

ALL DRAWINGS TO BE READ IN CONJUNCTION WITH ENGINEER'S SPECIFICATION AND DRAWINGS

ELECTRICAL SERVICES LEGEND	
WALL MOUNTED LIGHT FITTING	○
EXTERNAL LIGHT FITTING WITH MOVEMENT SENSOR	○
SUSPENDED SMALL PENDANT	○
PENDANT LIGHT	○
RECESSED LOW VOLTAGE DOWNLIGHTER	○
DIRECTIONAL DOWNLIGHT	○
FLOOR UPLIGHTER	○
JUNCTION LED LIGHTS	○
CORNICHE LED LIGHTS	○
FLUORESCENT LIGHT	○
SMOKE DETECTOR	○
HEAT DETECTOR	○
EXTRACT FAN	○
AUDIO CONTROL PANEL	○
MAIN DISTRIBUTION BOARD	○
THERMISTOR	○
SINGLE SOCKET OUTLET	○
5 AMP SOCKET OUTLET	○
FUSE SPUR	○
DOUBLE SOCKET OUTLET	○
HIGH LEVEL SOCKET OUTLET	○
SHOWER SOCKET	○
BLUETOOTH	○
TV POINT	○
INTERCOM	○
DIMMER SWITCH	○
LIGHT SWITCH	○
2-WAY LIGHT SWITCH	○
ALARM BELL	○
VIDEO ENTRY STATION	○
MOVEMENT DETECTOR	○
WHERE POSSIBLE UTILISE EXISTING LIGHTING AND ELECTRICAL POINTS	

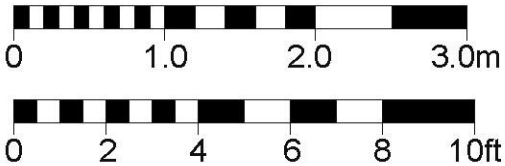
Allow for new bathroom - tanking applied to floor and wall substructure up to 1m height around walls and full height to showers. Allow for supply and fit of all new sanitaryware, tiled / stone finishes and electric UFH.

Allow for new partition to form new bathrooms, to be gyproc stud and plasterboard and ply to wet areas side

Allow for all runs to have necessary fall to comply with building regulations. All pipes to fulfill the highest standards for water proofing and be robust (to protect from leaks in the future) and to have rodding eyes at every change in direction and access panels where they are housed vertically in walls, to contractors specialist design

Allow for careful plotting of all drain runs within the property and allow for inspection and testing of all existing (retained) drainage pipe works which connect to existing down pipes externally Or Allow for new throughout with new as indicated on drawings

All new stud partitioning to have acoustic insulation. Allow for 1/2 fire rated timber stud throughout, full fill insulation and plasterboard partition with new door opening



(24-26 EARLS AVENUE)
DRAWING:
GA01 - PROPOSED LOWER GROUND FLOOR PLAN
electrical, drainage, structure
SCALE: 1:50 @A2
REV - Jan 2017

