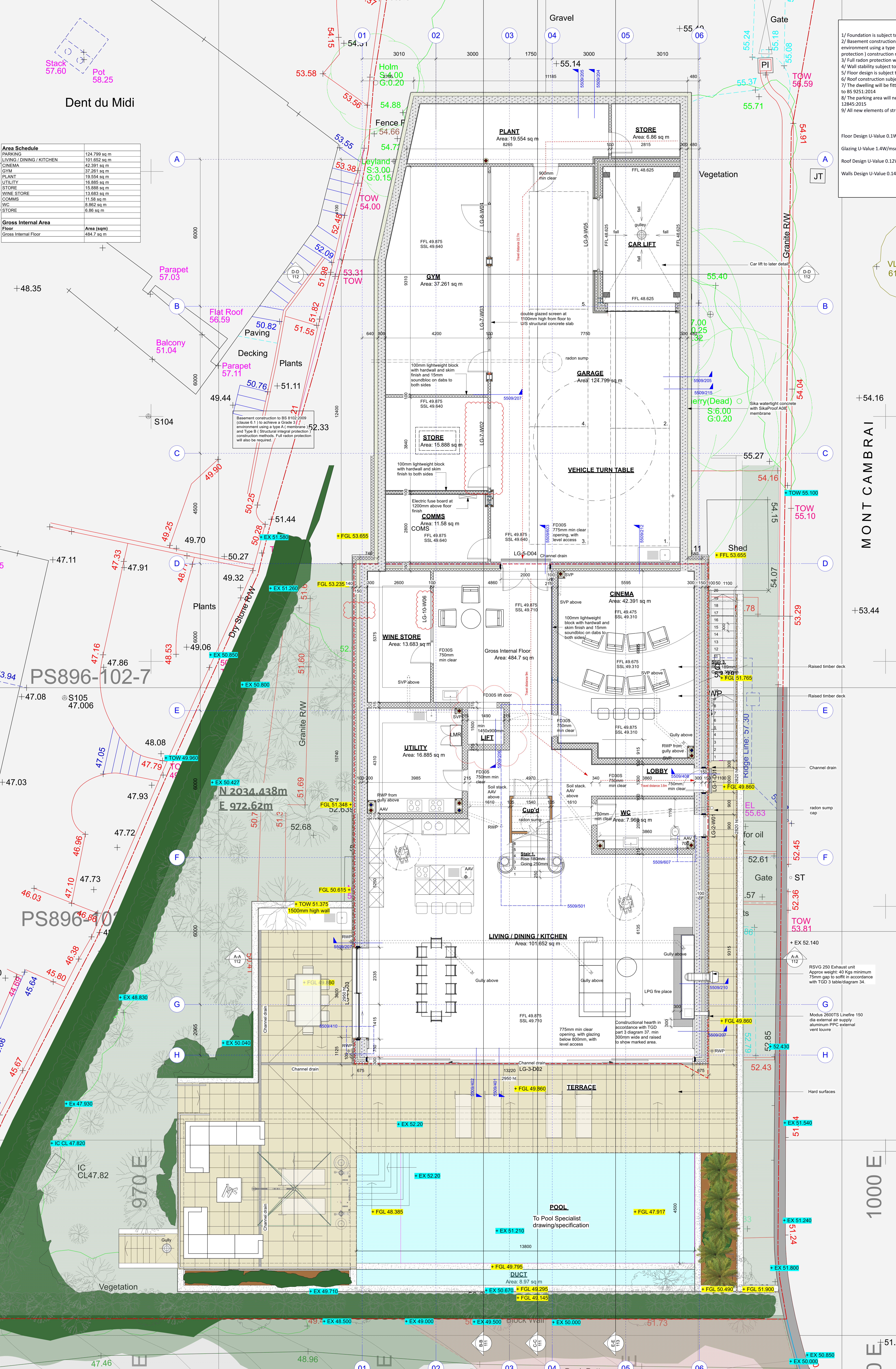


1/ Foundation is subject to a later design by structural engineer.  
 2/ Basement construction to BS 8102:2009 (clause 6.1) to achieve a Grade 3 environment using a type A (membrane) and Type B (Structural integral protection) construction methods.  
 3/ Full radon protection will also be required.  
 4/ Wall stability subject to a later calculation by Structural Engineer  
 5/ Floor design is subject to a later design by structural engineer  
 6/ Roof construction subject to a later design by Structural Engineer  
 7/ The dwelling will be fitted throughout with a sprinkler system conforming to BS 9251:2014  
 8/ The parking area will need a sprinkler system conforming with BS EN 12845:2015  
 9/ All new elements of structure to achieve 30 minutes of fire resistance

Floor Design U-Value 0.1W/m<sup>2</sup>K  
 Glazing U-Value 1.4W/m<sup>2</sup>K  
 Roof Design U-Value 0.12W/m<sup>2</sup>K  
 Walls Design U-Value 0.14W/m<sup>2</sup>K

Area Schedule	
PARKING	124.799 sq m
LIVING / DINING / KITCHEN	101.652 sq m
CINEMA	42.391 sq m
GYM	37.261 sq m
PLANT	19.554 sq m
UTILITY	16.885 sq m
STORE	15.988 sq m
WINE STORE	13.683 sq m
COMMS	11.58 sq m
WC	8.862 sq m
STORE	6.86 sq m
<b>Gross Internal Area</b>	<b>Area (sqm)</b>
Floor	484.7 sq m



LOWER GROUND FLOOR  
 SCALE 1:50

02/06/2021 J dk Amended IR sheet 001  
 24/03/2021 J EP Door & window to store amended. Duplicate detail number removed.  
 16/07/2021 H DK Level note & other changes clarified.  
 09/01/2021 J dk Revised Notes

**FOR TENDER**

Client: Sartor Ltd  
 Project Title/Address: Cambray House  
 Room Title: Lower Ground Floor  
 Sheet Title: 0250 A01 Refer to Drawing Labels (B)  
 Date: March 2021  
 Drawn by: JWB  
 Checked by: JWB  
 Project No: 5509-WA-00-B1-DR-A-002

**WADDINGTON**  
 people-centred design

022 Lower Ground Floor  
 Scale: 1:50

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