearing and racking

P03	2022-11-21	Updated partness thickness, Cylinder location identified	JCK	GW
P02	2022-11-10	Updated partition key	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOM

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot OP M4(2)
Sheffield Road, Chesterfield	

TITLE
Ground Floor Plan - Metal Stud Setting Out

SUITABILITY

Review and Comment

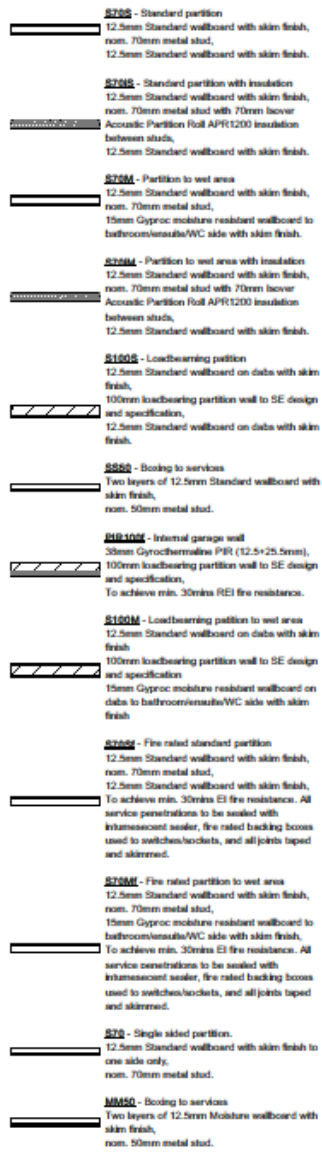
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	00	DR	A	00203	S3	P03

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- Double layer of plasterboard, with C studs set at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skim finish
M = 15mm Gyproc moisture resistant wallboard to bathroom/wetroom/WC side with skim finish
50 = 50mm. 50mm metal stud
70 = 70mm. 50mm metal stud
100 = 100mm loadbearing partition wall to SE division and specification
I = 70mm fibrous Acoustic Partition Roll
APR1200 Insulation between studs
T = 18mm OSB partition to metal stud
PR = 35mm Gyprocthermaflex PR (12.5+ 25.5mm)
f = Partition to achieve min. 30mins EI fire resistance, or R12 where the wall is loadbearing. All services penetrations to be made through pre-drilled holes. The metal backing boxes used to stiffen sockets, and all joints banded and skimmed.

300H	Patressa Heights (when full
600H	height patressa isn't required)
1200H	

SE to confirm additional requirements for low bearing and necking

P03	2022-11-21	Updated patress thickness, En-suite removed	JCK	GW
P02	2022-11-10	Updated partition key	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Scot OP M4(2)

TITLE

First Floor Plan - Metal Stud Setting Out

SUITABILITY

Review and Comment

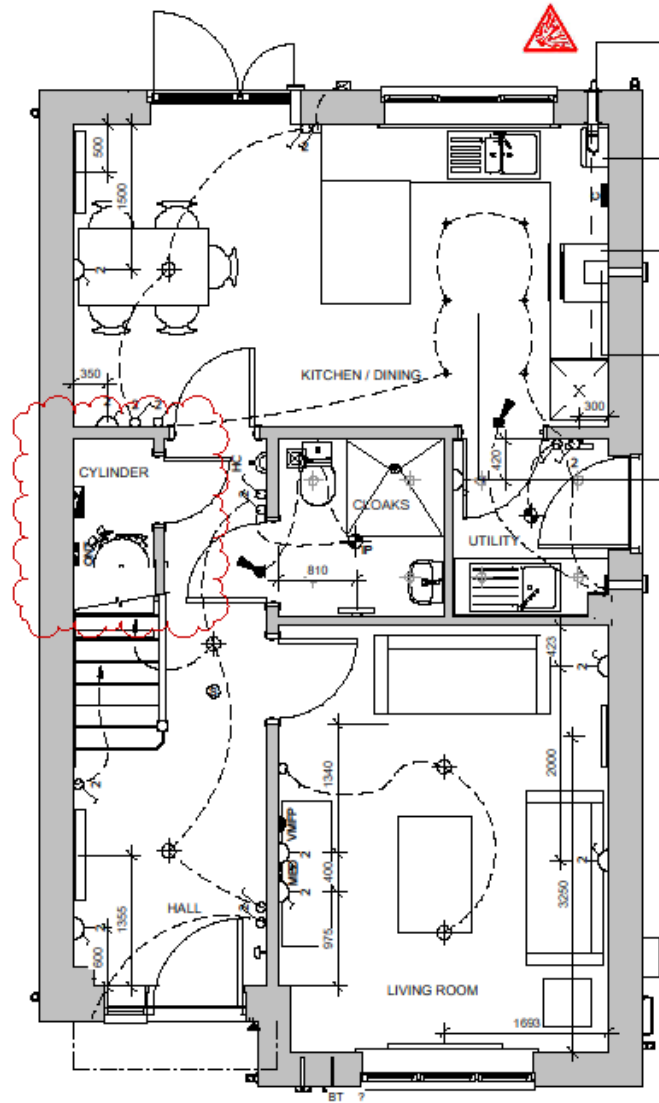
DRAWN / CHECKED		INITIAL ISSUE DATE			SCALE		
JCK / GW		Oct 2022			1 : 50 @ A3		
DRAWING ID							
Project	Originator	Volume	Level	Type	Role	Number	Status
3GP3	MHA	SO	01	DR	A	00204	S3 - P03



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ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTENHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1550MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VERIZON MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VERIZON MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT, MINIMUM CHARGING POWER OF 7kW, MINIMUM MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE PLAT SPECIFIC.	



BALANCED FLUE BOILER
EXTRACT TAKEN
THROUGH TO EXTERNAL
GRILLE ENSURE 300MM
MIN. CLEAR DISTANCE
FROM ANY OPENING
AND BOUNDARY LINE.
150MM MIN. FROM A
RWP.

GAS POINT WITH
SUITABLE GAS
COCK/VALVE REQUIRED
TO SUPPLY BOILER.

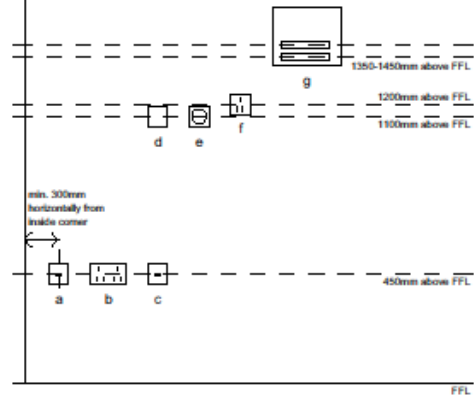
GAS POINT WITH
SUITABLE GAS
COCK/VALVE REQUIRED
TO SUPPLY HOB.

COOKER HOOD
EXTRACT FAN TO BE
TAKEN THROUGH THE
WALL TO AN EXTERNAL
GRILLE.

REFER TO KITCHEN
LAYOUT DRAWING FOR
CLARITY TO ELECTRICAL
LAYOUT

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Height of switches, sockets, & controls
Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P02	2022-11-21	Cylinder location identified	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Scot OP M4(2)

TITLE
Ground Floor Electrical Plan

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Nov 2022

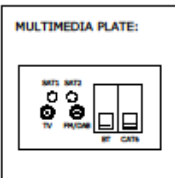
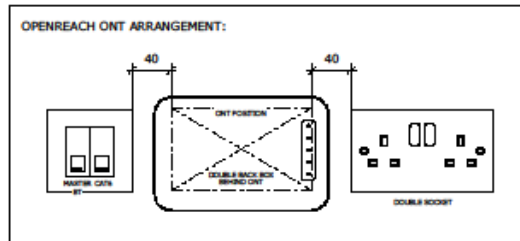
SCALE
As indicated @ A3

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	00	DR	A	00501	S3	P02

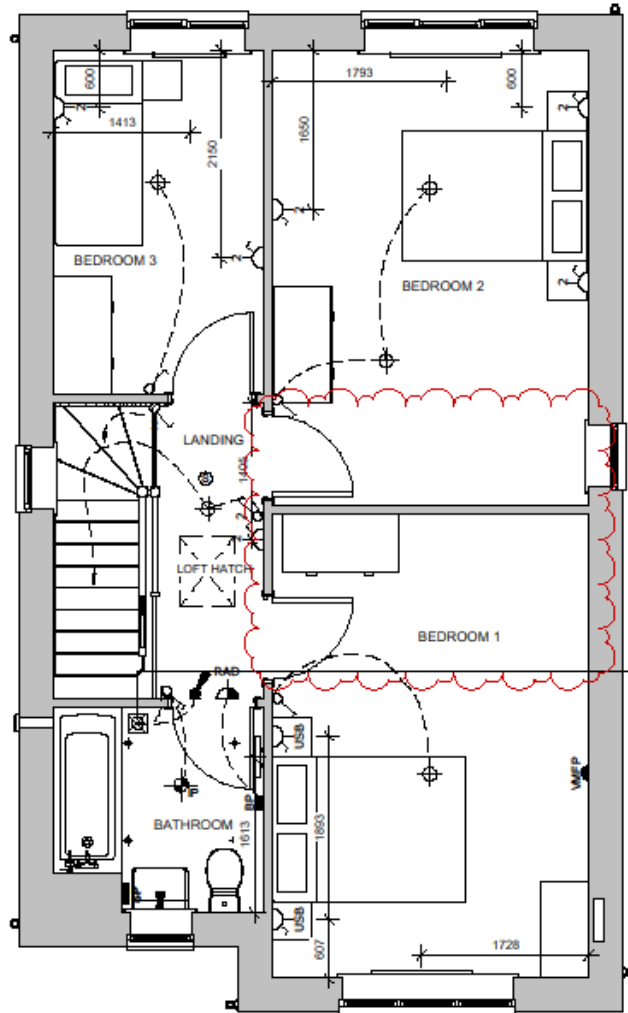
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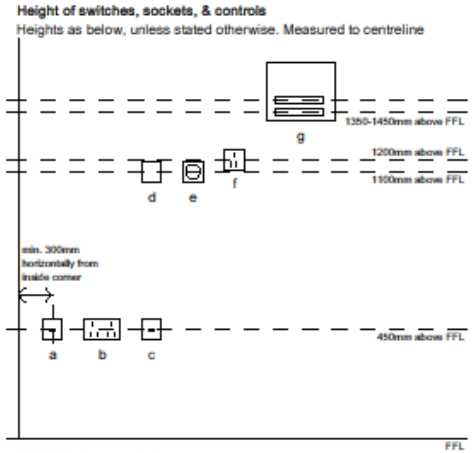


ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
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NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY-POWERED LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1550MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VERGEN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VERGEN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT, MAXIMUM CHARGING POWER OF 7kW, MAXIMUM MODE 3. UNIT MUST BE UNTETHERED. LOCATION TO BE PLANT SPECIFIC.	



CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH
CEILING VOID TO
EXTERNAL GRILLE.

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P02	2022-11-21	En-suite removed	JCK	GW
P01	2022-11-10	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER
Vistry Partnership

PROJECT TITLE
Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE
Scot OP M4(2)

TITLE
First Floor Electrical Plan

SUITABILITY
Review and Comment

DRAWN / CHECKED
JCK / GW

INITIAL ISSUE DATE
Nov 2022

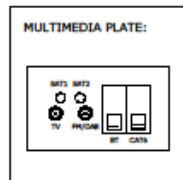
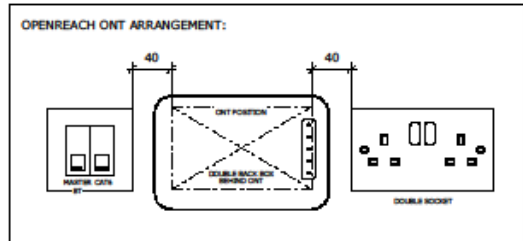
SCALE
As indicated @ A3

DRAWING ID
Project Originate Volume Level Type Role Number Status Revision
3GP3 - MHA - SO - 01 - DR - A - 00502 - S3 - P02

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OPTIONAL DOWNLIGHTS.
DISCUSS WITH SALES
NEGOTIATOR FOR
OPTIONAL CUSTOMER
UPGRADE.

W.C. EXTRACT FAN DUCTING TO BE
TAKEN TO GABLE AND THROUGH
WALL TO EXTERNAL GRILLE

NOTE:

FLOOR CONSTRUCTION TO ACHIEVE
MINIMUM 40dB AND 30 MIN. FIRE
RESISTANCE TO ALL FLOORS: 22MM
CHIPBOARD FLOORING PROVIDING A
MIN. MASS 15kg/M². 1 BEAM JOIST
SPACED AT NO MORE THAN 600MM
CENTRES. REFER TO
MANUFACTURER'S DETAILS FOR
CONFIRMATION. 15MM
PLASTERBOARD CEILING FINISH
PROVIDING A MASS 9.8kg/M².

WASTE PIPES TO FALL WITHIN
FLOOR VOID AND CONNECT INTO
ADJACENT SVP. REFER TO WET
AREA LAYOUT DWG FOR DETAILS.

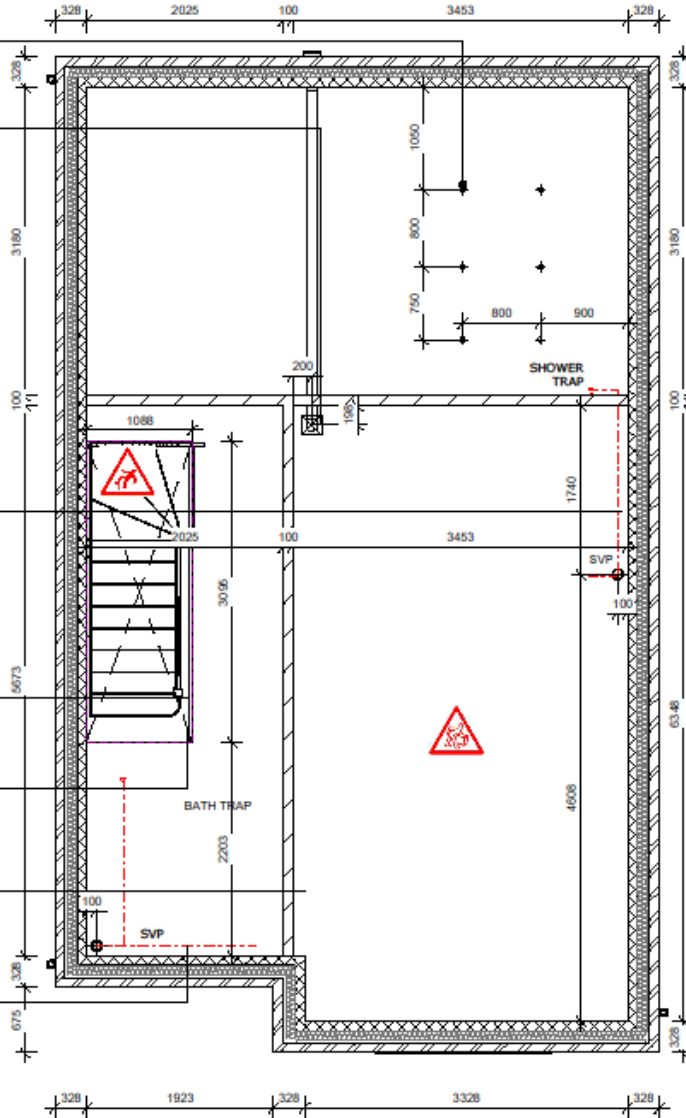
30 X 5MM SECTION GALV. M.S.
LATERAL RESTRAINT STRAPS AT
MAX. 2000MM CTS. FIXED ACROSS
FIRST 3RD JOISTS. REFER TO
MANUFACTURER'S DESIGN FOR
LOCATIONS.

TIMBER PACKER TO FLOOR EDGE TO
ENSURE FLUSH ALIGNMENT OF PBD.
FACE OF STAIRWELL AND SUPPORT
OF PARTITION IS ACHIEVED

NOTE:

LOADBEARING INTERNAL WALLS TO
SUPPORT FIRST FLOOR STRUCTURE.
SEE STRUCTURAL ENGINEERS
DETAILS FOR SITE SPECIFIC
FOOTING DETAILS

WASTE PIPES TO FALL WITHIN
FLOOR VOID AND CONNECT INTO
ADJACENT SVP. REFER TO WET
AREA LAYOUT DWG FOR DETAILS.



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NOTES

LAYOUT SHOWN IS INDICATIVE
ONLY. PLEASE REFER TO
SPECIALIST FABRICATOR'S
DRAWINGS FOR FULL DESIGN AND
DETAILS.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Structural designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot OP M4(2)
Sheffield Road, Chesterfield	

TITLE

F.F. Indicative Joist Layout

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

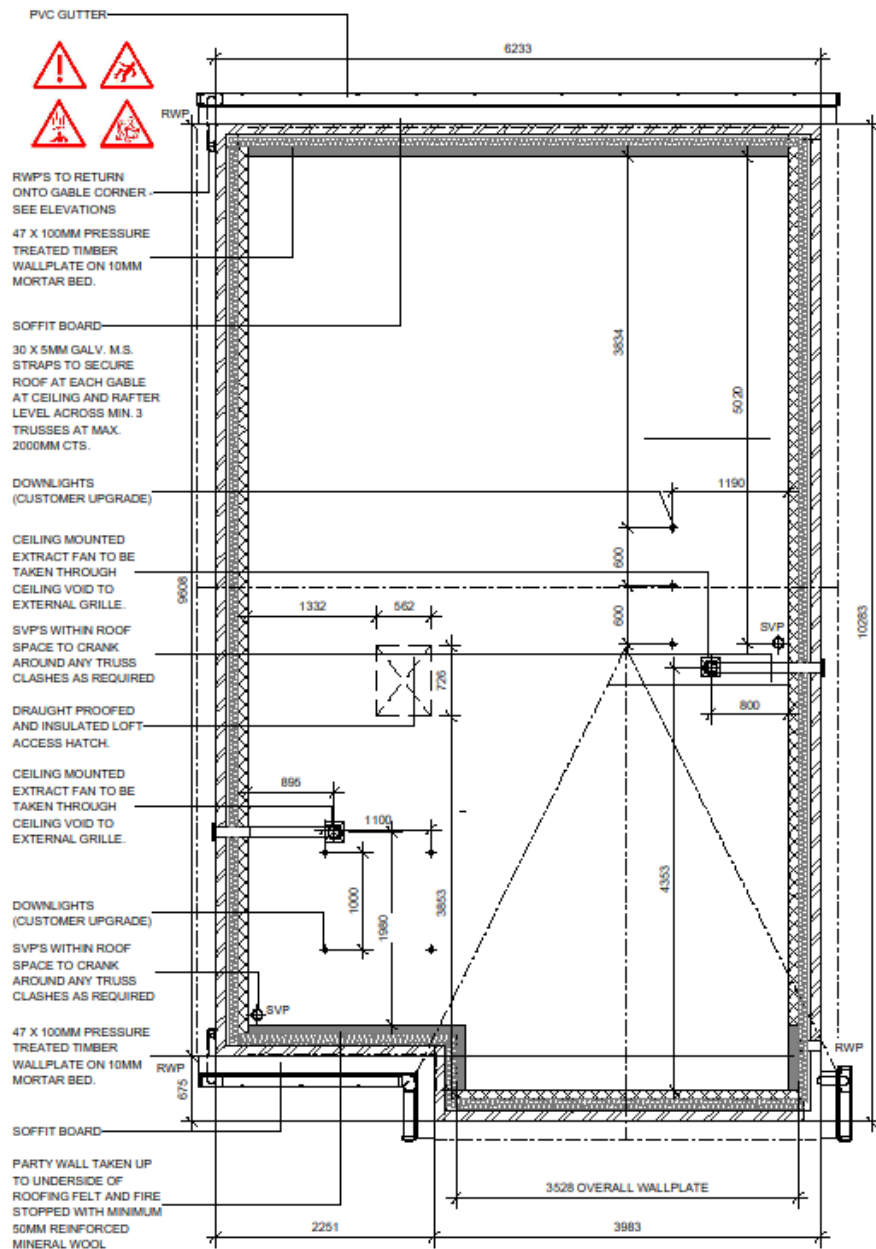
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	FJ	DR	A	00301	S3	P01


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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:



LIFTING HAZARD



RISK OF EXPLOSION



RISK OF FALLING



RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Scot OP M4(2)

TITLE

Roof Plan

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 50 @ A3

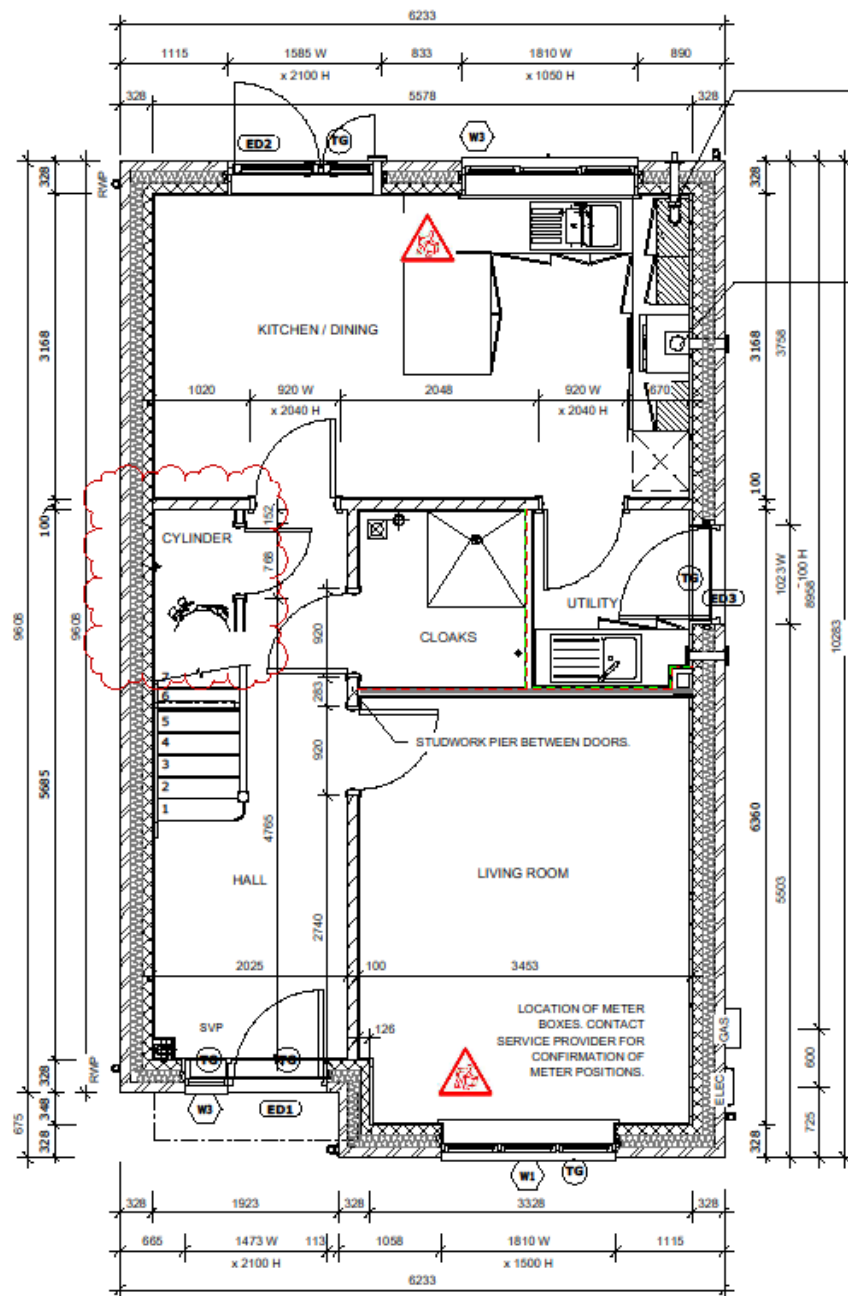
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	RP	DR	A	00303	S3	P01

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BALANCED FLUE BOILER
EXTRACT TAKEN
THROUGH TO EXTERNAL
GRILLE ENSURE 300MM
MIN. CLEAR DISTANCE
FROM ANY OPENING
AND BOUNDARY LINE,
150MM MIN. FROM A
RWP.

COOKER HOOD
EXTRACT FAN TO BE
TAKEN THROUGH THE
WALL TO AN EXTERNAL
GRILLE.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

KEY TO ABBREVIATIONS

- CL Centre Line
- M.J. Movement Joint
- RWP Rainwater Pipe
- FAP Fan Assisted Flue
- SVP Soil Vent Pipe
- DW Dishwasher
- W/M Washing Machine
- F/F Fridge Freezer
- (ES) Emergency Egress Window
- (TG) Toughened Glass Windows & Doors
- (OG) Obscure Glazing
- (Q) Part Q Compliant
- G Gas Meter Box
- E Electric Meter Box
- R/ Part L Compliant Insulated

Roof Access Hatch to Have
Minimum 520mm Opening in
Each Direction

Cavity Barrier

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WALL LEGEND



DENOTES 352.5MM THICK CAVITY WALL:



DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY
WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS
UNLESS STATED OTHERWISE.

WINDOW SCHEDULE - GROUND FLOOR

WINDOW REF	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W1	LIVING ROOM	1810	1500	10000
W3	KITCHEN / DINING	1810	1050	10000
W3	HALL	450	2100	

'Actual acoustic requirement value varies by plot, see drawing
01015-Acoustic Requirements for schedule'

EXTERNAL DOOR SCHEDULE - GROUND FLOOR

DOOR REF.	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
ED1	HALL	1023	2100	919	2025
ED2	KITCHEN / DINING	1585	2100	875	1950
ED3	UTILITY	1023	2100	939	2025

P04	2022-11-21	Cylinder location identified	JCK	GW
P03	2022-11-10	Updated to show changes to internal layout	JCK	GW
P02	2022-10-28	Rear door opening changed	JCK	GW
P01	2022-09-01	Initial issue for coordination with engineer	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOM

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot OP M4(2)
Sheffield Road, Chesterfield	

TITLE
Ground Floor Block Plan

SUITABILITY
Suitable For Coordination

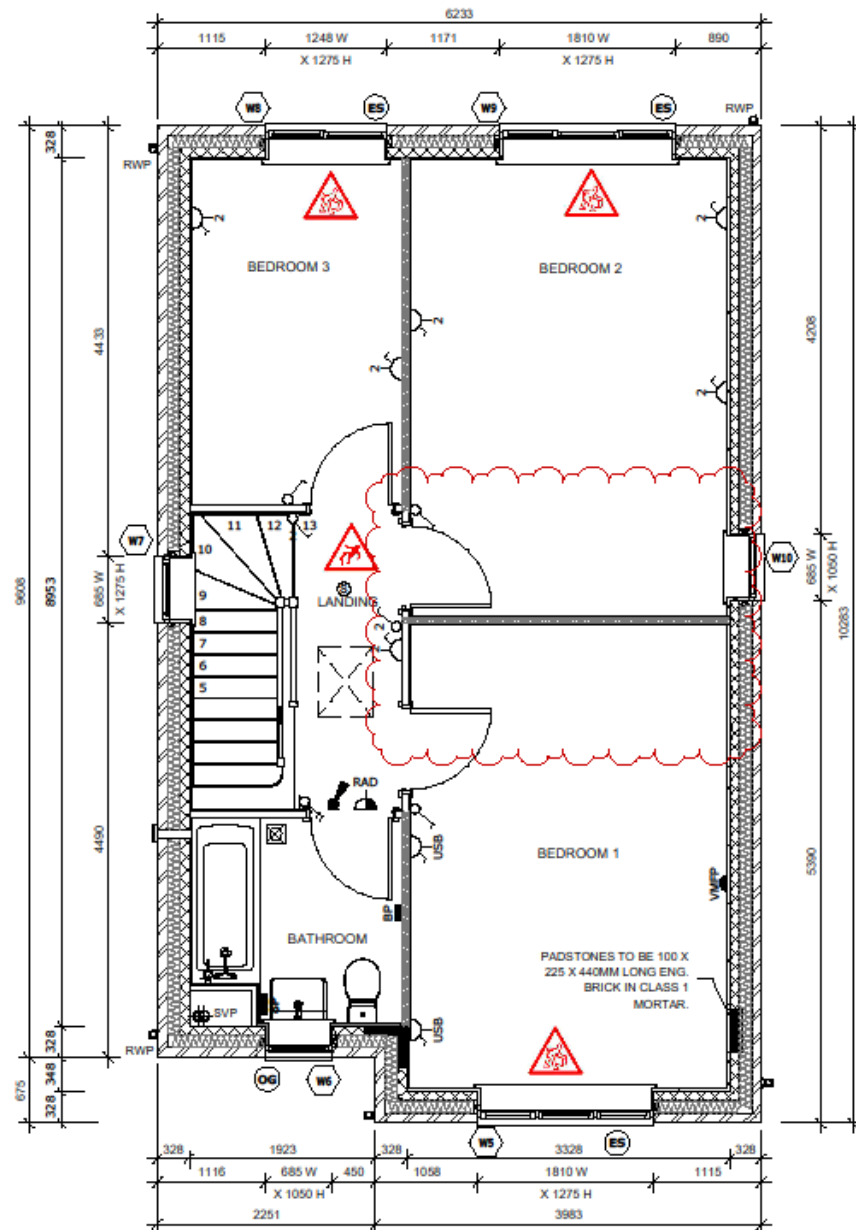
DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

DRAWING ID
Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - SO - 00 - DR - A - 00221 - S1 - P04

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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Inlets and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

KEY TO ABBREVIATIONS

- CL Centre Line
- M.J. Movement Joint
- RWP Rainwater Pipe
- FAP Fan Assisted Flue
- SVP Soil Vent Pipe
- DW Dishwasher
- W/M Washing Machine
- F/F Fridge Freezer
- (ES) Emergency Egress Window
- (TG) Toughened Glass Windows & Doors
- (OG) Obscure Glazing
- (Q) Part Q Compliant
- G Gas Meter Box
- E Electric Meter Box
- R/ Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

Cavity Barrier

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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

P03	2022-11-21	En-suite removed	JCK	GW
P02	2022-11-10	Updated to show changes to internal layout	JCK	GW
P01	2022-09-01	Initial issue for coordination with engineer	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSETYPE

Scot OP M4(2)

TITLE

First Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JH	SEPT 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SO	01	DR	A	00222	S1	P03

WINDOW SCHEDULE - FIRST FLOOR				
WINDOW REF	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W5	BEDROOM 1	1810	1275	5000
W6	BATHROOM	685	1050	2500
W7	LANDING	685	1275	2500
W8	BEDROOM 3	1248	1275	2500
W9	BEDROOM 2	1810	1275	5000
W10	BEDROOM 2	685	1050	2500

Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule

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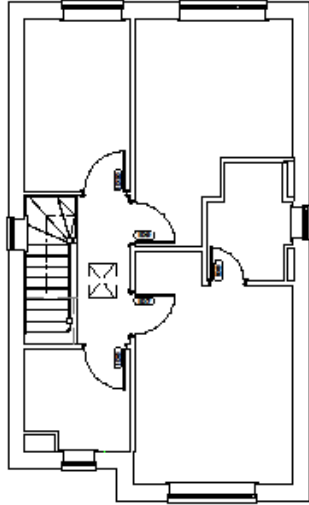
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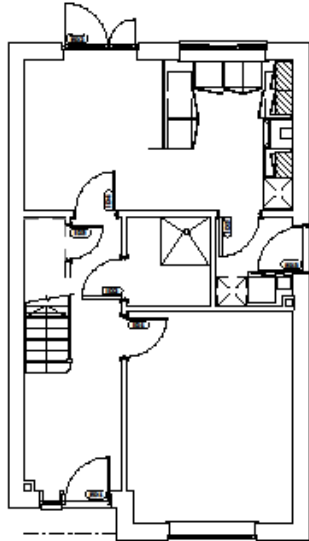
e contact@mhaarchitects.com

w www.mhaarchitects.com





FIRST FLOOR PLAN



GROUND FLOOR PLAN

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
GF	HALL	ED1	1023	2100	919	2025
GF	KITCHEN / DINING	ED2	1585	2100	875	1950
GF	UTILITY	ED3	1023	2100	939	2025
GF	HALL	ID1	920	2040	818	1981
GF	HALL	ID2	920	2040	818	1981
GF	HALL	ID3	768	2040	686	1981
GF	HALL	ID4	920	2040	818	1981
GF	KITCHEN / DINING	ID5	920	2040	818	1981
FF	LANDING	ID6	920	2040	838	1981
FF	LANDING	ID7	920	2040	838	1981
FF	BEDROOM 1	ID8	768	2040	686	1981
FF	LANDING	ID9	920	2040	838	1981
FF	LANDING	ID10	920	2040	838	1981

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Scot OP M4(2)	
Sheffield Road, Chesterfield				
TITLE				
Internal Door Plan and Schedule				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 100 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	SO	ZZ	DR - A
				00251 - S3 - P01



HOUSE TYPES

SCOT DETACHED HANDED

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#) ←
- [External House Details](#)
- [Site Details](#)





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KEY

- TG TOUGHENED GLASS
ES EMERGENCY ESCAPE
OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

LIFTING HAZARD

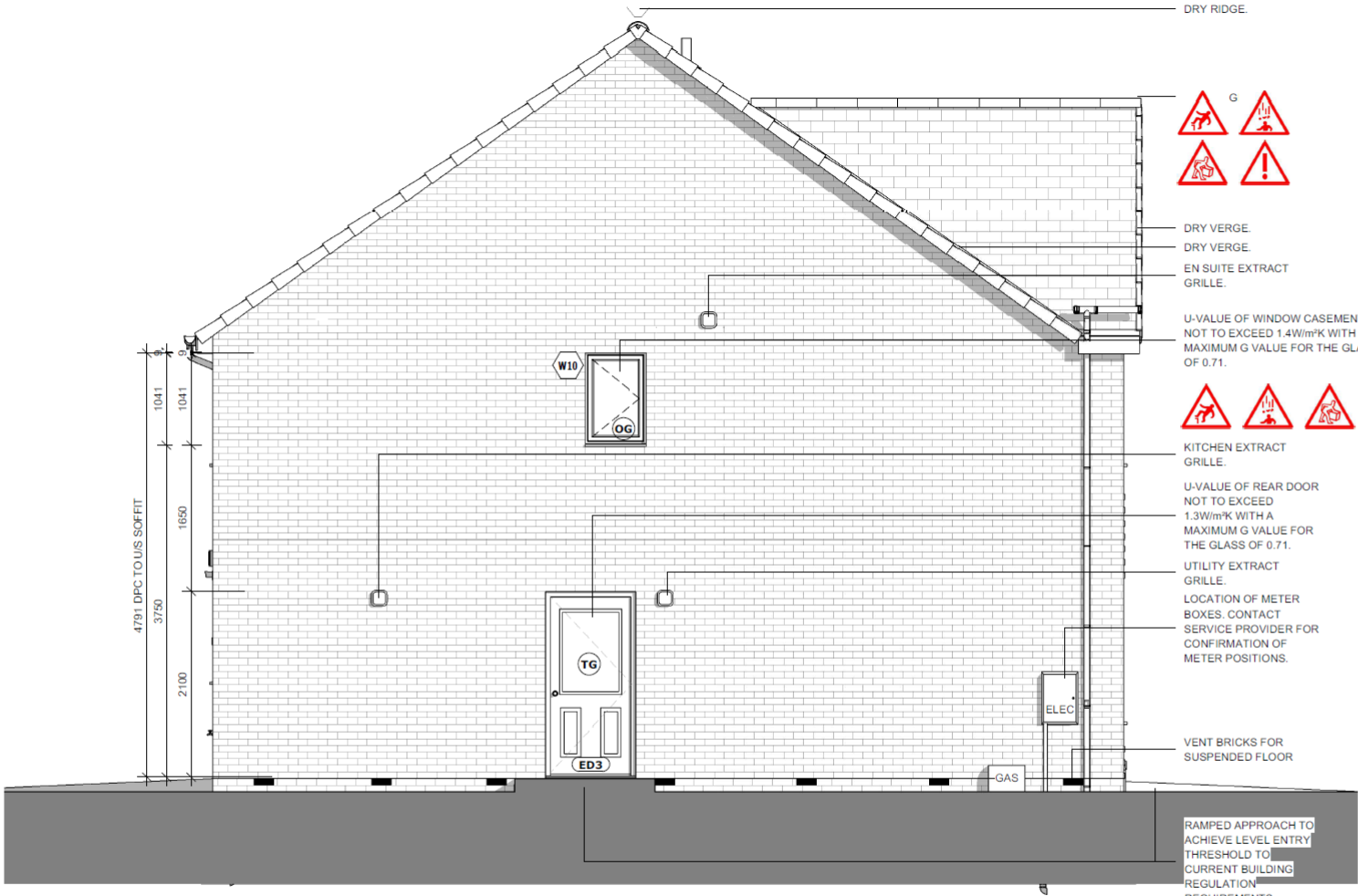
RISK OF EXPLOSION

RISK OF FALLING

RISK OF COLLAPSE

REV	2022-10-28	Initial issue	JCK	GW				
DATE		DESCRIPTION	DRN	CHK				
CUENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Scot AS M4(2)					
Sheffield Road, Chesterfield								
TITLE								
Front Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SC	ZZ	DR	A	00401	S3	P01

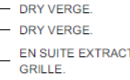




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KEY

- (TG) TOUGHENED GLASS
(ES) EMERGENCY ESCAPE
(OG) OBSCURE GLAZING



U-VALUE OF WINDOW CASEMENTS
NOT TO EXCEED 1.4W/m²K WITH A
MAXIMUM G VALUE FOR THE GLASS
OF 0.71.



KITCHEN EXTRACT
GRILLE.

U-VALUE OF REAR DOOR
NOT TO EXCEED
1.3W/m²K WITH A
MAXIMUM G VALUE FOR
THE GLASS OF 0.71.

UTILITY EXTRACT
GRILLE.

LOCATION OF METER
BOXES. CONTACT
SERVICE PROVIDER FOR
CONFIRMATION OF
METER POSITIONS.

VENT BRICKS FOR
SUSPENDED FLOOR

GAS

ELEC

W10

TG

ED3

4791 DPC TO U.S. SOFFIT

3750

1041

1650

2100

4791 DPC TO U.S. SOFFIT

3750

1041

1650

2100

4791 DPC TO U.S. SOFFIT

3750

1041

1650

2100

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Scot AS M4(2)

TITLE

L.H. Side Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SC	ZZ	DR	A	00402	S3	P01

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DRY RIDGE.



DRY VERGE.



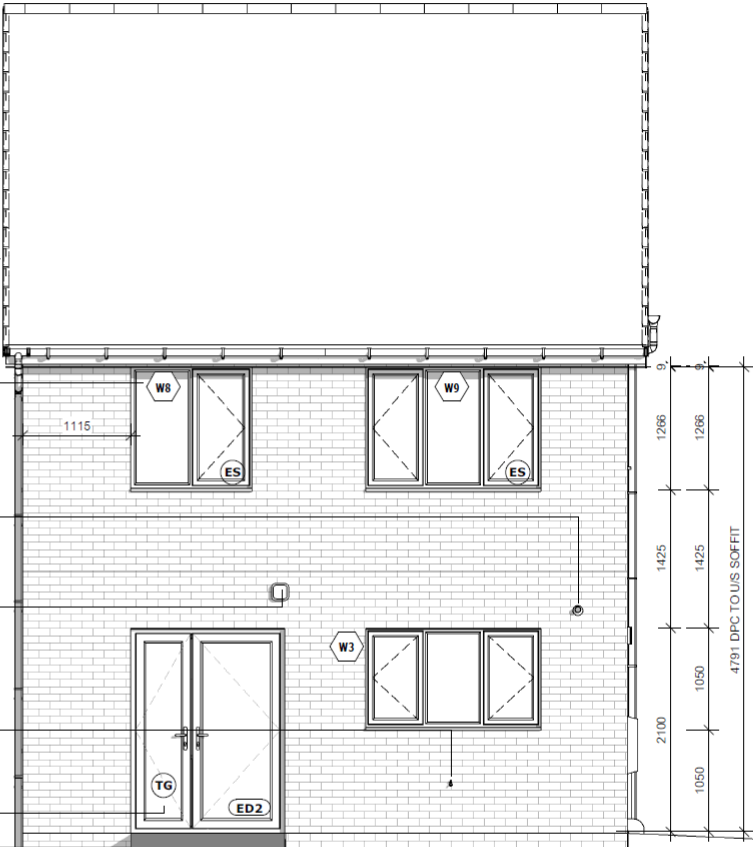
U-VALUE OF WINDOW CASEMENTS NOT TO EXCEED 1.4W/m²K WITH A MAXIMUM G VALUE FOR THE GLASS OF 0.71.

BALANCED FLUE BOILER EXTRACT TAKEN THROUGH TO EXTERNAL GRILLE ENSURE 300MM MIN. CLEAR DISTANCE FROM ANY OPENING AND BOUNDARY LINE, 150MM MIN. FROM A RWP.

W.C. EXTRACT GRILLE.

OUTSIDE TAP WITH DOUBLE CHECK VALVE- 15MM X 1/2".

PATIO DOORS AND SIDE SCREENS TO INCORPORATE TOUGHENED GLASS.



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KEY

- TG** TOUGHENED GLASS
ES EMERGENCY ESCAPE
OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
 RISK OF EXPLOSION
 RISK OF FALLING
 RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot AS M4(2)
Sheffield Road, Chesterfield	

TITLE

Rear Elevation

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Oct 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SC	ZZ	DR	A	00403	S3	P01

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KEY

- TG TOUGHENED GLASS
- ES EMERGENCY ESCAPE
- OG OBSCURE GLAZING

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of Intels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

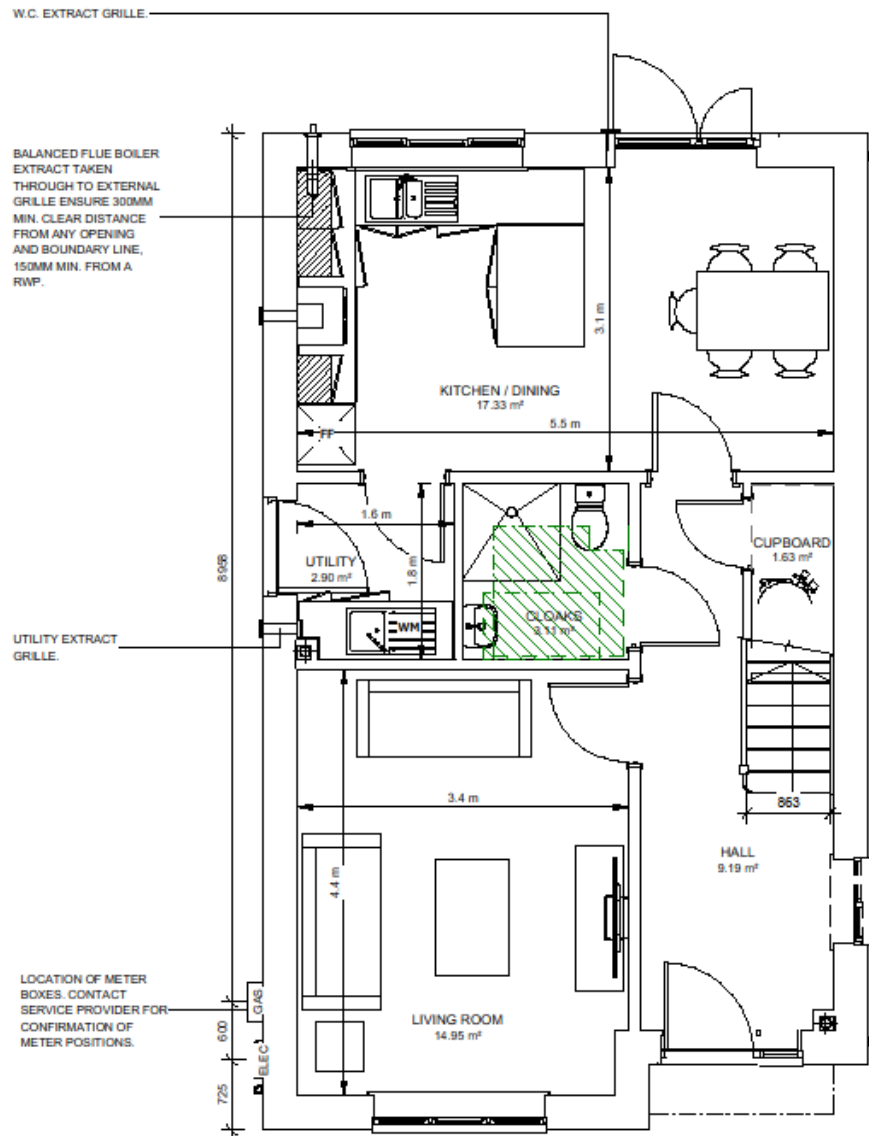
Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

P01	2022-10-28	Initial issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE			HOUSETYPE					
Former Ash Glen Nursery			Scot AS M4(2)					
Sheffield Road, Chesterfield								
TITLE								
R.H. Side Elevation								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		Oct 2022	1 : 50 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- SC	- ZZ	- DR	- A	- 00404	- S3	- P01





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DW -Dishwasher

WM -Washing Machine

TD -Tumble Dryer

FF -Fridge Freezer

 Hatch zone denotes M2
(1)/ (2) required clear zones



PO3	2022-11-08	Key updated to show M4 (1)(2) clear zones	JCK	GW
PO2	2022-10-28	Updated inline with clients comments	JCK	GW
PO1	2022-09-23	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot AS M4(2)
Sheffield Road, Chesterfield	

TITLE

Ground Floor GA Plan

SUITABILITY

Suitable For Information

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	SEPT 2022	As indicated @ A3

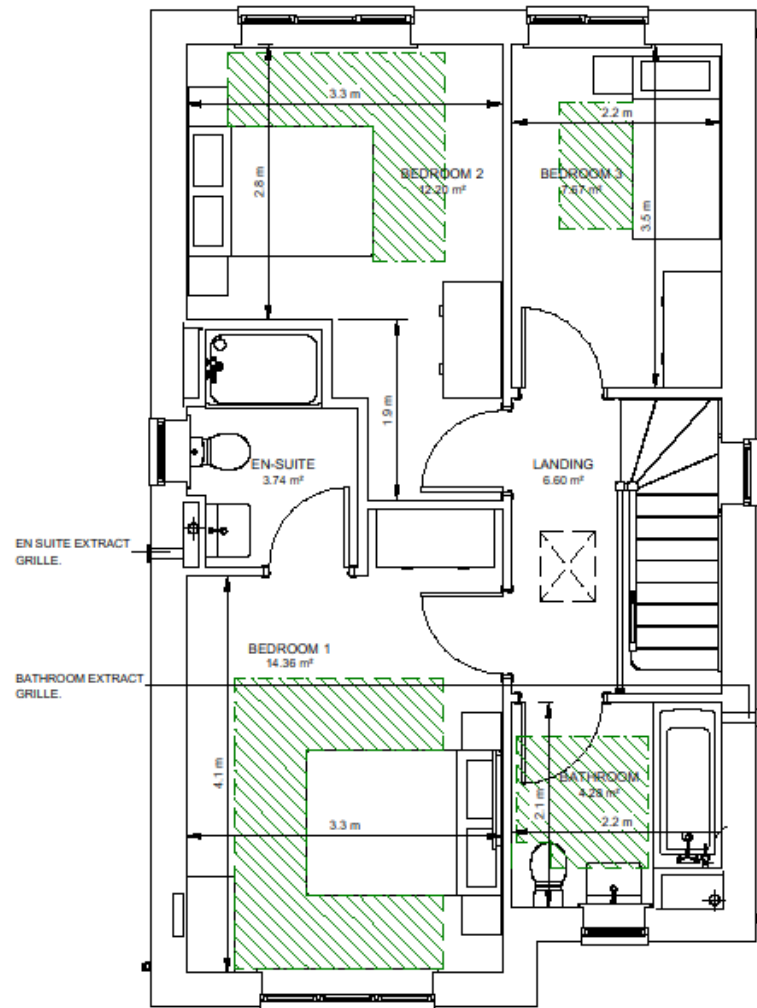
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SC	00	DR	A	00201	S2	P03


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Hatch indicates AD Part M
 clear zones

P03	2022-11-08	Key updated to show M4 (1)(2) clear zones	JCK	GW
P02	2022-10-28	Updated inline with clients comments	JCK	GW
P01	2022-09-23	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT								
Vistry Partnership								
PROJECT TITLE						HOUSE TYPE		
Former Ash Glen Nursery						Scot AS M4(2)		
Sheffield Road, Chesterfield								
TITLE								
First Floor GA Plan								
SUITABILITY								
Suitable For Information								
DRAWN / CHECKED			INITIAL ISSUE DATE			SCALE		
GW / JCK			SEPT 2022			As indicated @ A3		
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SC	01	DR	A	00202	S2	P03

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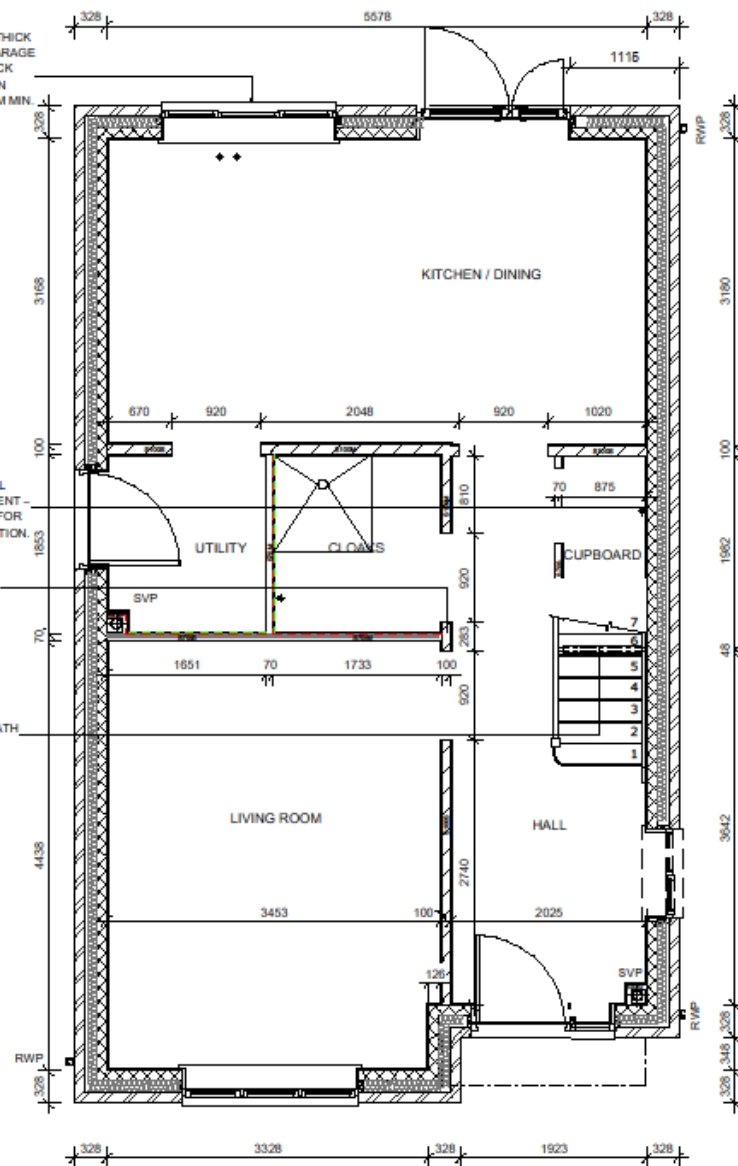


DENOTES 178MM THICK
SEMI EXPOSED GARAGE
WALL - 100MM THICK
STANDARD AIRCON
CELCON AND 78MM MIN.
PIR BOARD

OPTIONAL INTERNAL
METER ARRANGEMENT -
REFER TO REGION FOR
FURTHER INFORMATION

STUDWORK PIER
BETWEEN DOORS

STUD WALL BENEATH
STAIRS



GROUND FLOOR

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO
BLOCKWORK FOR MASONRY WALLS AND OUTER FACE
OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS
UNLESS STATED OTHERWISE.

ST01 - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.

ST05 - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm bower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

ST06 - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wetarea/WC side with skin finish.

ST08 - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm bower
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.

ST09S - Loadbearing partition
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on dabs with skin
finish.

ST20 - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.

ST100 - Internal garage wall
38mm Gyrochemalux PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.

ST10M - Loadbearing partition to wet area
12.5mm Standard wallboard on dabs with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
dabs to bathroom/wetarea/WC side with skin
finish.

ST01M - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.

ST01M - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/wetarea/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.

ST0 - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.

MM05 - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.

Patress 12mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections

Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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S = 12.5mm Standard wallboard with skin
finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/wetarea/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm bower Acoustic Partition Roll
APR1200 insulation between studs
Y = 5mm OSB patress to metal stud
PIR = 38mm Gyrochemalux PIR (12.5+
25.5mm)

f = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned.

300H Patress Heights (when full
height patress isn't required)
600H
1200H

SE to confirm additional requirements for load
bearing and racking

P02	2022-11-08	Update to partition key	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

HOUSE TYPE

Scot AS M4(2)

TITLE

Ground Floor Plan - Metal Stud Setting Out

SUBMITTAL

Review and Comment

DRAWN / CHECKED

JCK / GW

INITIAL ISSUE DATE

Oct 2022

SCALE

1 : 50 @ A3

DRAWING ID

Project: 3GP3 - MHA - SC - ZZ - DR - A - 00203 - S3 - P02

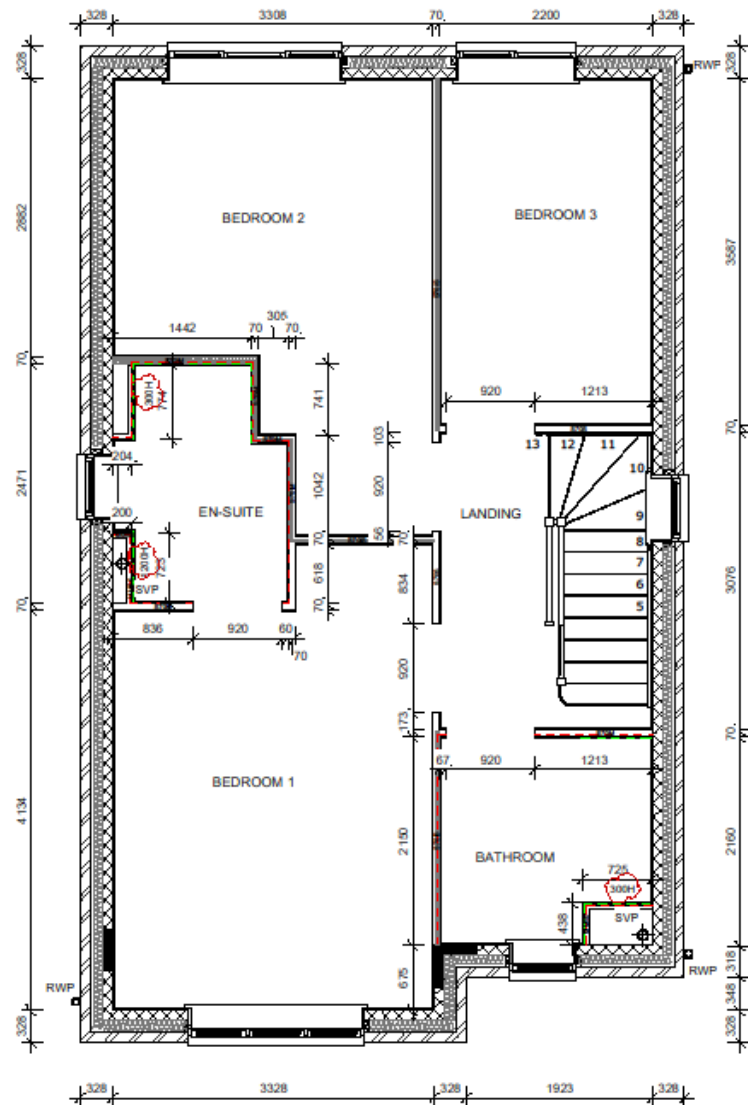
Originator: Volume: Level: Type: Role: Number: Status: Revision:

3GP3 - MHA - SC - ZZ - DR - A - 00203 - S3 - P02

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FIRST FLOOR

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

- ST02** - Standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish.
- ST05** - Standard partition with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm batten
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- ST04** - Partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en-suite/WC side with skin finish.
- ST03** - Partition to wet area with insulation
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud with 70mm batten
Acoustic Partition Roll APR1200 insulation
between studs,
12.5mm Standard wallboard with skin finish.
- ST06** - Loadbearing partition
12.5mm Standard wallboard on data with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
12.5mm Standard wallboard on data with skin
finish.
- SS00** - Boring to services
Two layers of 12.5mm Standard wallboard with
skin finish,
nom. 50mm metal stud.
- PR100** - Internal garage wall
38mm Gyrotherm PIR (12.5+25.5mm),
100mm loadbearing partition wall to SE design
and specification,
To achieve min. 30mins REI fire resistance.
- ST08** - Loadbearing partition to wet area
12.5mm Standard wallboard on data with skin
finish,
100mm loadbearing partition wall to SE design
and specification,
15mm Gyproc moisture resistant wallboard on
data to bathroom/en-suite/WC side with skin
finish.
- ST07** - Fire rated standard partition
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
12.5mm Standard wallboard with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- ST01** - Fire rated partition to wet area
12.5mm Standard wallboard with skin finish,
nom. 70mm metal stud,
15mm Gyproc moisture resistant wallboard to
bathroom/en-suite/WC side with skin finish,
To achieve min. 30mins EI fire resistance. All
service penetrations to be sealed with
intumescent sealer, fire rated backing boxes
used to switches/sockets, and all joints taped
and skinned.
- ST0** - Single sided partition.
12.5mm Standard wallboard with skin finish to
one side only,
nom. 70mm metal stud.
- MS00** - Boring to services
Two layers of 12.5mm Moisture wallboard with
skin finish,
nom. 50mm metal stud.
- Pattern 12mm plywood for heavy fixings,
applied to face of wall where required across
entire height/length, inside of C stud when only
used in small sections
- Double layer of plasterboard, with C studs set
at 400mm centres to spaces with ceramic tiles.

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finish
M = 15mm Gyproc moisture resistant
wallboard to bathroom/en-suite/WC side with
skin finish
50 = nom. 50mm metal stud
70 = nom. 70mm metal stud
100 = 100mm loadbearing partition wall to SE
design and specification
I = 70mm batten Acoustic Partition Roll
APR1200 insulation between studs
T = 5mm OSB pathress to metal stud
PR = 38mm Gyrotherm PIR (12.5+
25.5mm)

F = Partition to achieve min. 30mins EI fire
resistance, or REI where the wall is
loadbearing. All service penetrations to be
sealed with intumescent sealer, fire rated
backing boxes used to switches/sockets, and
all joints taped and skinned

300H Pathress heights (when full
height pathress isn't required)
600H
1200H

SE to confirm additional requirements for load
bearing and racking

P02	2022-11-08	Update to partition key	JCK	GW
P01	2022-10-28	Initial issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery

Sheffield Road, Chesterfield

TITLE

First Floor Plan - Metal Stud Setting Out

AVAILABILITY

Review and Comment

DRAWN / CHECKED

JCK / GW

INITIAL ISSUE DATE

Oct 2022

SCALE

1 : 50 @ A3

DRAWING ID

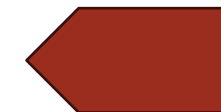
Project Originator Volume Level Type Role Number Status Revision

3GP3 - MHA - SC - ZZ - DR - A - 00204 - S3 - P02

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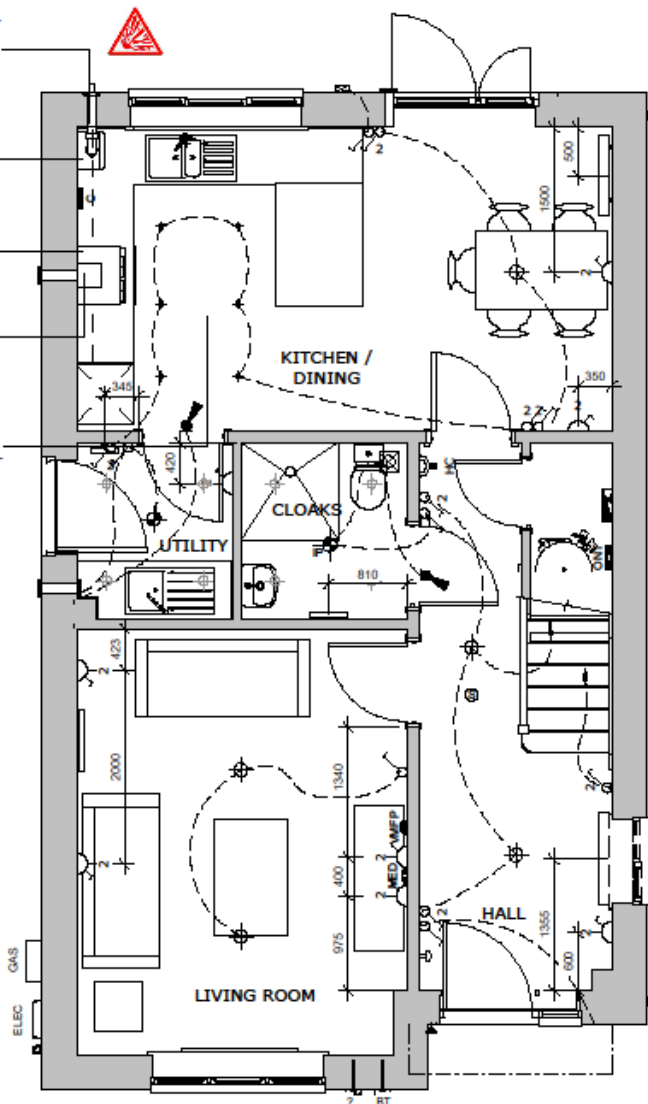
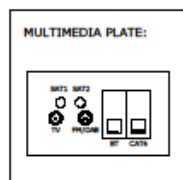
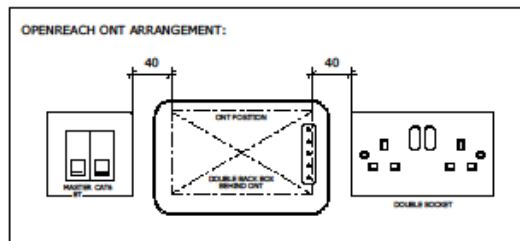
ARCHITECTS



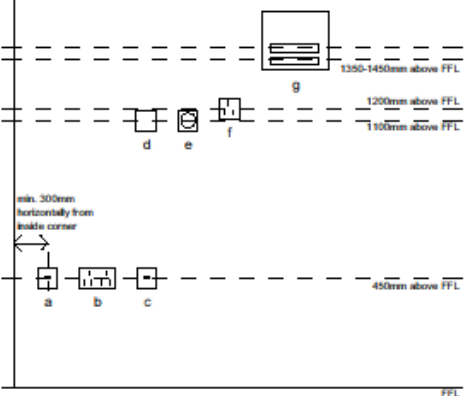
ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEGASGATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEGASGATED BATTERYHOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 1500MM ABOVE PFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VIRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VIRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT, MINIMUM CHARGING POWER OF 7kW, MINIMUM MODE 3, UNIT MUST BE UNTETHERED.	
LOCATION TO BE PLANT DESIGNER.	

GAS POINT WITH SUITABLE GAS COCK/VALVE REQUIRED TO SUPPLY HOB.

COOKER HOOD EXTRACT FAN TO BE TAKEN THROUGH THE WALL TO AN EXTERNAL GRILLE.



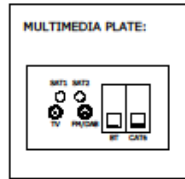
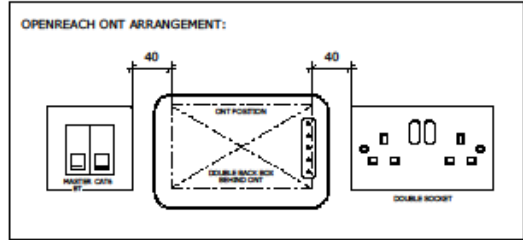
Heights as below, unless stated otherwise. Measured to centreline



- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

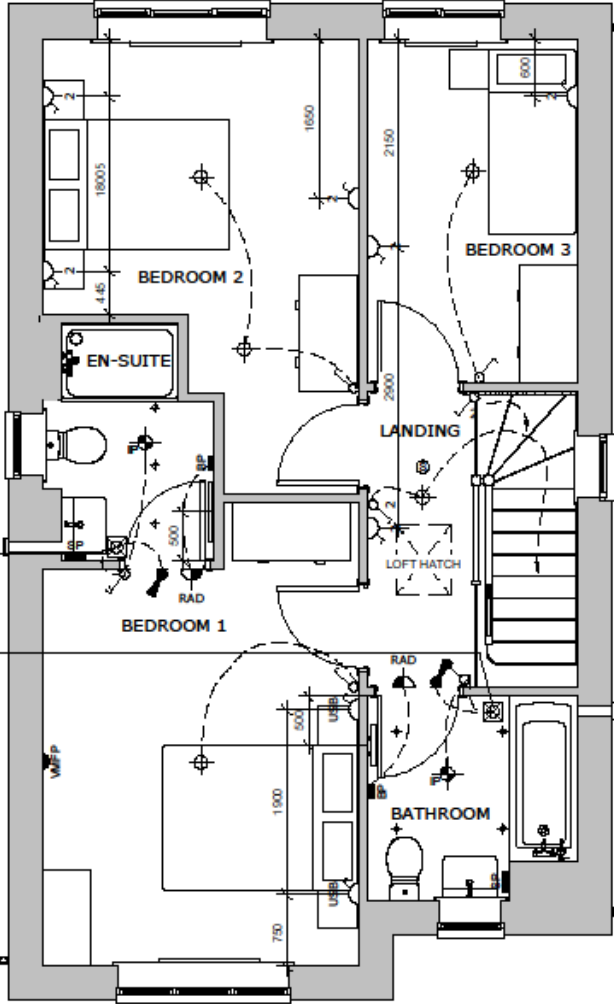
P01	2022-11-08	Initial Issue	JCK	GW			
REV	DATE	DESCRIPTION	DRN	CHK			
CLIENT							
Vistry Partnership							
PROJECT TITLE			HOUSE TYPE				
Former Ash Glen Nursery			Scot AS M4(2)				
Sheffield Road, Chesterfield							
TITLE							
Ground Floor Electrical Plan							
SUITABILITY							
Review and Comment							
DRAWN / CHECKED		INITIAL ISSUE DATE		SCALE			
JCK / GW		Nov 2022		As indicated @ A3			
DRAWING ID							
Project	Originator	Volume	Level	Type	Number	Status	Revision
3GP3	MHA	SC	00	DR	A	00501	S3 - P01

ELECTRICAL LEGEND	
CEILING MOUNTED SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
RADIATORS	
EXTRACT INLET / OUTLET	
LIGHT SWITCHES (TICKS = NO. OF GANGS, NO. = NO. OF WAYS.)	
WALL MOUNTED HEATING CONTROL THERMOSTAT	
13A SWITCHED DOUBLE SOCKET AT LOW LEVEL	
TELEPHONE OPTICAL NETWORK TERMINATION (ONT) POSITION (SEE BELOW).	
TV OUTLET	
MULTIMEDIA PLATE (SEE BELOW).	
NETWORK IN (BT)	
CEILING-MOUNTED MECHANICAL EXTRACT.	
CONSUMER UNIT	
NON-DEDICATED CEILING PENDANT LIGHT FITTING WITH ENERGY EFFICIENT BULB	
NON-DEDICATED BATTERY HOLDER LIGHT FITTING WITH ENERGY EFFICIENT BULB	
TRACK LIGHTING	
WIRING TO EXTERNAL LIGHT	
GAS / ELECTRIC METERS	
DOOR BELL PUSH BUTTON (EXT.) / CHIME (INT.)	
EXTERNAL WALL LIGHT - 2500MM ABOVE FFL	
DOWNLIGHTS (CUSTOMER UPGRADE)	
VRGIN MEDIA FACEPLATE (OPTIONAL)	
NETWORK IN (VRGIN MEDIA)	
LED STRIP LIGHTING (CUSTOMER UPGRADE)	
3A FUSED DOUBLE-POLE ISOLATOR (FOR BOILER)	
ELECTRIC VEHICLE CHARGING POINT. MINIMUM CHARGING POWER OF 7kW, MINIMUM MODE 3, UNIT MUST BE UNTETHERED.	
LOCATION TO BE PLANT SPECIFIC.	

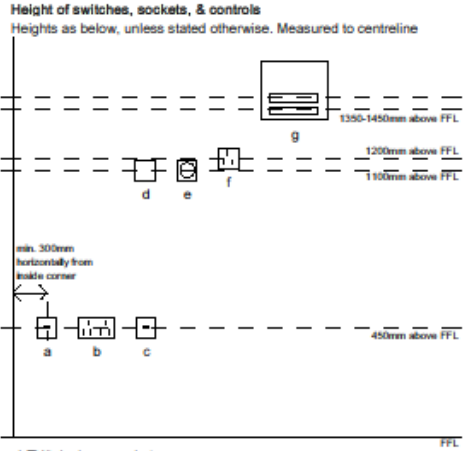


CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH
CEILING VOID TO
EXTERNAL GRILLE.

CEILING MOUNTED
EXTRACT FAN TO BE
TAKEN THROUGH
CEILING VOID TO
EXTERNAL GRILLE.



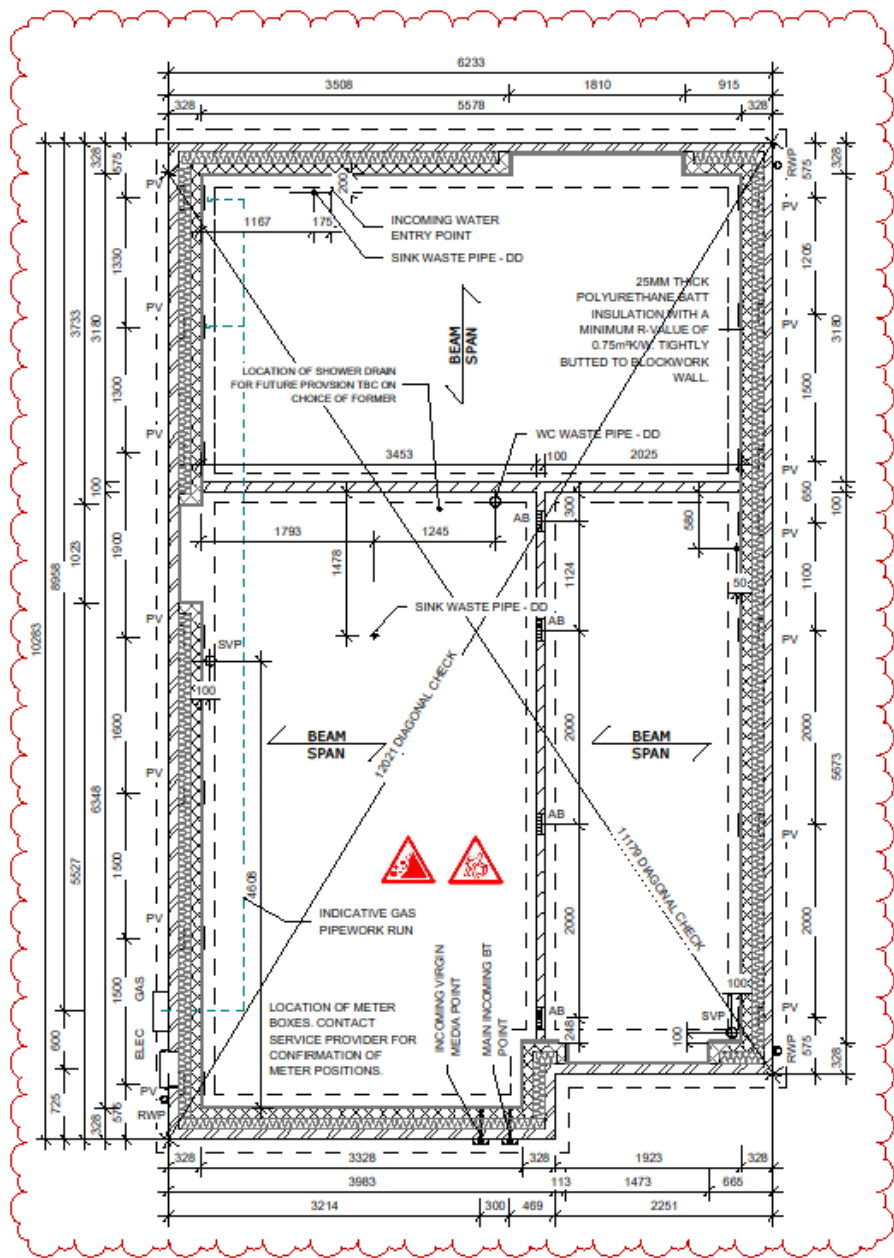
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- a) TV/telephone socket
- b) Electrical socket
- c) Electrical socket for appliance
- d) Light switch
- e) Thermostat
- f) Electrical socket/switches above kitchen worktop
- g) Consumer unit
- h) Fused spurs

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSETYPE	
Former Ash Glen Nursery			Scot AS M4(2)	
Sheffield Road, Chesterfield				
TITLE				
First Floor Electrical Plan				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	As indicated @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	- MHA	- SC	- 01	- DR - A
				00502
				S3 - P01





LEGEND

- DD** DIRECT TO DRAIN CONNECTION
SVP SOIL VENT PIPE
AB AIR BRICKS
PV PERISCOPIC CAVITY WALL VENTS

Note: For Rainwater downpipe locations, refer to plot specific drawings.

RISKS FOR BUILDING ELEMENTS:

Risk of falling down cavity opening, appropriate safety measures to be implemented.
 Lifting hazard of ground floor beams, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
 RISK OF COLLAPSE

WALL LEGEND

 DENOTES 327.5MM THICK CAVITY WALL:

 DENOTES 100MM THICK LOADBEARING SLEEPER WALL BELOW GROUND FLOOR SLAB LEVEL TO SUIT STRUCTURAL LOADING REQUIREMENTS:

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NOTES:

- All masonry below DPC to be in accordance with BS EN 771.
- Brickwork to be durability designations F2, S2 to BS EN 998-2:2015.
- Specification for mortar for masonry, Part 2: Masonry mortar.
- All sub-structure blockwork to be in accordance with BS EN 1996-2:2006.
- Eurocode 5 - Design of masonry structures - Part 2: Design considerations, selection of materials and execution of masonry and NHBC technical standards.
- Minimum requirements of blockwork to not be less than 1500kg/m² or 7.3N/mm².
- Lean mix infill to be used in accordance with standards; at least 225mm below DPC level.
- For details of suspended floor see structural engineers design / specialist design.
- Refer to structural engineers drawing for foundation information. Provide underground ducts as required for water, electric & gas services.
- Foundation widths / type are indicative only. Refer to Structural Engineer's foundation design for detailed information.
- All substructure inlets to be 100 x 75mm pre-stressed concrete inlets. Location to be co-ordinated with individual plot drainage.
- Substructure blockwork to be Plasmar Agile Ultima. Refer to Structural Engineer's foundation design for detailed information.
- NHBC standards state: Chapter 5.2.10 (b) Ventilation under floor voids:-
 - Voids should be ventilated by openings providing not less than 1500mm² per metre run of external wall or 500mm² per m² of floor area, which ever gives the greater opening area.
 - Ventilation openings should be provided on at least two opposite sides, where this is not possible, effective cross-ventilation from opposite sides should be provided by a combination of opening and air ducts.
 - Ventilators should be spaced at not more than 2m centres and within 450mm of each end of any wall.

P03	2022-11-08	Updated to show changes to internal layout	JCK	GW
P02	2022-10-28	Amended W/C drainage	JCK	GW
P01	2022-09-01	Initial issue for coordination with engineer	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot AS M4(2)
Sheffield Road, Chesterfield	

TITLE

Beam and EPS Foundation Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	SEPT 2022	1 : 50 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SC	FN	DR	A	00102	S1	P03

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NOTE:
FLOOR CONSTRUCTION
TO ACHIEVE MINIMUM
40dB AND 30 MIN. FIRE
RESISTANCE TO ALL
FLOORS: 22MM
CHIPBOARD FLOORING
PROVIDING A MIN. MASS
15kg/M². 1 BEAM JOIST
SPACED AT NO MORE
THAN 600MM CENTRES.
REFER TO
MANUFACTURER'S
DETAILS FOR
CONFIRMATION. 15MM
PLASTERBOARD CEILING
FINISH PROVIDING A
MASS 9.8kg/M².

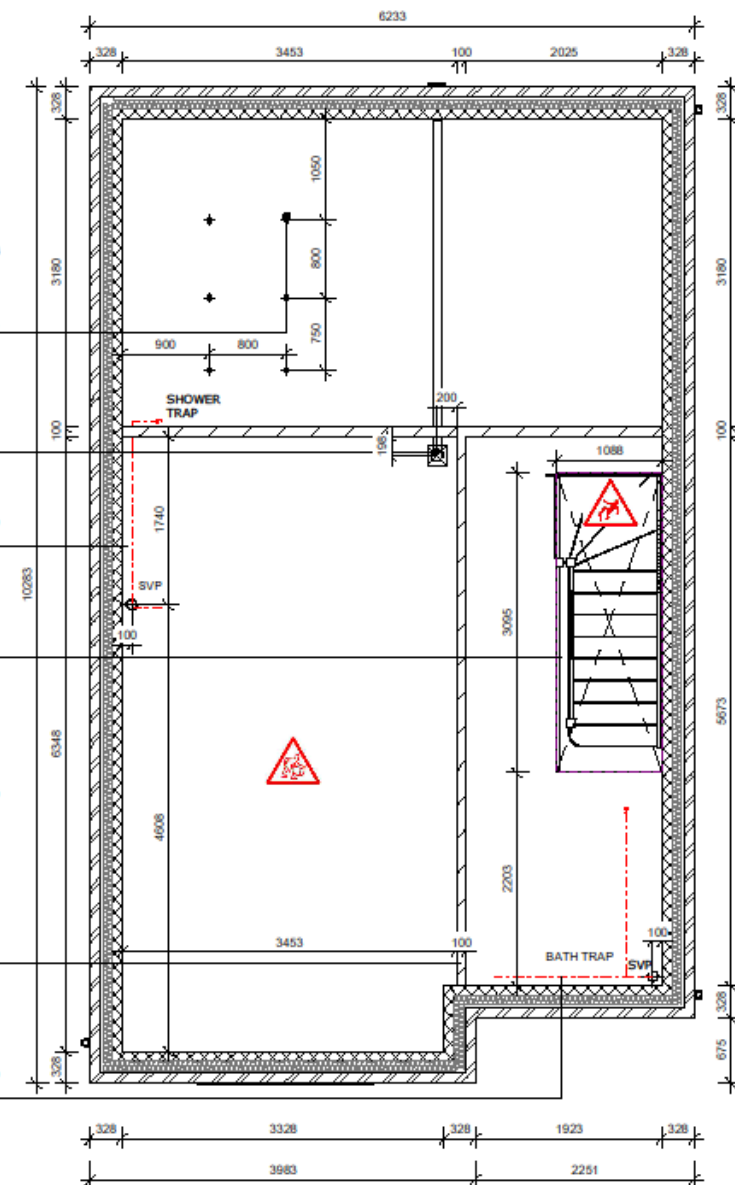
OPTIONAL
DOWNLIGHTS, DISCUSS
WITH SALES
NEGOTIATOR FOR
OPTIONAL CUSTOMER
UPGRADE.

W.G. EXTRACT FAN
DUCTING TO BE TAKEN
TO GABLE AND
THROUGH WALL TO
EXTERNAL GRILLE
WASTE PIPES TO FALL
WITHIN FLOOR VOID AND
CONNECT INTO
ADJACENT SVP. REFER
TO WET AREA LAYOUT
DWG FOR DETAILS.
TIMBER PACKER TO
FLOOR EDGE TO
ENSURE FLUSH
ALIGNMENT OF P'BD.
FACE OF STAIRWELL
AND SUPPORT OF
PARTITION IS ACHIEVED

NOTE:
30 X 5MM SECTION
GALV. M.S. LATERAL
RESTRAINT STRAPS AT
MAX. 2000MM CTS. FIXED
ACROSS FIRST 3No.
JOISTS. REFER TO
MANUFACTURER'S
DESIGN FOR
LOCATIONS.

LOADBEARING
INTERNAL WALLS TO
SUPPORT FIRST FLOOR
STRUCTURE. SEE
STRUCTURAL
ENGINEERS DETAILS
FOR SITE SPECIFIC
FOOTING DETAILS

WASTE PIPES TO FALL
WITHIN FLOOR VOID AND
CONNECT INTO
ADJACENT SVP. REFER
TO WET AREA LAYOUT
DWG FOR DETAILS.



FIRST FLOOR INDICATIVE JOIST LAYOUT

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NOTES

LAYOUT SHOWN IS INDICATIVE
ONLY. PLEASE REFER TO
SPECIALIST FABRICATOR'S
DRAWINGS FOR FULL DESIGN AND
DETAILS.

RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels
and windows, appropriate lifting
equipment to be used.

TEMPORARY WORKS:

Read in conjunction with
Engineers designs / details for
temporary propping and
buttressing during construction.

KEY OF SYMBOLS:

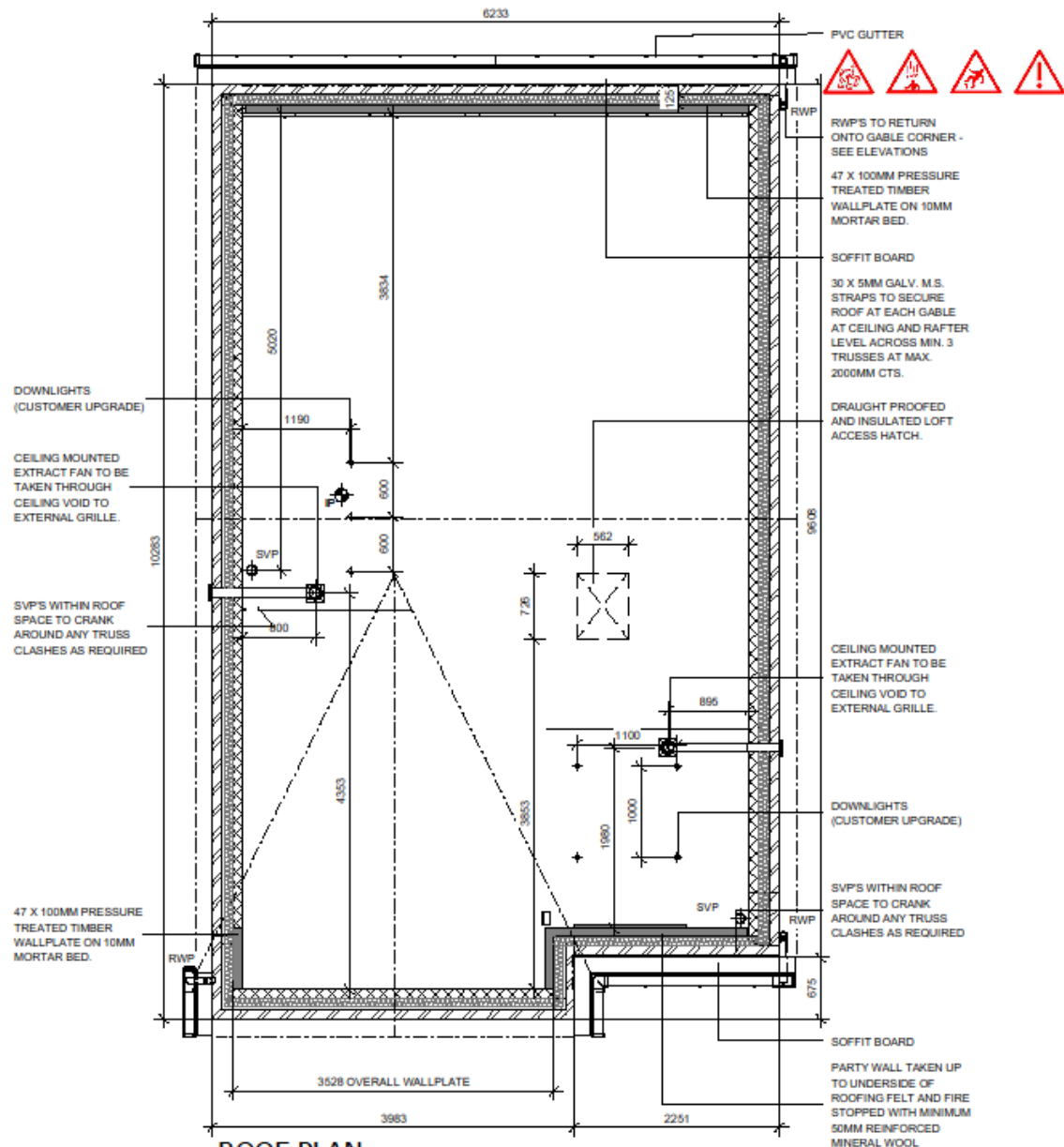
-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE			HOUSE TYPE	
Former Ash Glen Nursery			Scot AS M4(2)	
Sheffield Road, Chesterfield				
TITLE				
F.F. Indicative Joist Layout				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		Nov 2022	1 : 50 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	MHA	SC	FJ	DR
				A
				00301
				S3
				P01

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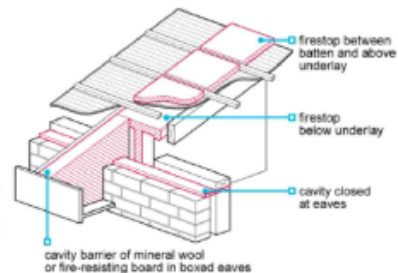
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ROOF PLAN

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RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and bracing during construction.

KEY OF SYMBOLS:

-  LIFTING HAZARD
-  RISK OF EXPLOSION
-  RISK OF FALLING
-  RISK OF COLLAPSE

P01	2022-11-08	Initial Issue	JCK	GW			
REV	DATE	DESCRIPTION	DRN	CHK			
CLIENT							
Vistry Partnership							
PROJECT TITLE			HOUSETYPE				
Former Ash Glen Nursery			Scot AS M4(2)				
Sheffield Road, Chesterfield							
TITLE							
Roof Plan							
SUITABILITY							
Review and Comment							
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE				
JCK / GW		Nov 2022	1 : 50 @ A3				
DRAWING ID							
Project	Originator	Volume	Level	Type	Number	Status	Revision
3GP3	MHA	SC	RP	DR	A - 00303	S3	P01

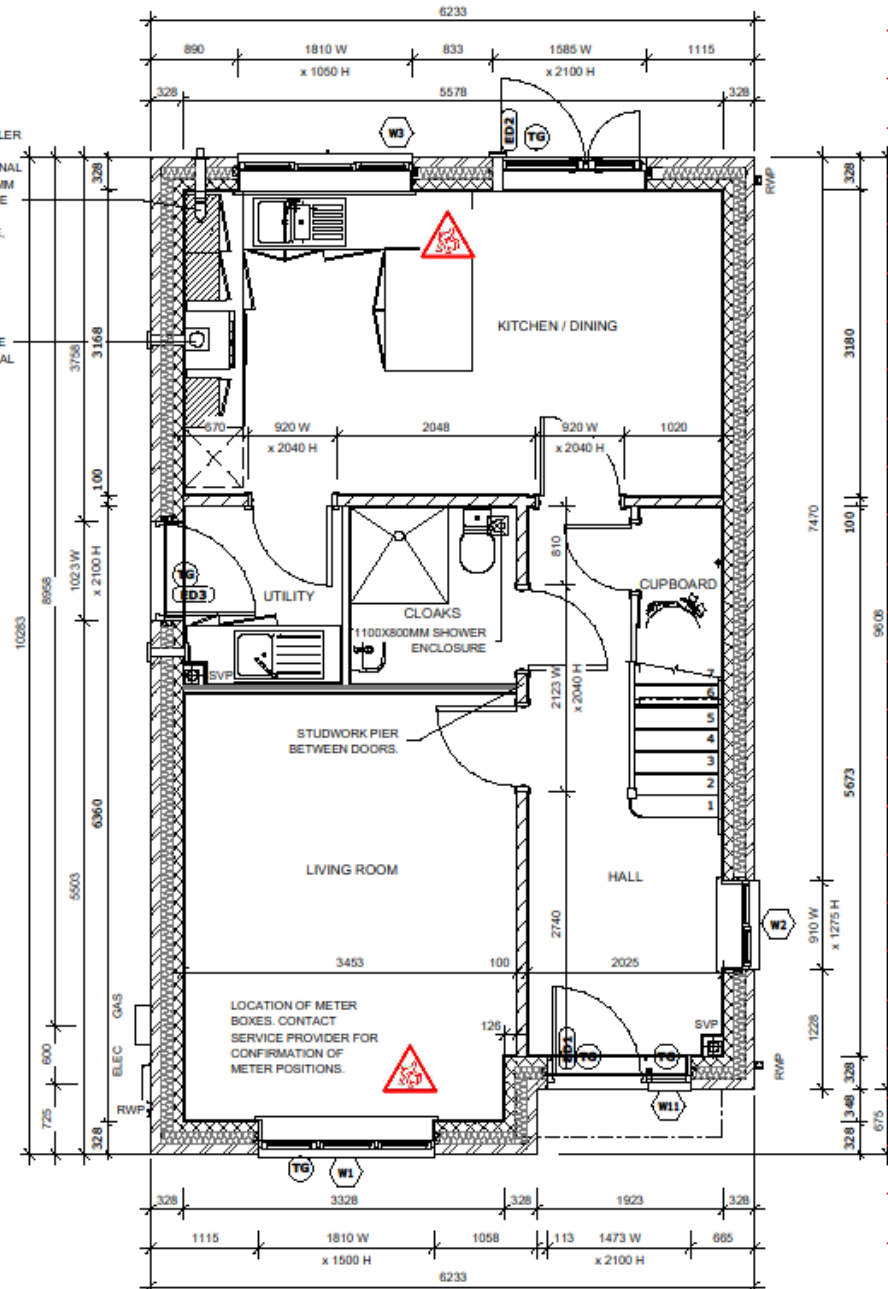
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BALANCED FLUE BOILER
EXTRACT TAKEN
THROUGH TO EXTERNAL
GRILLE ENSURE 300MM
MIN. CLEAR DISTANCE
FROM ANY OPENING
AND BOUNDARY LINE,
150MM MIN. FROM A
RWP.

COOKER HOOD
EXTRACT FAN TO BE
TAKEN THROUGH THE
WALL TO AN EXTERNAL
GRILLE.



RISKS FOR BUILDING ELEMENTS:

Windows: Lifting Hazard of lintels and windows, appropriate lifting equipment to be used.

TEMPORARY WORKS:

Read in conjunction with Engineers designs / details for temporary propping and buttressing during construction.

KEY OF SYMBOLS:

- LIFTING HAZARD
- RISK OF EXPLOSION
- RISK OF FALLING
- RISK OF COLLAPSE

KEY TO ABBREVIATIONS

- CL Centre Line
- M.J. Movement Joint
- RWP Rainwater Pipe
- FAP Fan Assisted Flue
- SVP Soil Vent Pipe
- DW Dishwasher
- WM Washing Machine
- F/F Fridge Freezer
- (ES) Emergency Egress Window
- (TG) Toughened Glass Windows & Doors
- (OG) Obscure Glazing
- (Q) Part Q Compliant
- G Gas Meter Box
- E Electric Meter Box
- RV Part L Compliant Insulated

Roof Access Hatch to Have Minimum 520mm Opening in Each Direction

Cavity Barrier

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WALL LEGEND

DENOTES 352.5MM THICK CAVITY WALL:

DENOTES 100MM THICK LOADBEARING PARTITION WALL:

ALL DIMENSIONS ILLUSTRATED ARE TAKEN TO BLOCKWORK FOR MASONRY WALLS AND OUTER FACE OF STUDWORK FOR LIGHTWEIGHT FRAME WALLS UNLESS STATED OTHERWISE.

WINDOW SCHEDULE - GROUND FLOOR

WINDOW REF.	ROOM	STANDARD WIDTH	STANDARD HEIGHT	TRICKLE VENT AREA (MM2)
W1	LIVING ROOM	1810	1500	10000
W2	HALL	910	1275	
W3	KITCHEN / DINING	1810	1050	10000
W11	HALL	450	2100	

*Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule

EXTERNAL DOOR SCHEDULE - GROUND FLOOR

DOOR REF.	ROOM	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
ED1	HALL	1023	2100	919	2025
ED2	KITCHEN / DINING	1585	2100	875	1950
ED3	UTILITY	1023	2100	939	2025

P03	2022-11-08	Updated to show changes to internal layout	JCK	GW
P02	2022-10-28	Change to rear door opening	JCK	GW
P01	2022-09-01	Initial issue for coordination with engineer	GW	JH
REV	DATE	DESCRIPTION	DRN	CHK

CUSTOMER

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

HOUSETYPE

Scot AS M4(2)

TITLE

Ground Floor Block Plan

SUITABILITY

Suitable For Coordination

DRAWN / CHECKED

INITIAL ISSUE DATE

SCALE

GW / JH

SEPT 2022

1 : 50 @ A3

DRAWING ID

Project Originate Volume Level Type Role Number Status Revision
3GP3 - MHA - SC - 00 - DR - A - 00221 - S1 - P03

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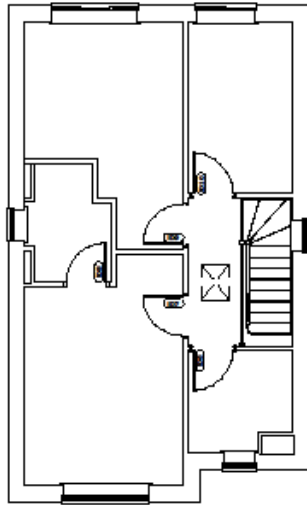
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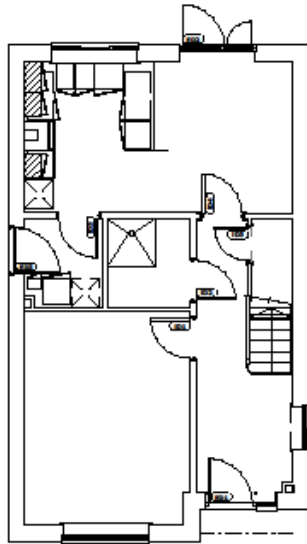


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'Actual acoustic requirement value varies by plot, see drawing 01015-Acoustic Requirements for schedule'



FIRST FLOOR PLAN



GROUND FLOOR PLAN

Internal Door Schedule						
LEVEL	ROOM	DOOR REF.	S/O WIDTH	S/O HEIGHT	PANEL WIDTH	PANEL HEIGHT
GF	HALL	ED1	1023	2100	919	2025
GF	KITCHEN / DINING	ED2	1585	2100	875	1950
GF	UTILITY	ED3	1023	2100	939	2025
GF	LIVING ROOM	ID1	920	2040	818	1981
GF	CLOAKS	ID2	920	2040	818	1981
GF	CUPBOARD	ID3	768	2040	686	1981
GF	KITCHEN / DINING	ID4	920	2040	818	1981
GF	UTILITY	ID5	920	2040	818	1981
FF	BATHROOM	ID6	920	2040	838	1981
FF	BEDROOM 1	ID7	920	2040	838	1981
FF	EN-SUITE	ID8	920	2040	818	1981
FF	BEDROOM 2	ID9	920	2040	838	1981
FF	BEDROOM 3	ID10	920	2040	838	1981

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P01	2022-11-08	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE	HOUSETYPE
Former Ash Glen Nursery	Scot AS M4(2)
Sheffield Road, Chesterfield	

TITLE

Internal Door Plan and Schedule

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	Nov 2022	1 : 100 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	SC	ZZ	DR	A	00251	S3	P01


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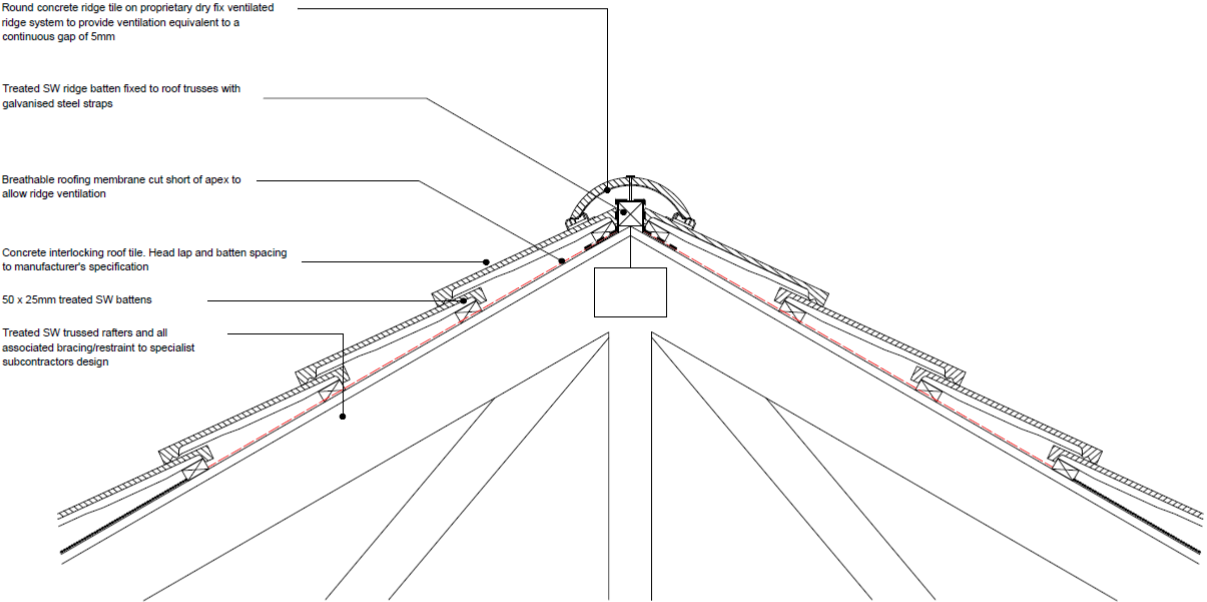
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HOUSE DETAILS

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [House Details](#)
- [Site Details](#)





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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

Roof Ridge Detail

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

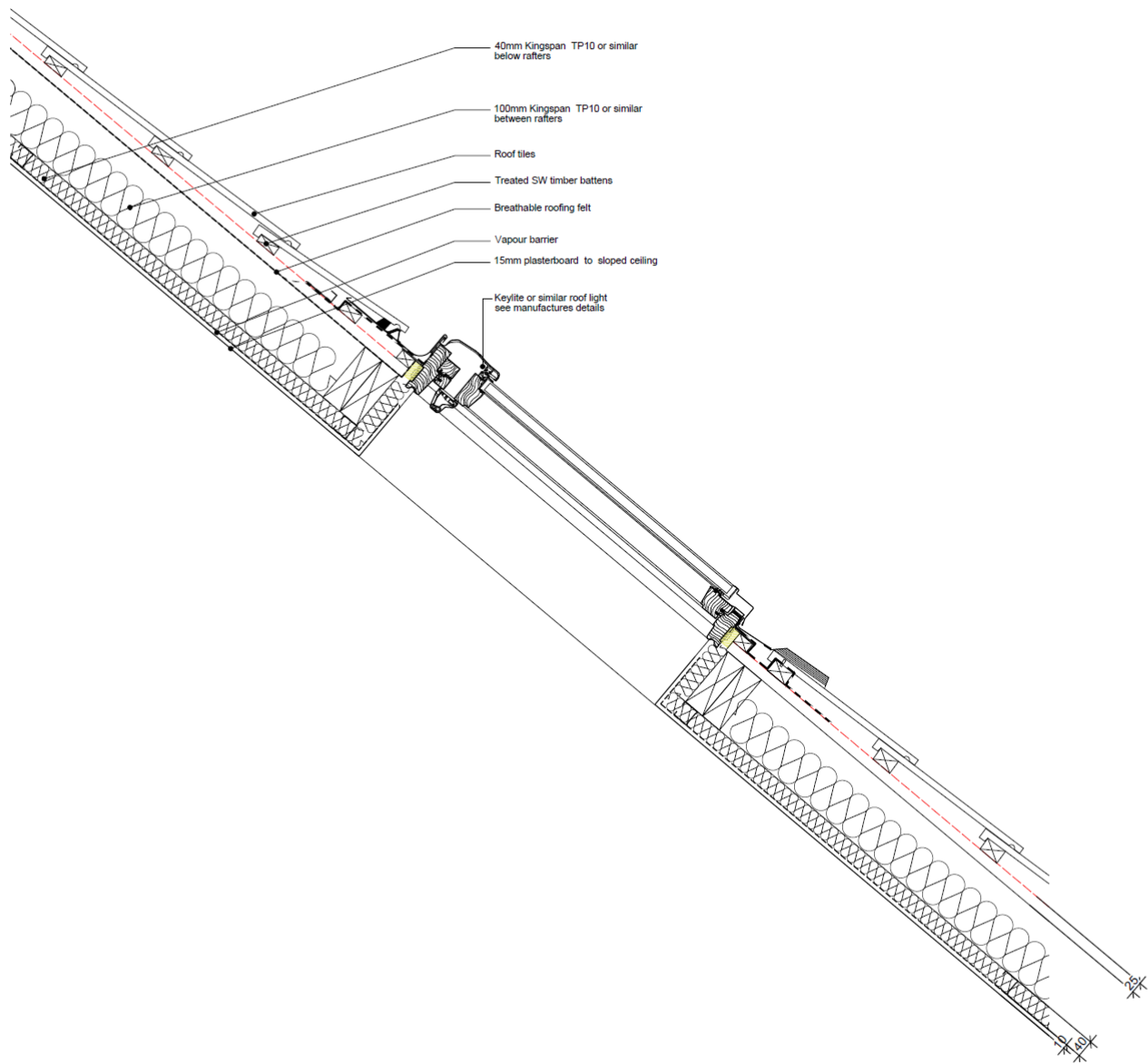
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 27003	- S3	- P1



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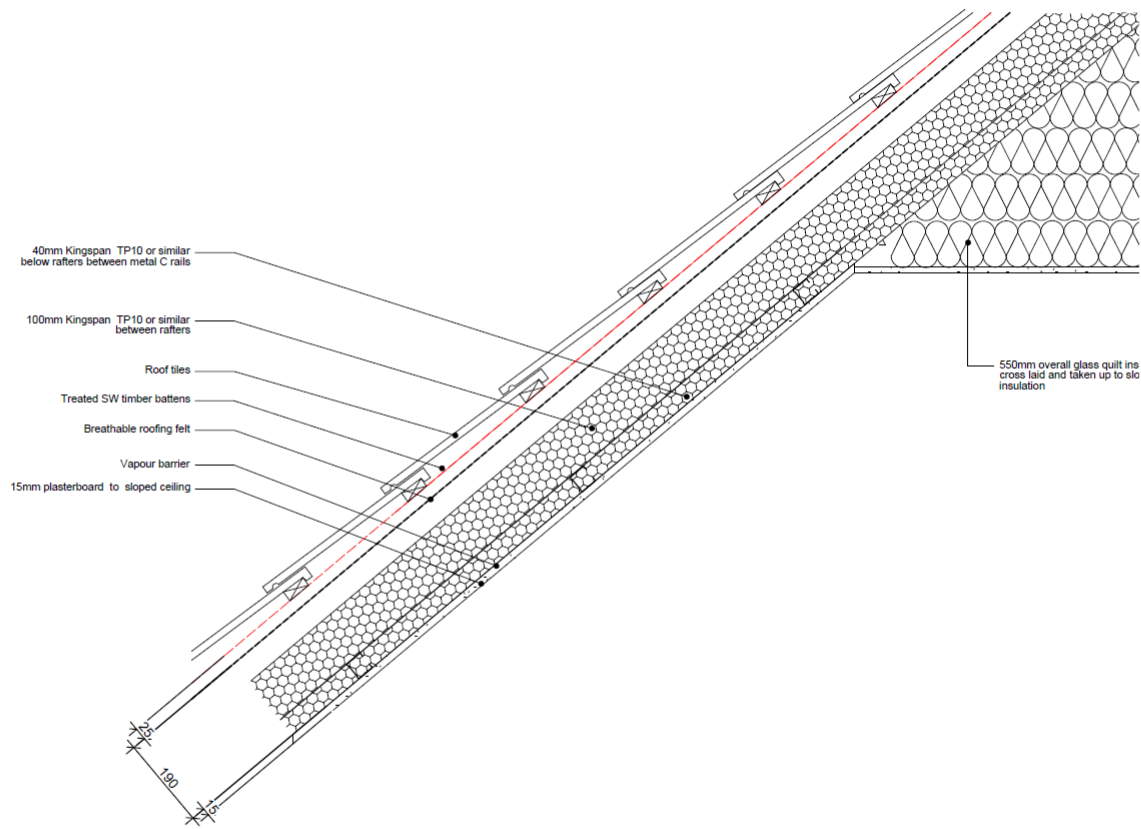




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P1	2022-10-28	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE								
Former Ash Glen Nursery								
Sheffield Road Chesterfield								
TITLE								
Roof Light Detail								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		10 2022	1:10 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 27004	- S3	- P1

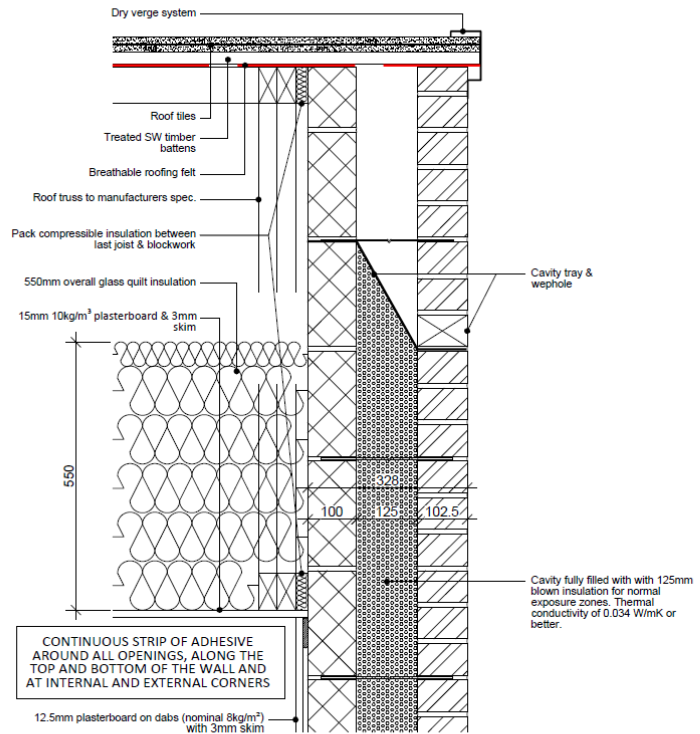




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REV	2022-10-28	Initial Issue	JCK	GW				
DATE		DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE								
Former Ash Glen Nursery								
Sheffield Road Chesterfield								
TITLE								
Sloping Ceiling Detail								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		10 2022	1:10 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 27008	- S3	- P1





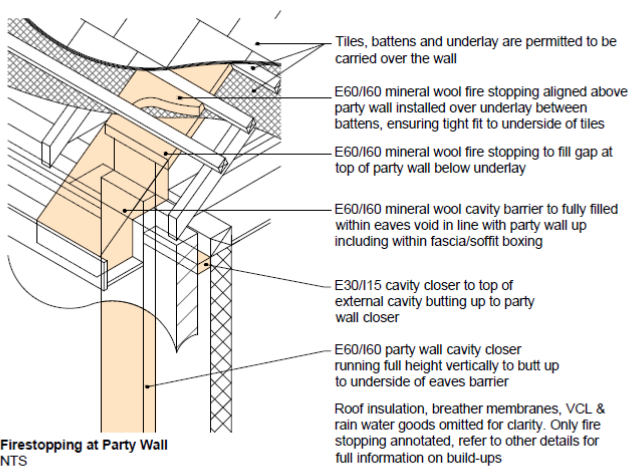
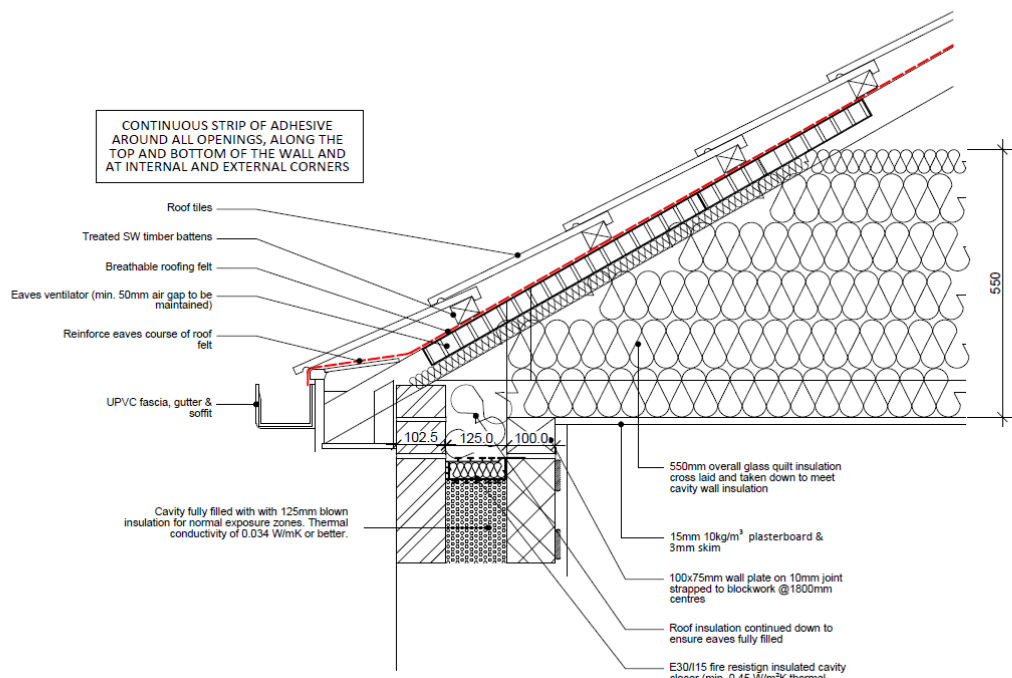
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P1	2022-10-28	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE								
Former Ash Glen Nursery								
Sheffield Road Chesterfield								
TITLE								
Verge Detail								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		10 2022	1:10 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- XX	- RF	- DR	- A	27001	- S3	- P1



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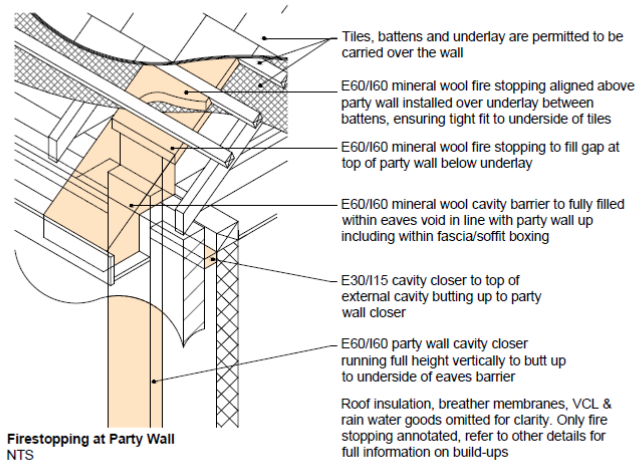
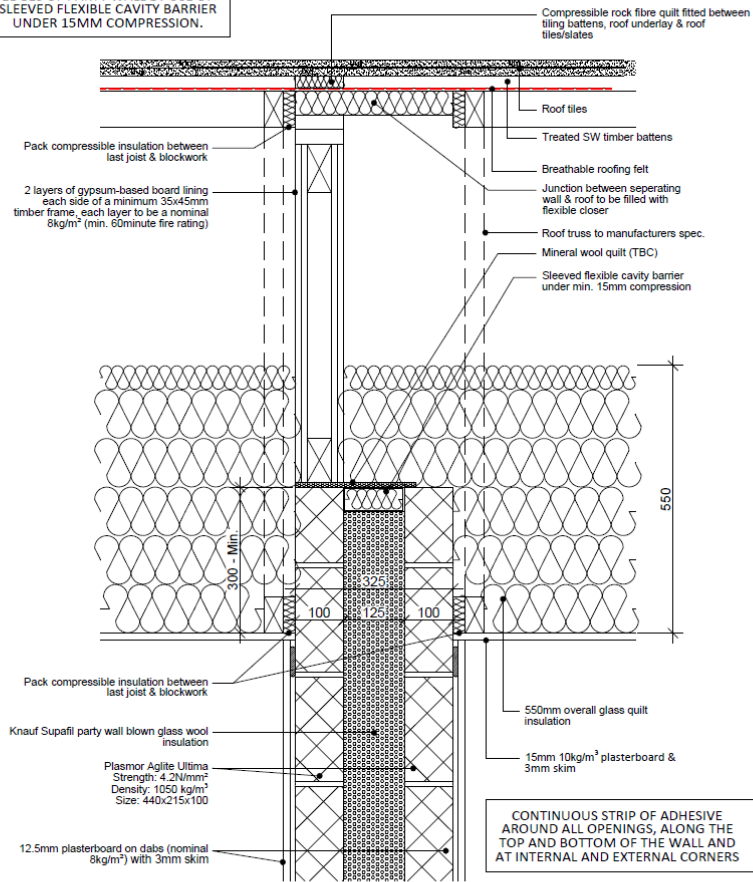


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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE				
Former Ash Glen Nursery Sheffield Road Chesterfield				
TITLE				
Eaves Detail				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		10 2022	1:10 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	- MHA	- ZZ	- ZZ	- DR
				- A
				- 27002
				- S3
				- P1



EDGE SEALING TO BE PROVIDED
AROUND THE PERIMETER / EXPOSED
EDGES OF PARTY WALL BY USE OF
SLEEVED FLEXIBLE CAVITY BARRIER
UNDER 15MM COMPRESSION.



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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

Part Wall Roof Junction Detail (E-WM-34)

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

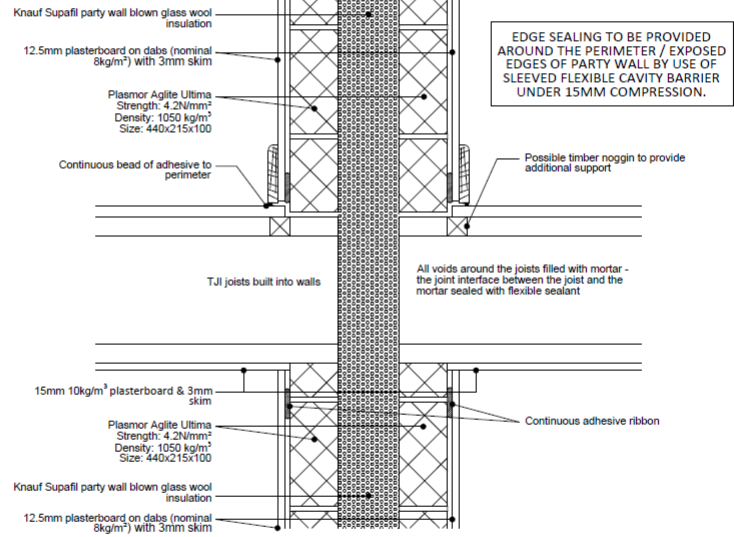
DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	-	22003	- S3	- P1

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CONTINUOUS STRIP OF ADHESIVE
AROUND ALL OPENINGS, ALONG THE
TOP AND BOTTOM OF THE WALL AND
AT INTERNAL AND EXTERNAL CORNERS

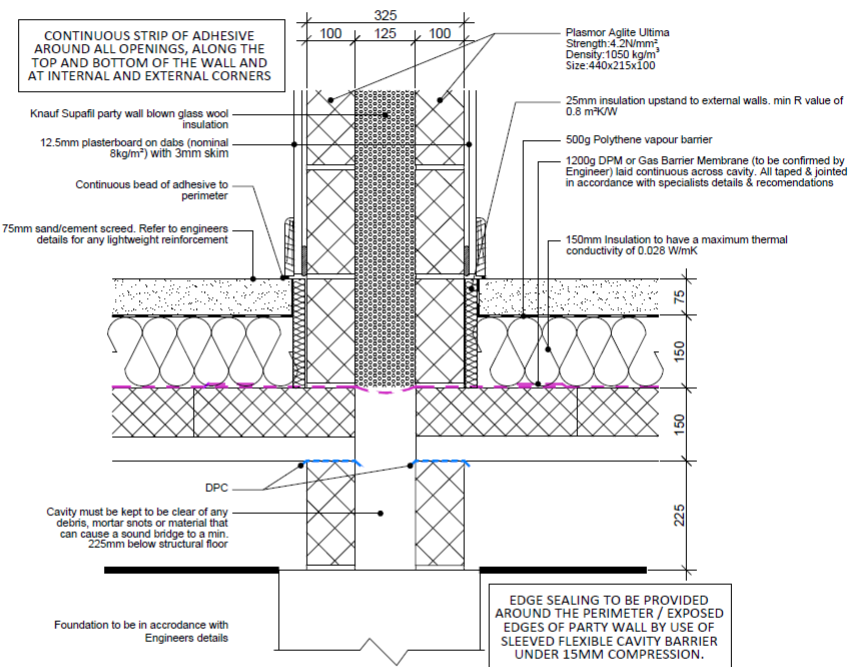


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REV	2022-10-28	Initial Issue	JCK	GW				
DATE		DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE								
Former Ash Glen Nursery								
Sheffield Road Chesterfield								
TITLE								
Party Wall Interim Floor Detail (E-WM-34)								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		10 2022	1:10 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 22002	- S3	- P1





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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

Party Wall Ground floor Detail (E-WM-34)

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

DRAWING ID

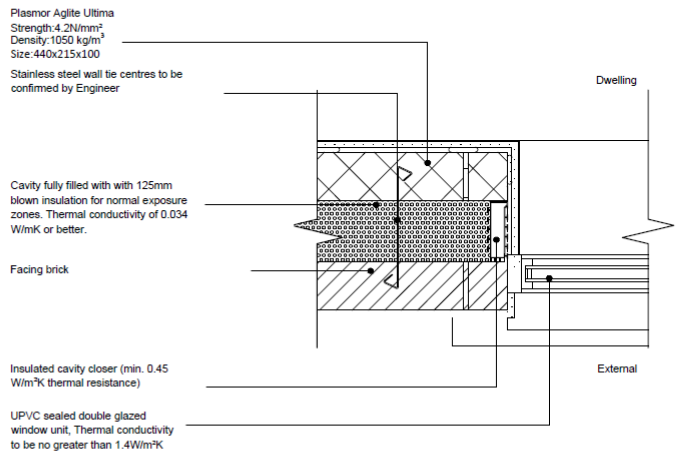
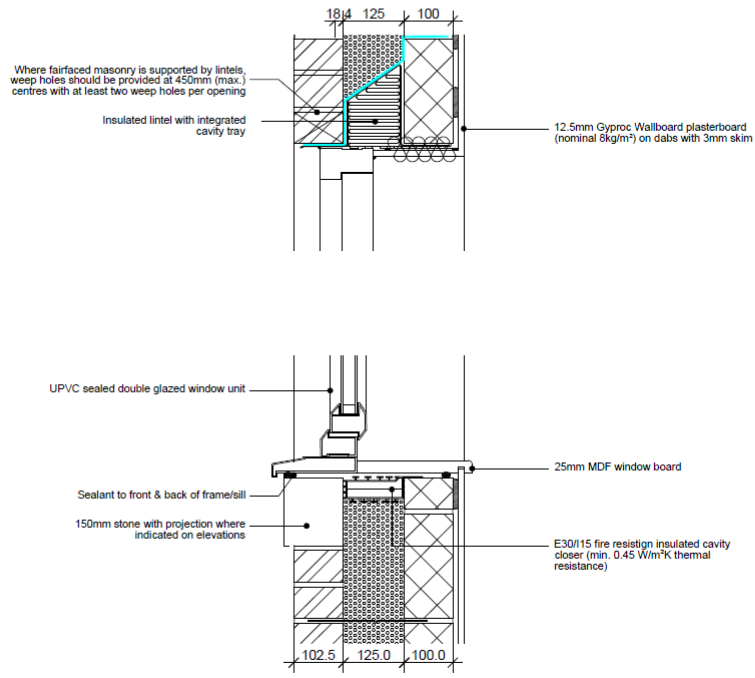
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 22001	- S3	- P1

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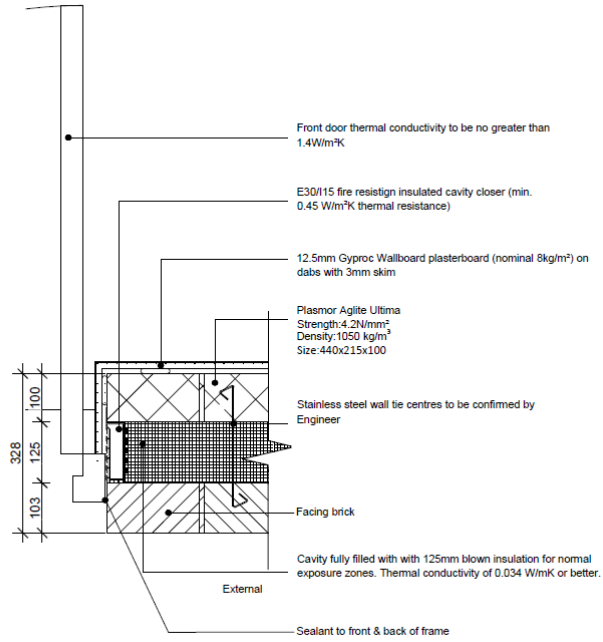
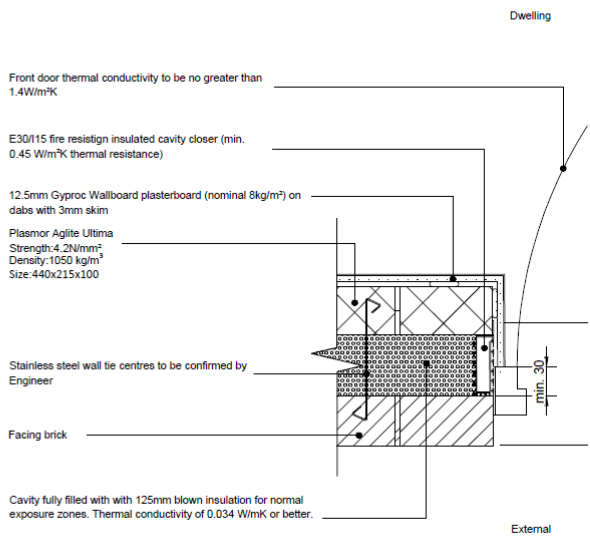
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REV	2022-10-28	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE								
Former Ash Glen Nursery								
Sheffield Road Chesterfield								
TITLE								
Window Cill, Head, and Jamb Details								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		10 2022	1:10 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 31001	- S3	- P1





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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

External Door Jamb Detail

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL	ISSUE DATE	SCALE
JCK / GW	10	2022	1:10 @ A3

DRAWING ID									
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision	
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	32002	- S3	- P1	

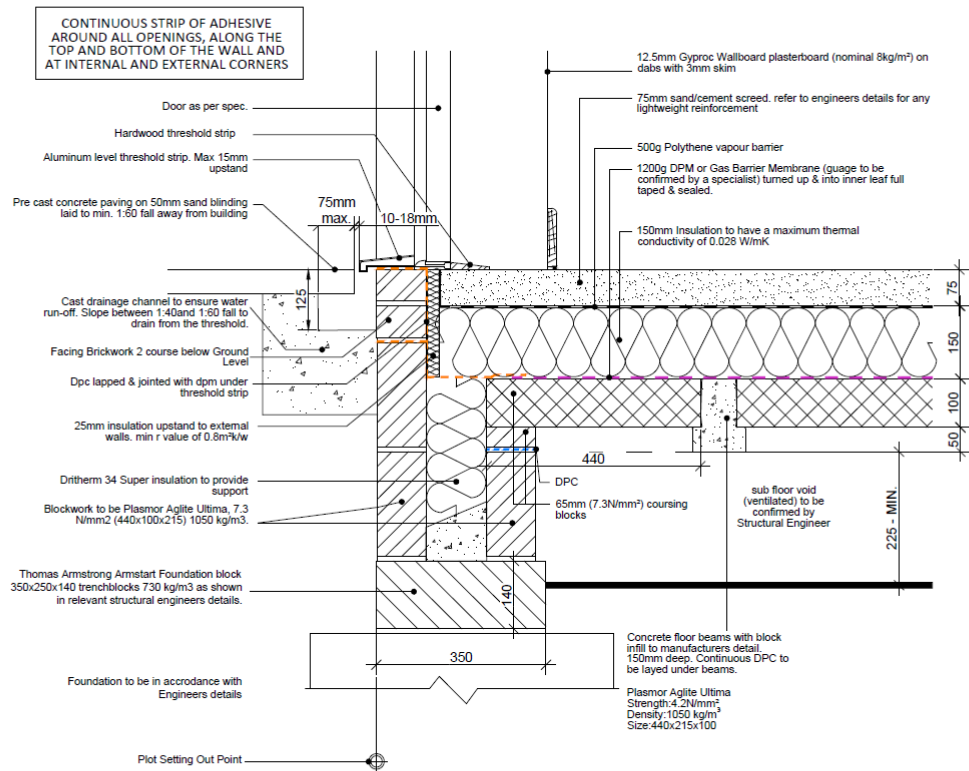


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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT	Vistry Partnership			

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

Accessible External Door Threshold

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

DRAWING ID	Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
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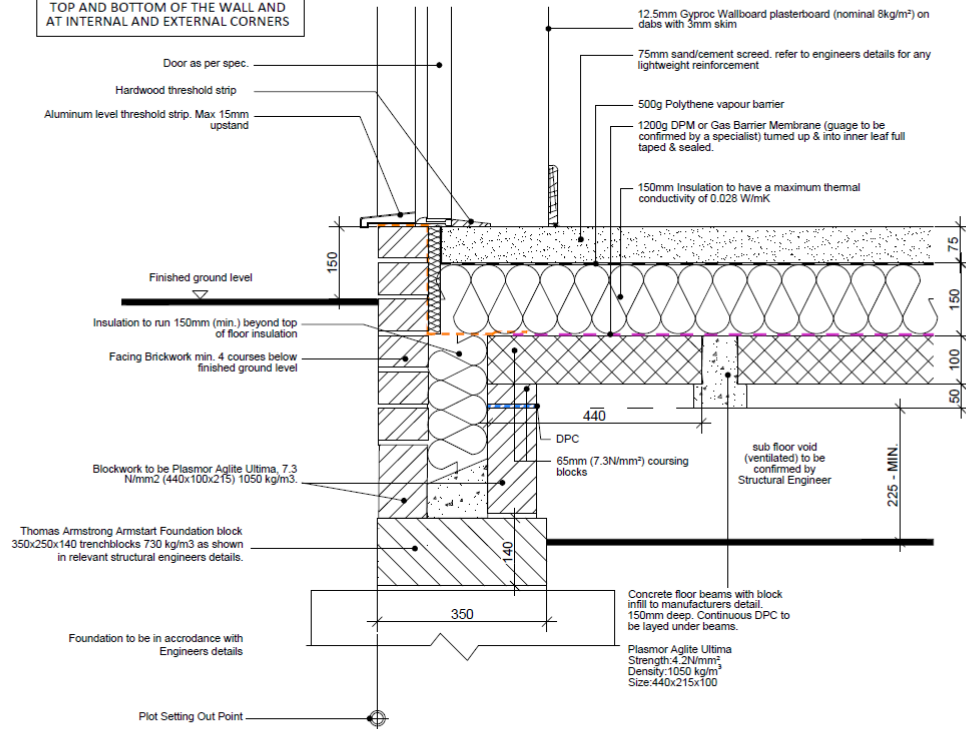
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150mm DEEP BEAM - THRESHOLD DETAIL

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PI	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

Stepped External Door Threshold

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

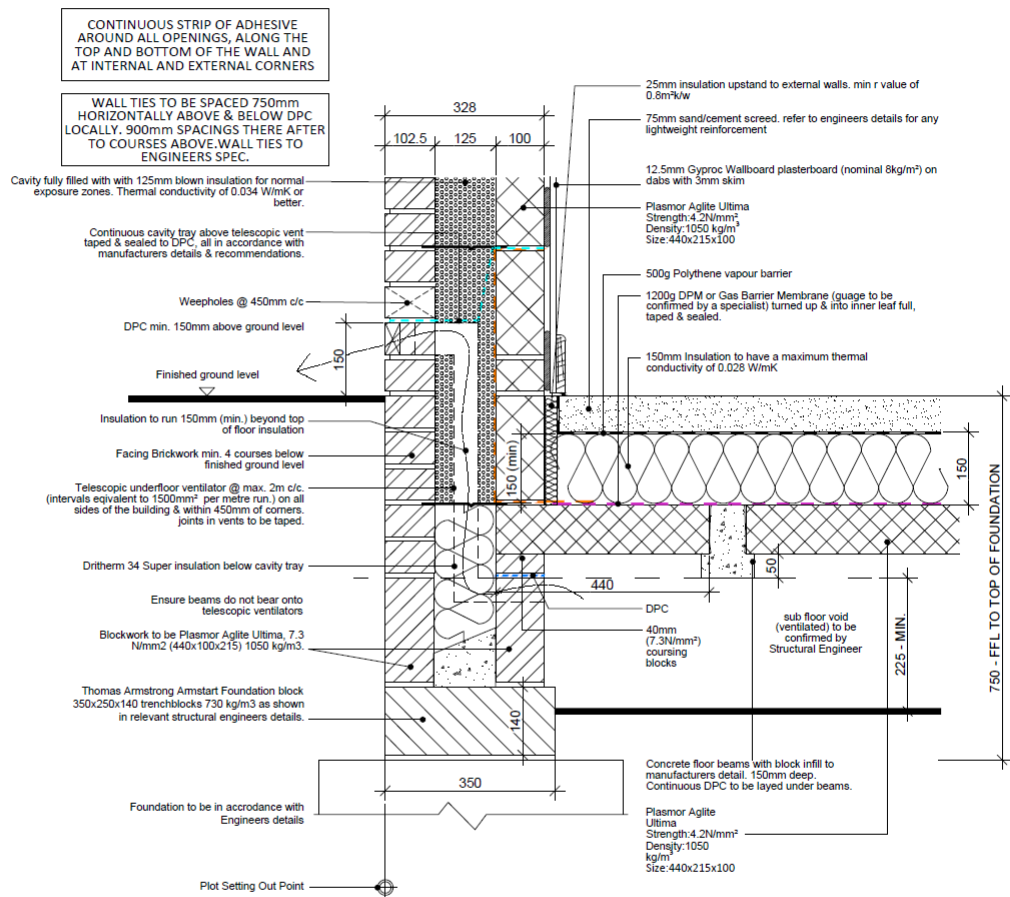
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 32004	- S3	- P1

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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

150mm Deep Beam - DPC Detail

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 13001	- S3	- P1

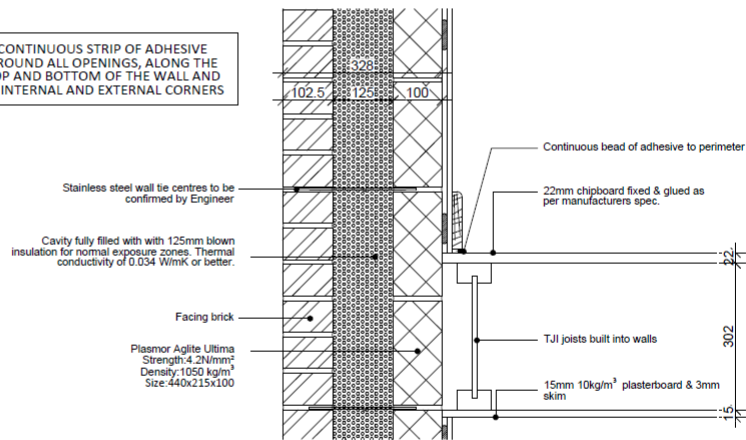
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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

Window Head/ Cill & First Floor Detail

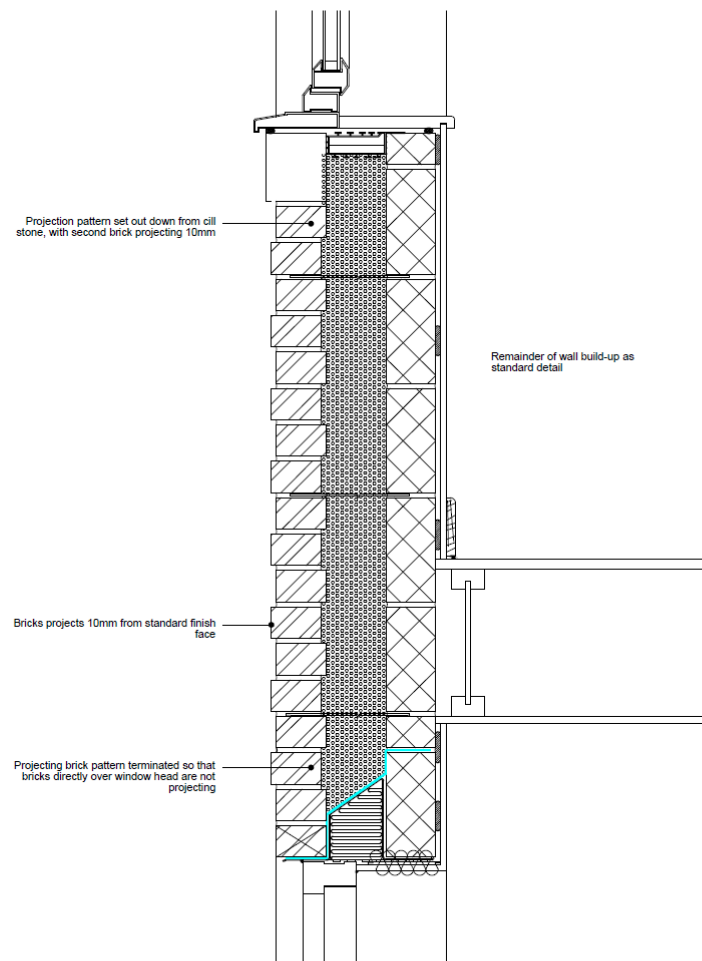
SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

DRAWING ID														
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision						
3GP3	-	MHA	-	ZZ	-	DR	-	A	-	21001	-	S3	-	P1





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P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK

CLIENT
 Vistry Partnership

PROJECT TITLE
 Former Ash Glen Nursery
 Sheffield Road Chesterfield

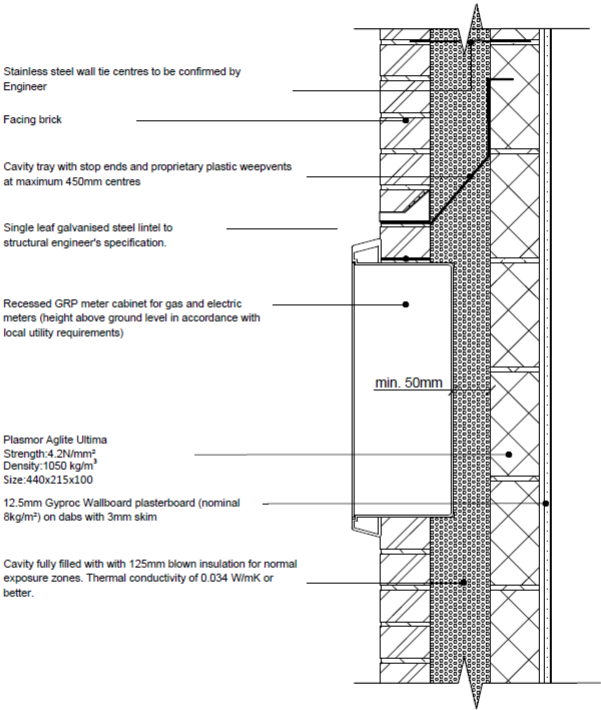
TITLE
 Feature Projecting Brickwork

SUITABILITY
 Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:10 @ A3

DRAWING ID									
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision	
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	21002	- S3	P1	

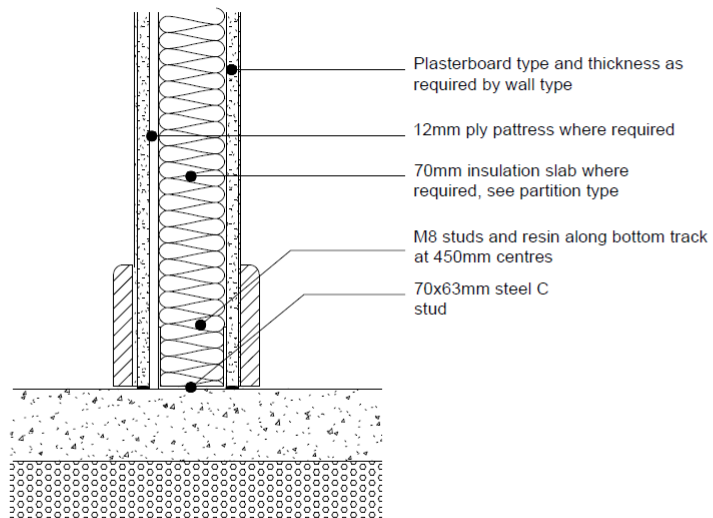
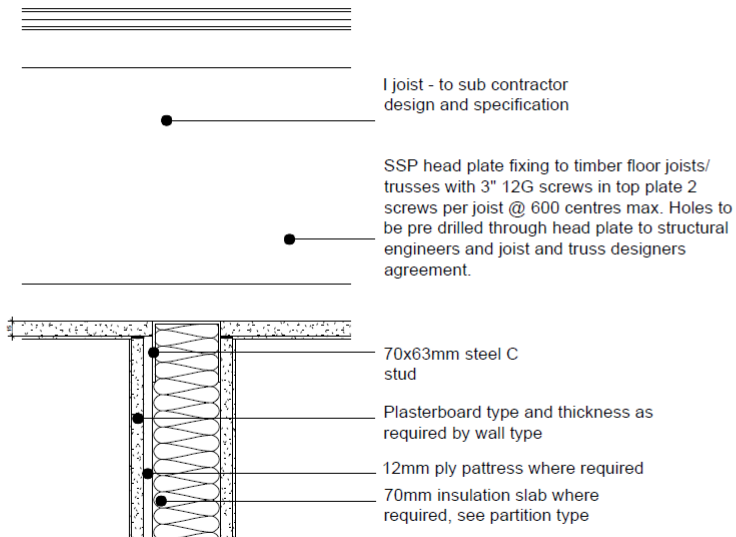
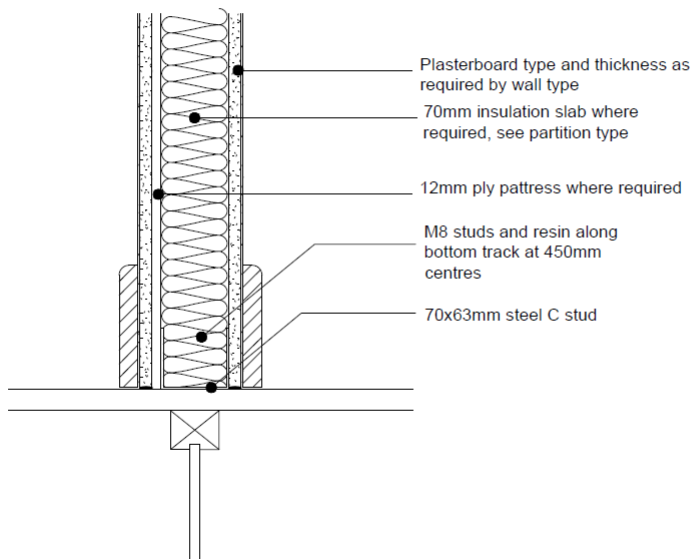




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	2022-10-28	Initial Issue	JCK	GW				
REV	DATE	DESCRIPTION	DRN	CHK				
CLIENT								
Vistry Partnership								
PROJECT TITLE								
Former Ash Glen Nursery								
Sheffield Road Chesterfield								
TITLE								
Electric Meter Box								
SUITABILITY								
Review and Comment								
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE					
JCK / GW		10 2022	1:10 @ A3					
DRAWING ID								
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 21004	- S3	- P1





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REV	DATE	DESCRIPTION	DRN	CHK

CLIENT

Vistry Partnership

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road Chesterfield

TITLE

Typical Partition Details

SUITABILITY

Review and Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
JCK / GW	10 2022	1:5 @ A3

DRAWING ID

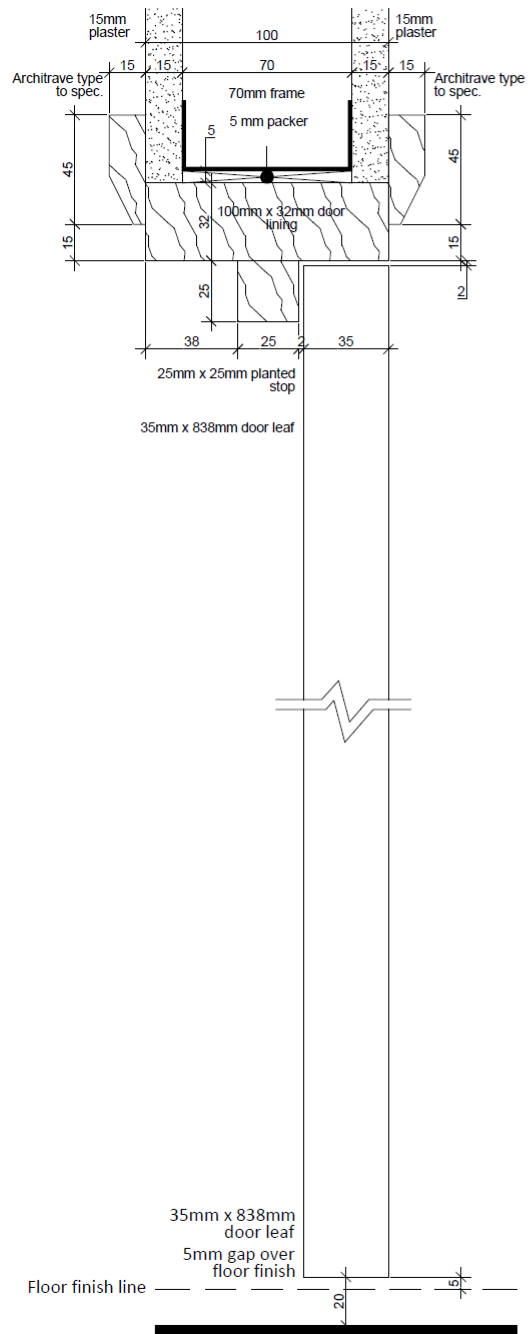
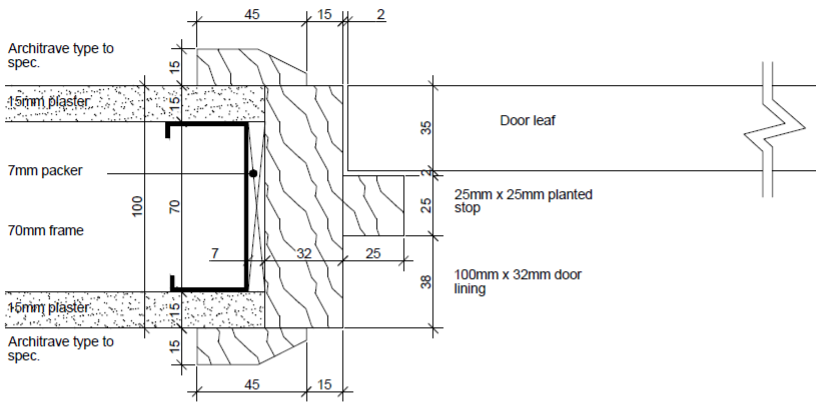
Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 22201	- S3	- P1

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DOOR LEAF SIZE	STRUCTURAL OPENING
533mm x 1981mm	615mm x 2040mm
610mm x 1981mm	692mm x 2040mm
686mm x 1981mm	768mm x 2040mm
762mm x 1981mm	844mm x 2040mm
838mm x 1981mm	920mm x 2040mm

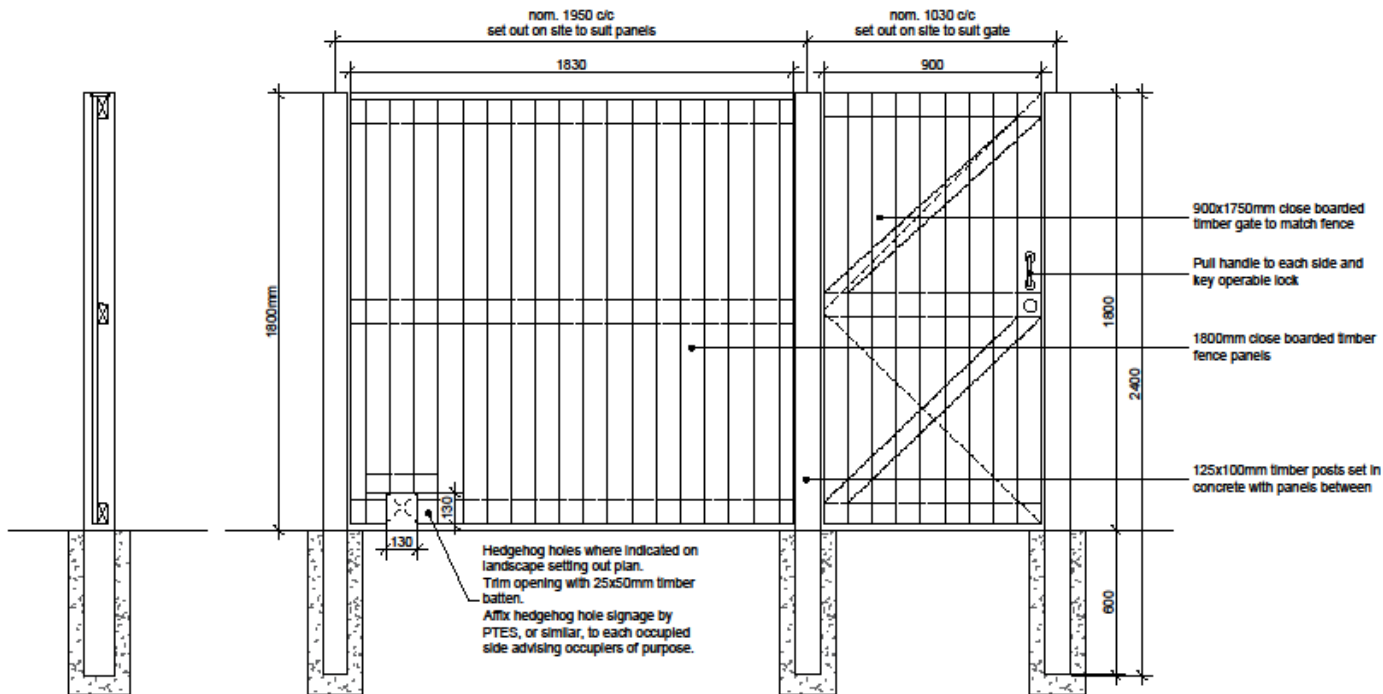
P1	2022-10-28	Initial Issue	JCK	GW
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				
Vistry Partnership				
PROJECT TITLE				
Former Ash Glen Nursery				
Sheffield Road Chesterfield				
TITLE				
Typical Internal Door Jamb and Head Detail				
SUITABILITY				
Review and Comment				
DRAWN / CHECKED		INITIAL ISSUE DATE	SCALE	
JCK / GW		10 2022	1:2 @ A3	
DRAWING ID				
Project	Originator	Volume	Level	Type
3GP3	- MHA	- ZZ	- ZZ	- DR - A -
Number	Status	Revision		
32001	- S3	- P1		



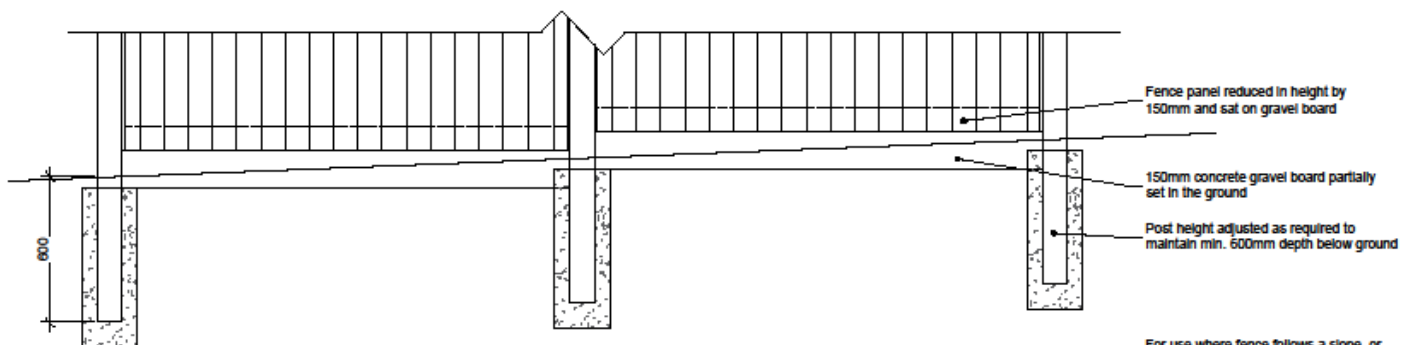
SITE DETAILS

- [Site Plans](#)
- House Types
 - [Atkin/Becket](#)
 - [Atkin](#)
 - [Beckett](#)
 - [Beckett/Elmslie](#)
 - [Elmslie](#)
 - [Grainger](#)
 - [Priestly](#)
 - [Scot](#)
 - [Scot Detached](#)
 - [Scot Detached Handed](#)
- [External House Details](#)
- [Site Details](#) ←





Standard Arrangement



Alternative Arrangement With Gravel Board

For use where fence follows a slope, or where civil engineers drawings indicate a retaining gravel board is required.

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--- Refer to drawing 3GP2-MHA-SA-ZZ-DR-A-01014 for locations and setting out of fencing across the site, where this type is shown as a red dashed line

P1	2022-10-28	Initial Issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnerships

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

TITLE

Standard Close Boarded Fence

SUSTAINABILITY

Suitable For Review And Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW/JCK	OCT 2022	1:20 @ A3

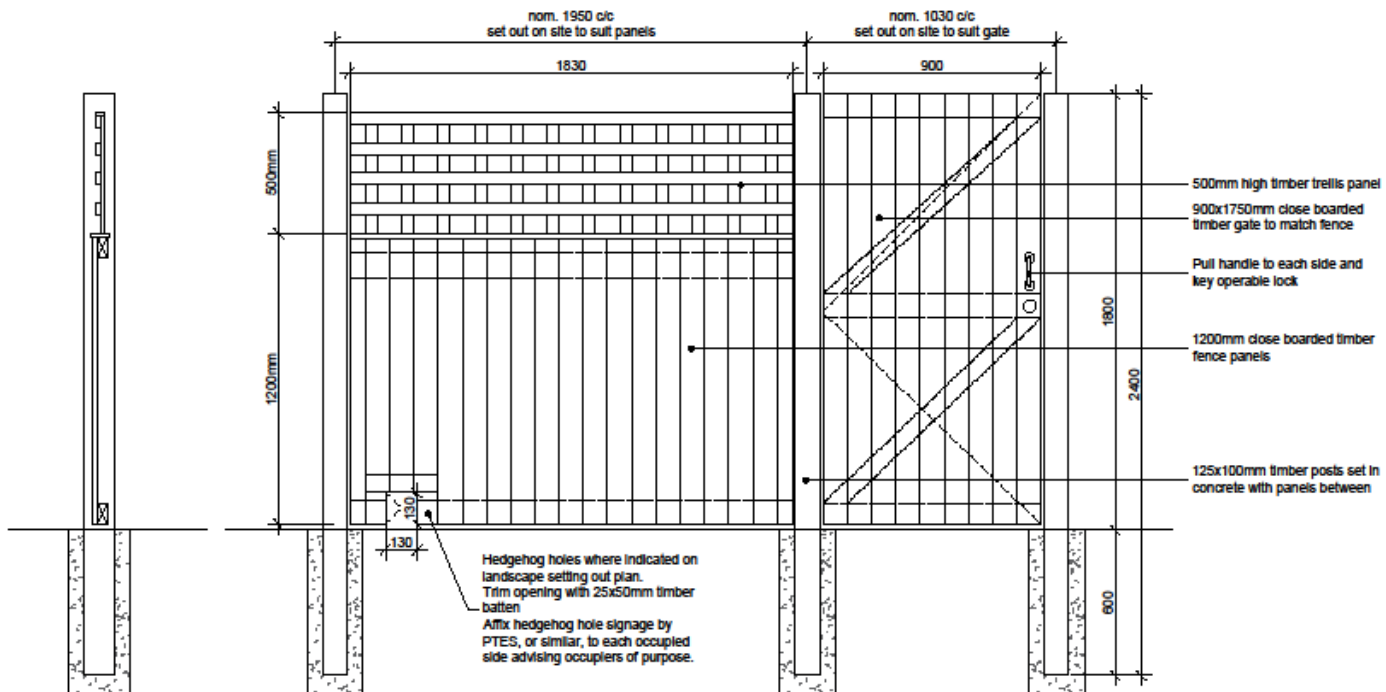
DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	MHA	ZZ	ZZ	DR	A	99001	S3	P1

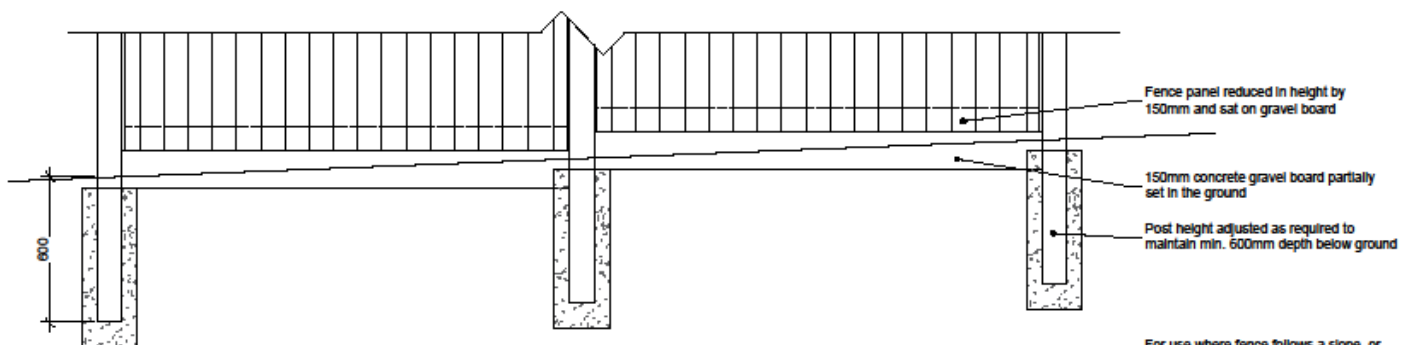
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e contact@mhaarchitects.com
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Standard Arrangement



Alternative Arrangement With Gravel Board

For use where fence follows a slope, or where civil engineers drawings indicate a retaining gravel board is required.

Do not scale from this drawing.

The contractor is to check all dimensions on site and report any discrepancies to MHA.

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Refer to drawing 3GP2-MHA-SA-ZZ-DR-A-01014 for locations and setting out of fencing across the site, where this type is shown as a green dashed line

P1	2022-10-28	Initial Issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnerships

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

TITLE

Trellis Top Fence

SUITABILITY

Suitable For Review And Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	OCT 2022	1:20 @ A3

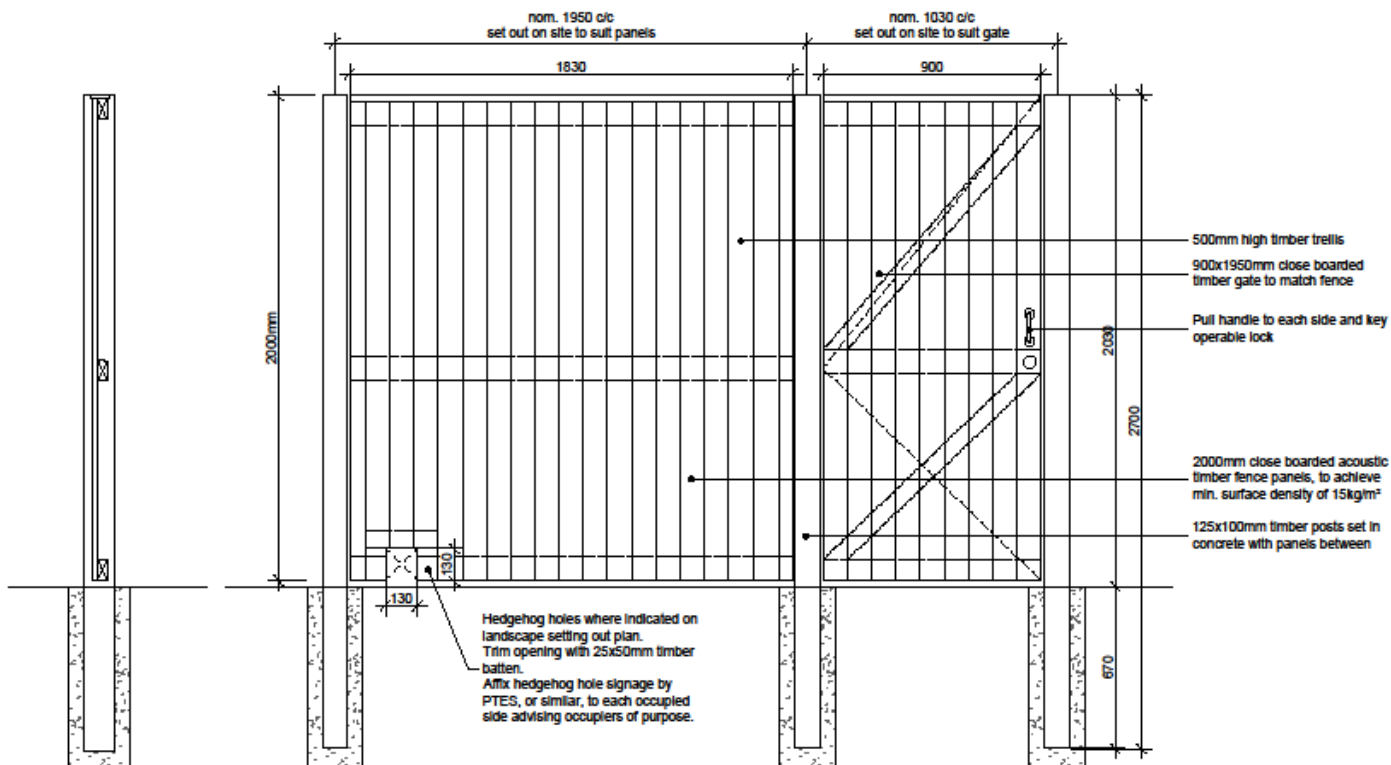
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Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
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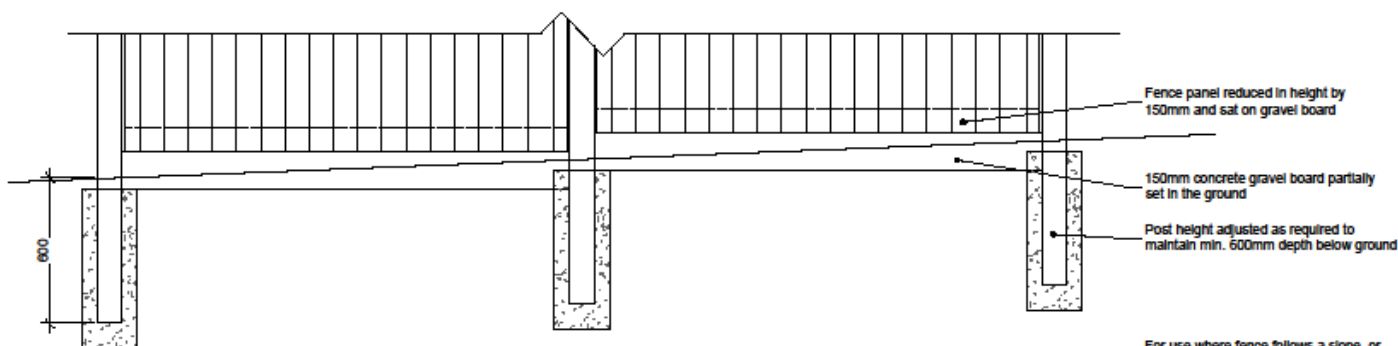
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Standard Arrangement



Alternative Arrangement With Gravel Board

For use where fence follows a slope, or where civil engineers drawings indicate a retaining gravel board is required.

Do not scale from this drawing.
The contractor is to check all dimensions on site and report any discrepancies to MHA.
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Refer to drawing 3GP2-MHA-SA-ZZ-DR-A-01014 for locations and setting out of fencing across the site, where this type is shown as a blue dashed line

P1	2022-10-28	Initial Issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnerships

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

TITLE

Acoustic Fence

SUITABILITY

Suitable For Review And Comment

DRAWN / CHECKED INITIAL ISSUE DATE SCALE

GW / JCK OCT 2022 1:20 @ A3

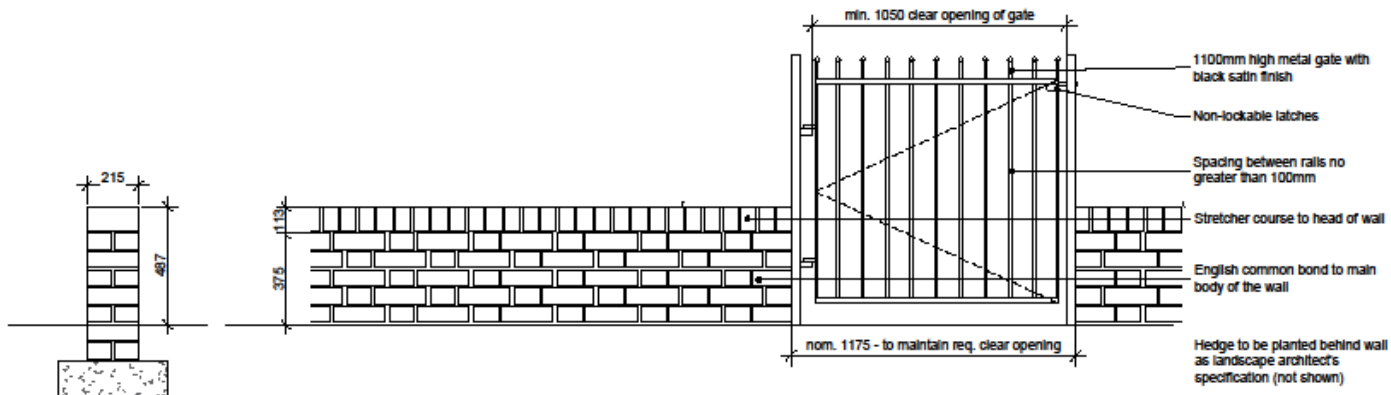
DRAWING ID

Project Originator Volume Level Type Role Number Status Revision
3GP3 - MHA - ZZ - ZZ - DR - A - 99003 - S3 - P1

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Standard Arrangement

Do not scale from this drawing.
The contractor is to check all dimensions on site and report any discrepancies to MHA.
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Refer to drawing 3GP2-MHA-SA-ZZ-DR-A-01014 for locations and setting out of walls across the site, where this type is shown as a solid buff fill



P1	2022-10-28	Initial Issue	GW	JCK
REV	DATE	DESCRIPTION	DRN	CHK
CLIENT				

Vistry Partnerships

PROJECT TITLE

Former Ash Glen Nursery
Sheffield Road, Chesterfield

TITLE

Masonry Boundary Wall

SUSTAINABILITY

Suitable For Review And Comment

DRAWN / CHECKED	INITIAL ISSUE DATE	SCALE
GW / JCK	OCT 2022	1:20 @ A3

DRAWING ID

Project	Originator	Volume	Level	Type	Role	Number	Status	Revision
3GP3	- MHA	- ZZ	- ZZ	- DR	- A	- 99004	- S3	- P1

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END

