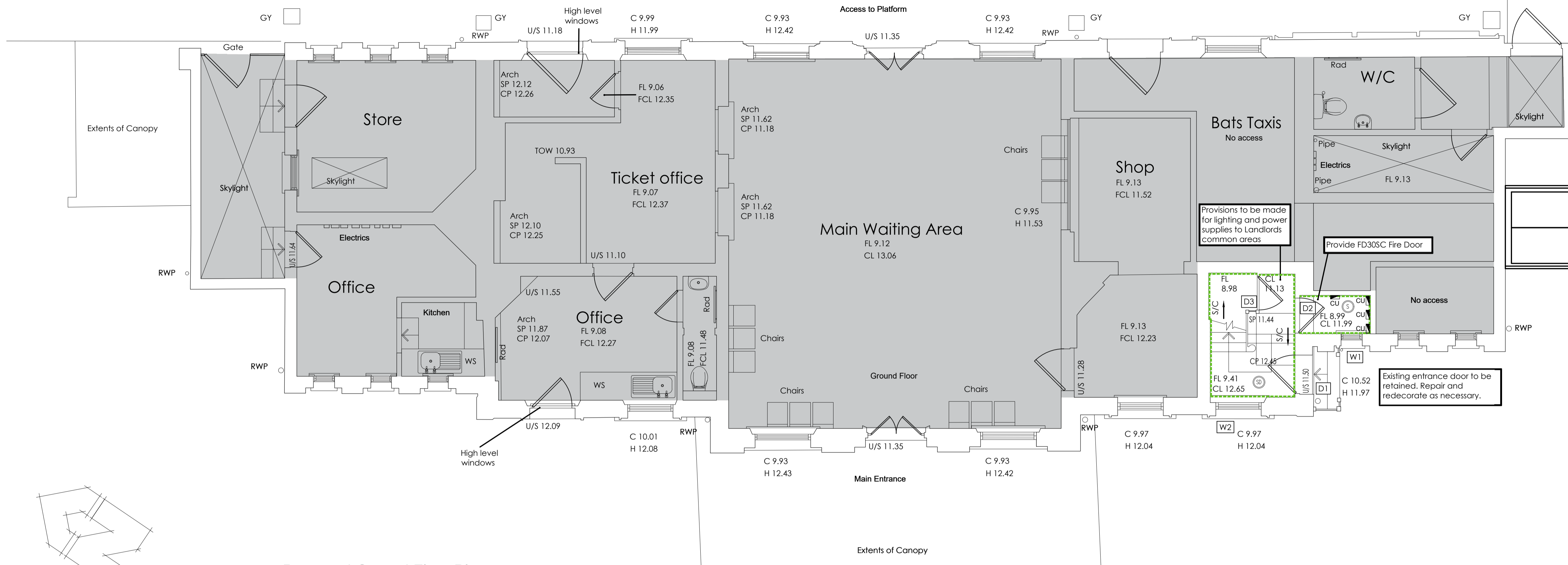


Notes

THIS DRAWING READ IN CONJUNCTION WITH :



Proposed Ground Floor Plan

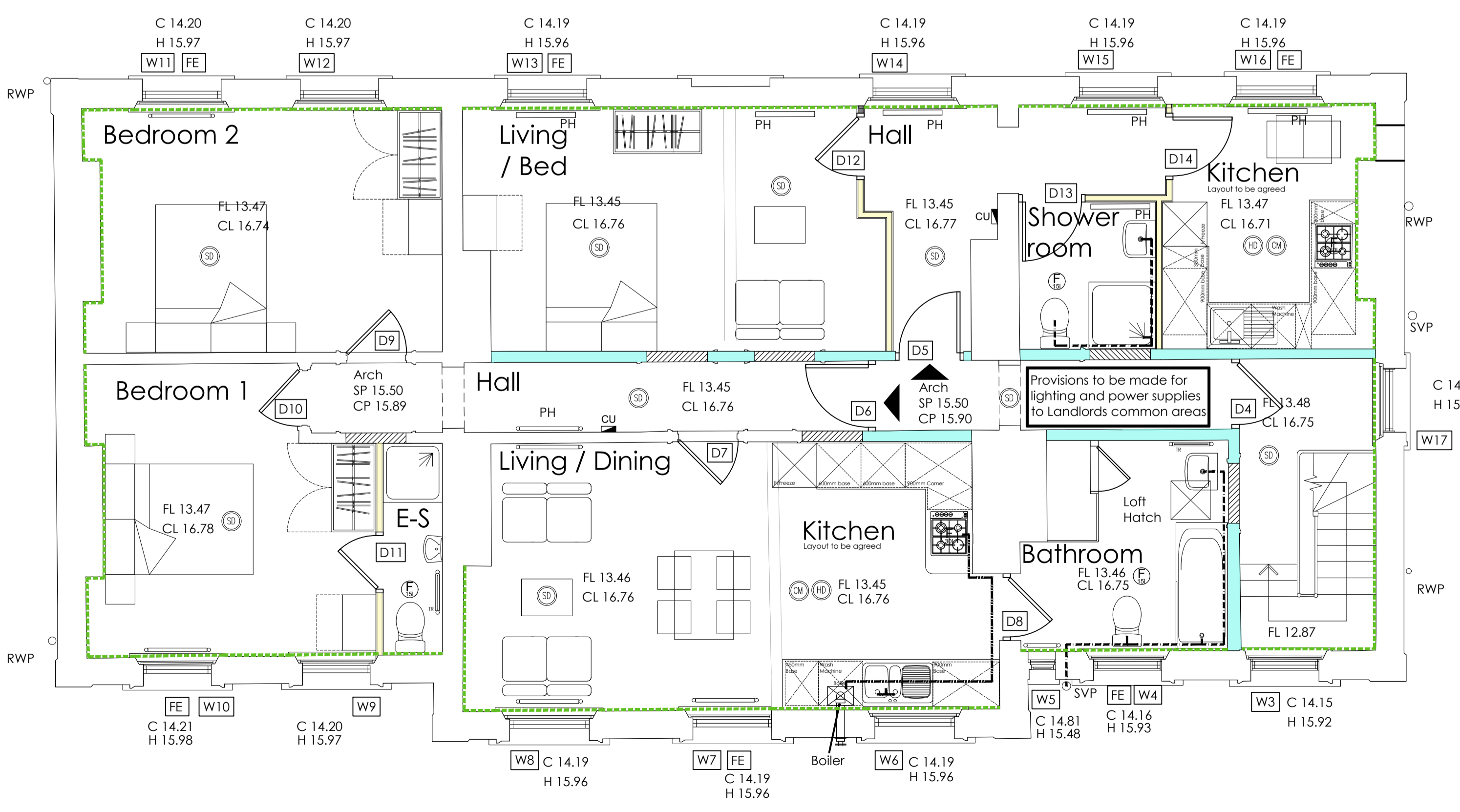
Scale 1:50 @ A1

GENERAL NOTES :

- Both ground and first floor external walls to be insulated internally. All internal coverings, picture rails, mouldings will need to be retained and replaced once walls have been lined. Upgrades to achieve a 'C' EPC rating.
- Gas combination boiler to be provided within the two bed property for heating and hot water.
- Provide new incoming electrical mains supply to 1 bed flat
- Electric heating to be provided for heating within the 1 bed property.
- Windows to be secondary glazed.
- National Rail to retain responsibility for roof coverings and associated voids. Roof voids to be insulated with 270mm insulation, fire breaks / compartmentation to be included within these works.
- All existing loft hatches to be supplied with new lockable security hatches
- Provide an independent water supply with metering to each property.
- Lighting to be LED and suitable for the building.
- All existing sealed fire places to be checked for supply of adequate ventilation.
- Kitchen to be Howdens Hockley Range with quartz work tops and matching splashbacks. Integrated appliances.
- Hudson Reed Richmond by Bella Bathroom or similar traditional style bathroom suite.

LEGEND :

- ⊙ Fully automatic smoke detector to BS 5466 (minimum 2No.) interlinked and hardwired to mains
- ⊙ Fully automatic heat detector, interlinked and hardwired to mains
- ⊙ Fully automatic Carbon Monoxide detector, hardwired to mains
- ⊙ Ceiling mounted extract fan, extract rate shown accordingly to BR: Part F1 table 5.1a
- ⊙ Ceiling mounted extract fan, extract rate shown accordingly to BR: Part F1 table 5.1a
- Proposed drylined external walls
- Proposed internal stud walls
- Proposed upgraded compartmentation walls



Proposed First Floor Plan

Scale 1:50 @ A1

Rev	Description	Date	Dr by	App by
A	LBC Issue	Oct 24	IM	AB
original by		date created		Approved by
im		Aug 24		AB



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client **South Western Railway**

project **Teddington Railway Station Station House Accommodation Refurbishment**

drawing **Station House Proposed Ground & First Floor Plan**

Project number	Scale	
2024.00490.001	As Indicated @A1	
Drawing number	Rev	Issue status
007	A	LBC

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