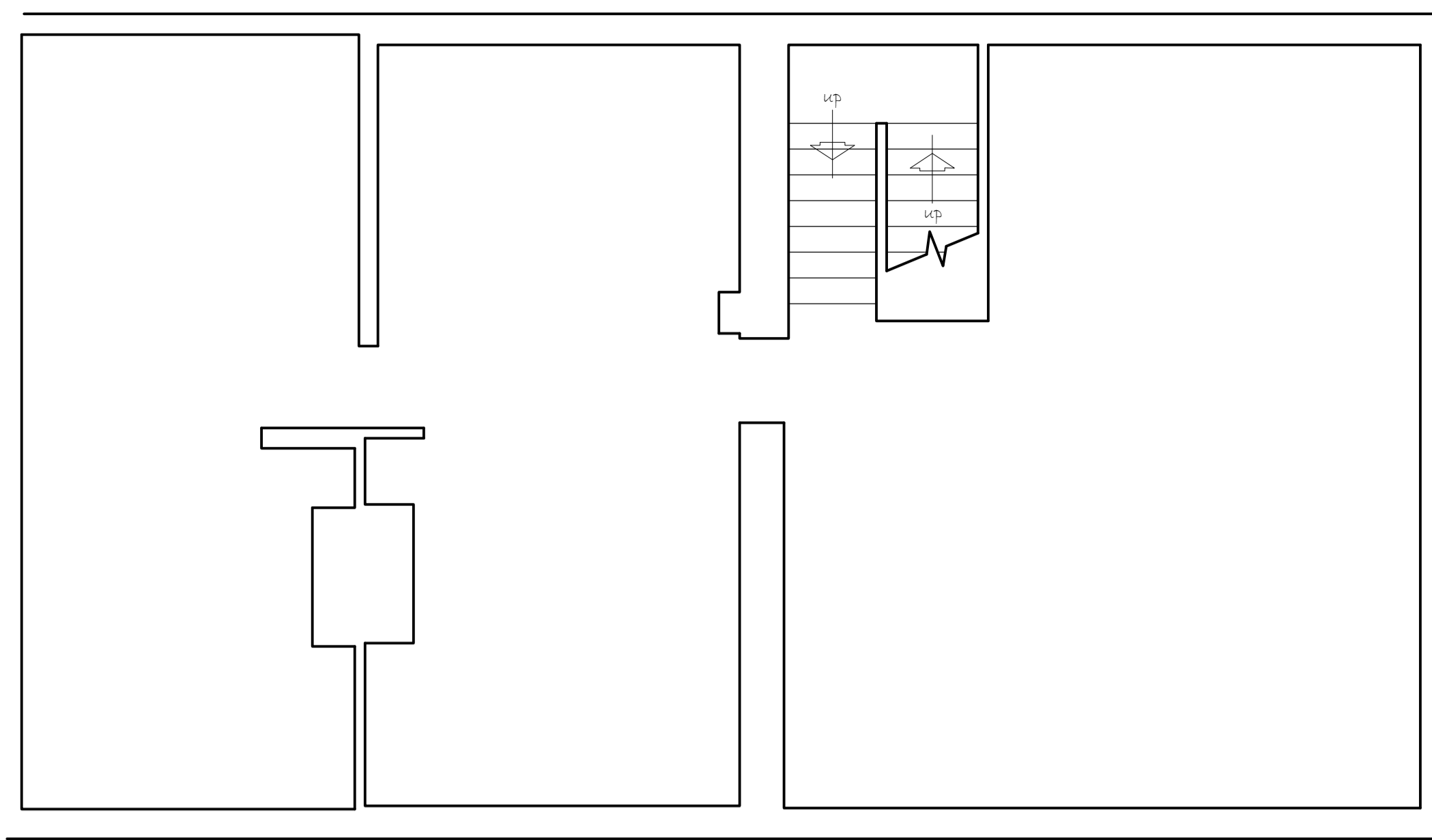
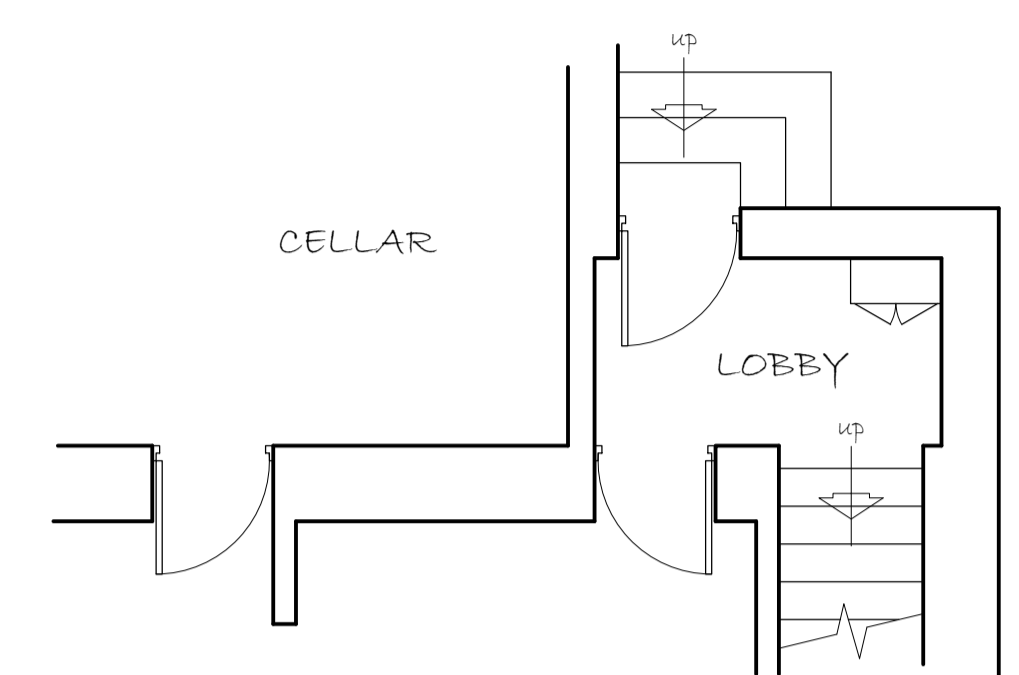


EXISTING FIRST FLOOR PLAN

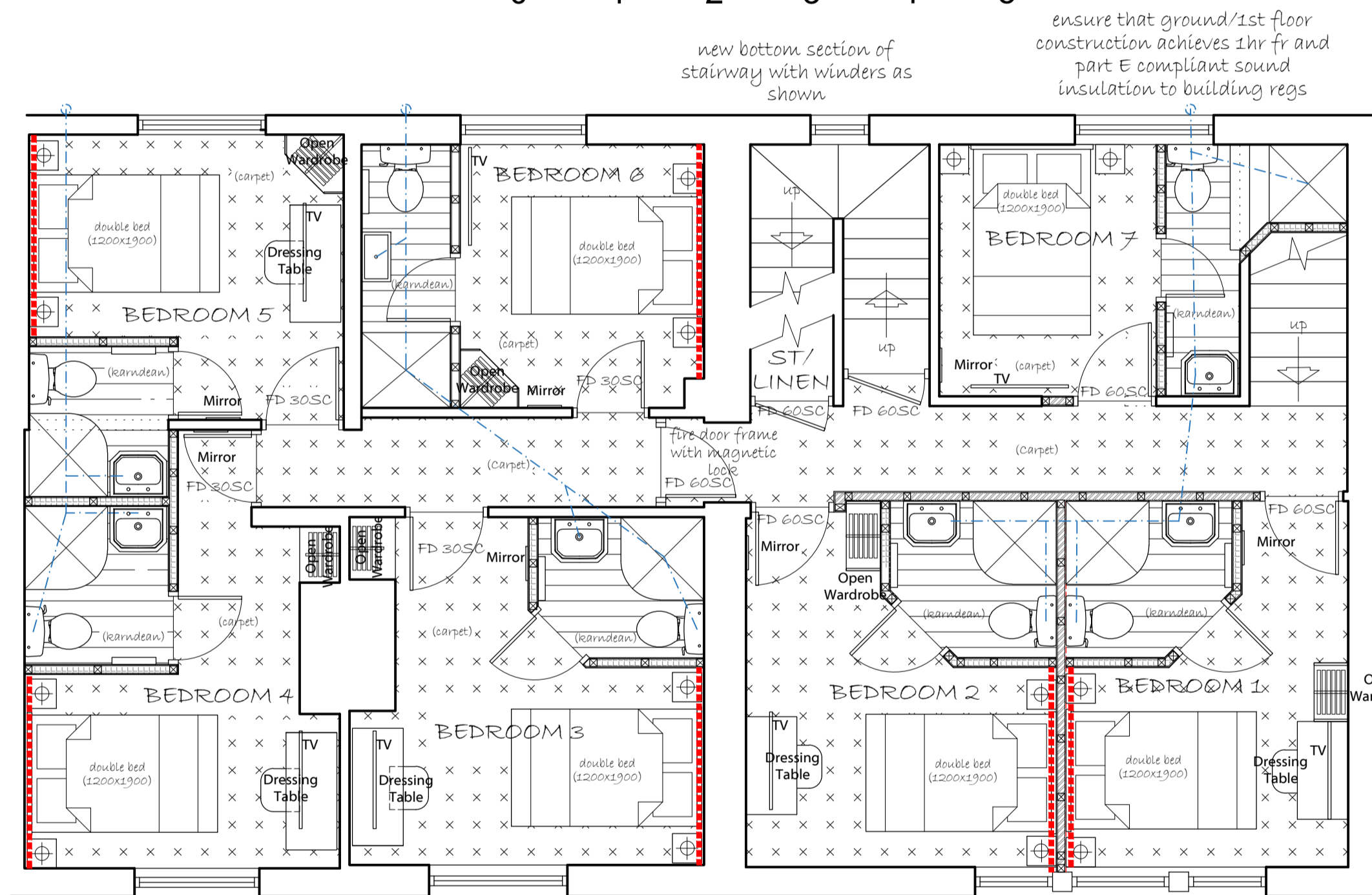
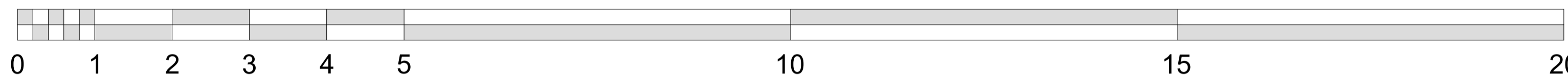


EXISTING SECOND FLOOR PLAN



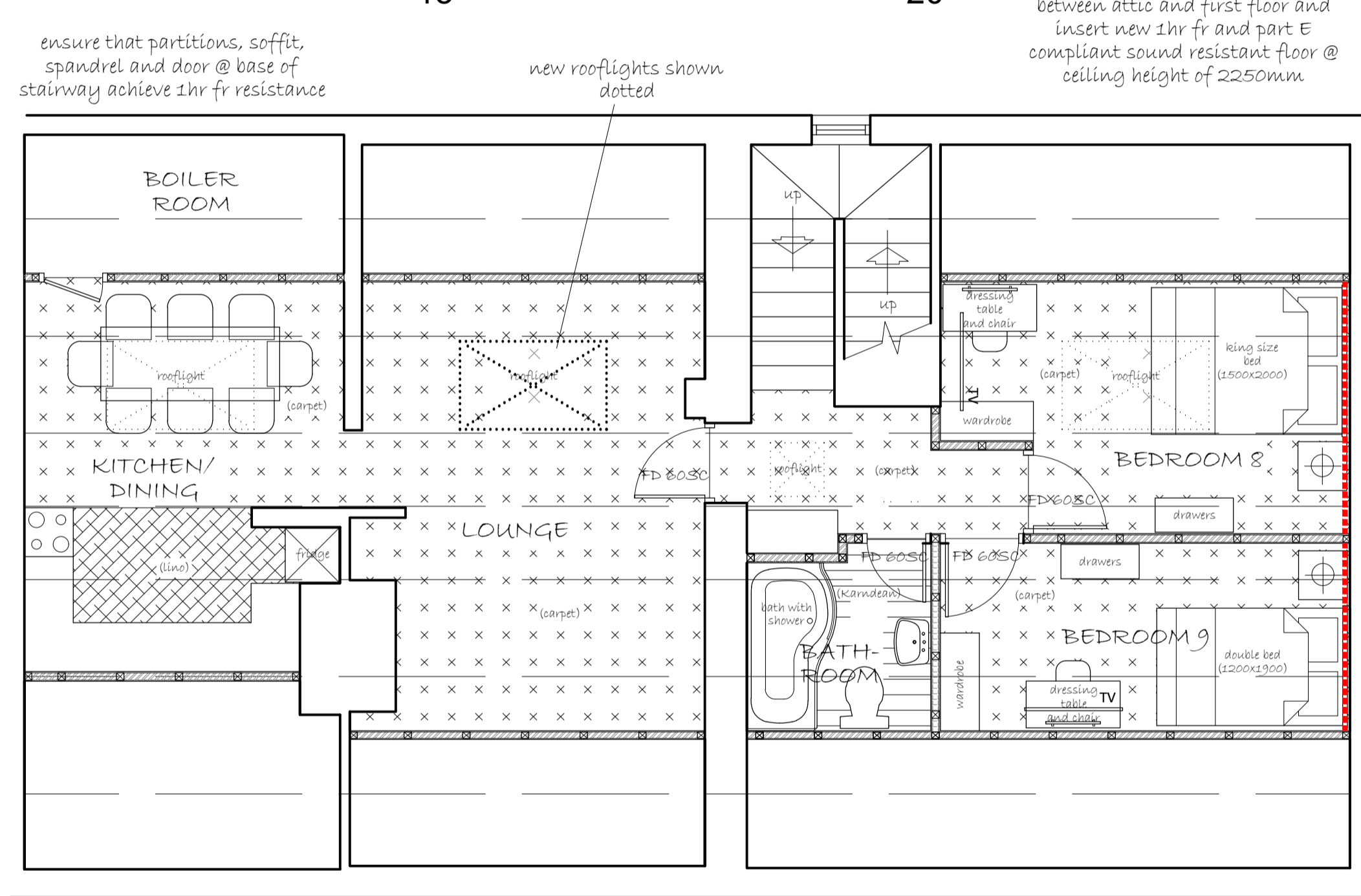
EXISTING GROUND FLOOR LOBBY AREA

SCALE IN METERS 1:1



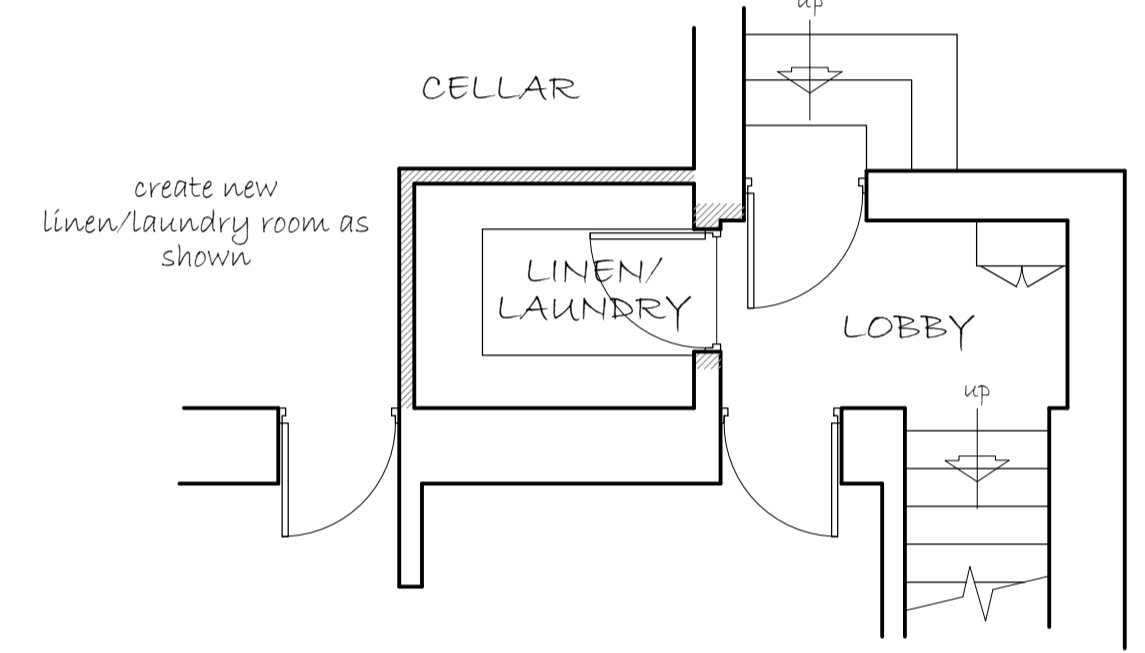
PROPOSED FIRST FLOOR PLAN (HOTEL ACCOM.)

STMC/omega fire engineering have confirmed that the FE route can be acceptable using specialist fire exit strategy



PROPOSED SECOND FLOOR PLAN (LICENSEES ACCOM.)

allow to underdraw roof timbers insulated thermal boarding to achieve 0.2 h/m 20C in value



PROPOSED GROUND FLOOR LOBBY AREA

FLOOR FINISHES:

- New Kardean Vinyl Flooring on suitable substrate. To be laid entirely in accordance with manufacturers recommendations. Supplied & fitted by Main Contractor
- New carpet to be Cormar Primo Elite Brazil Nut 01204 881234 with suitable underlay laid entirely in accordance with manufacturers recommendations. Supplied & fitted by Main Contractor.

FLOORING - generally allow to form flush finishes where differing floor coverings occur by feathering as req'd and by tapered h/wood threshers.

Contractor to allow for slim metal trim (Schluter or similar approved) where tiles meet adjacent differing floor finish. Please note: to be laid prior to floor tiles!

Rooms & Corridor
6mm ply to ex. boards, with monarfloor deck 18 with underlay & carpet to top

WC's
6mm ply to ex. boards, with monarfloor deck 18 and forbo quickfit panels with kardean to top

Stainless steel trims & thresholds to wc's
Timber threshold between bedrooms and corridor

FLOOR SPECIFICATIONS TO COMPLY WITH APPROVED DOCUMENT PART E

GENERAL NOTES:

Full internal redecoration to include all lettable bedrooms. Any walls not referenced, allow to paint existing painted surfaces, and re-stain existing stained surfaces unless stated otherwise.

- All skirtings, dado rails, picture rails and cornices to be retained & re-decorated where possible. Allow for new to match existing where affected by the alterations.
- All radiators to be painted out to match background wall colour.
- Any existing wallpapers to be stripped off and walls suitably prepared to achieve a smooth and flat finish ready to receive paint finish.
- All paints to be either CROWN or DULUX. Paints to plastered surfaces are to be Crown Clean Extreme Scrubbable Matt or Dulux Diamond Matt unless otherwise agreed with Designer! Glidden, McPhersons or Leyland will not be accepted. All paints and stains are to be applied entirely in accordance with manufacturers recommendations, incl all prep as necessary.

WALL FINISHES:

- Dulux Heritage Quartz Grey
- Linen, Store and stair Doors, & Skirtings - Dulux Heritage Quartz Grey. Bedroom Doors as per bed schemes
- Ceilings - Dulux Heritage Wiltshire White
- V Groove boarding to 1100mm AFFL with timber capping decorated in Dulux Satin Wood as per the decorations schedule with feature wallpaper above

FLOOR SPECIFICATIONS:

- Rooms & Corridor
6mm ply to ex. boards, with monarfloor deck 18 with underlay & carpet to top
- WC's
6mm ply to ex. boards, with monarfloor deck 18 and forbo quickfit panels with kardean to top
- Stainless steel trims & thresholds to wc's
Timber threshold between bedrooms and corridor
- FLOOR SPECIFICATIONS TO COMPLY WITH APPROVED DOCUMENT PART E

WALL KEY:

- red dotted line indicates demolitions/removals
- 1 Layers 15mm Gyproc Sound Bloc either side timber stud with 25mm Isover Acoustic Partition Roll (APR 1200) taped and jointed with skim for paint finish.
- 2 Layers 15mm Gyproc Sound Bloc either side timber stud with 50mm Isover Acoustic Partition Roll (APR 1200) taped and jointed with skim for paint finish.

Where Bathroom walls occur 1 Layers 12.5mm Knauf Aqual Panel as manufacturers recommendations or similar to wet side and 15mm Gyproc Sound Bloc to bed side on treated timber stud with 25mm Isover Acoustic Partition Roll (APR 1200) taped and jointed with skim for paint finish.

SANITARYWARE SPECIFICATION:

- Beds 1, 2, 3 & 4**
WC: Ideal standard Plaza Close Coupled WC Suite: E368001
Washbasin: Vitra S20 Basin: 5500L003-0001 with Vado zoo mono basin mixer single lever deck mounted with pop-up wasteZOO-100-C/P
Radiator: Traditional heated towel rail radiator with chrome finish, provided by contractor
- Beds 5, 6 & 7**
WC: Ideal standard Plaza Close Coupled WC Suite: E368001
Washbasin: Vitra S20 Basin: 5500L003-0001 with Vado zoo mono basin mixer single lever deck mounted with pop-up wasteZOO-100-C/P
Radiator: Traditional heated towel rail radiator with chrome finish, provided by contractor
- Shower Tray:** Ideal Spec L510001 800x800 Simplicity Low Profile Quadrant Flat top T7350(E0)
Kubo 800mm Quadrant enclosure with IdealClean Clear Glass, Bright Silver Finish
- Shower:** Vado Aquablade Shower Head: AQB-RO/20/SA-C/P w/ Vado Westbury wall mounted concealed thermostatic valve - chrome/white: WSB-148-3/4-C/P
- Shower Tray:** Ideal Spec L510001 800x800 Simplicity Low Profile Quadrant Flat top T7350(E0)
Kubo 800mm Quadrant enclosure with IdealClean Clear Glass, Bright Silver Finish
- Shower:** Vado Aquablade Shower Head: AQB-RO/20/SA-C/P w/ Vado Westbury wall mounted concealed thermostatic valve - chrome/white: WSB-148-3/4-C/P
- Shower Tray:** L6318(01) Idealite flat top low profile shower tray 900 x 800mm with waste with L6203(E0)
Synergy 900mm Pivot door, IdealClean Clear Glass, Bright Silver finish

NOTES
This drawing is copyright and must not be reproduced without the written permission of the designer.
Contractors are to check all sizes and dimensions before setting out any site or shop work. Any errors or discrepancies to be reported to the designer.
CDM 2015 Designers Risk Assessment
All works to be carried out under CDM regulations.
Contractor to ensure all relevant codes of practice and regulations for the proposed works are adhered to. No residual risk within the attached design unless specifically stated with the attached schedule.
Do not scale off this drawing.

REVISIONS
DATE
00.00.00

Rev:E	Beds 4,5 & 7 layout amended	09.05.17
Rev:D	Beds 5,6&7 en-suite amended with drainage runs shown	04.04.17
Rev:C	Sanitaryware spec added and Bed 7 Ensuite amended	28.03.17
Rev:B	Rooms layouts amended	27.03.17
Rev:A	roof lights increased in size, boiler room shown, notes added and linen/laundry room shown to ground floor	Jan 2015

TITLE: Existing & Proposed First & Second Floor Plans

PROJECT: White Bull At Alston, Preston Road, Preston, PR3 3BJ

CLIENT: Thwaites

DRAWN BY: SCALE: 1:50 @ A1

DATE: 27.03.17 DWG NO: 1118.02 REV: E

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