

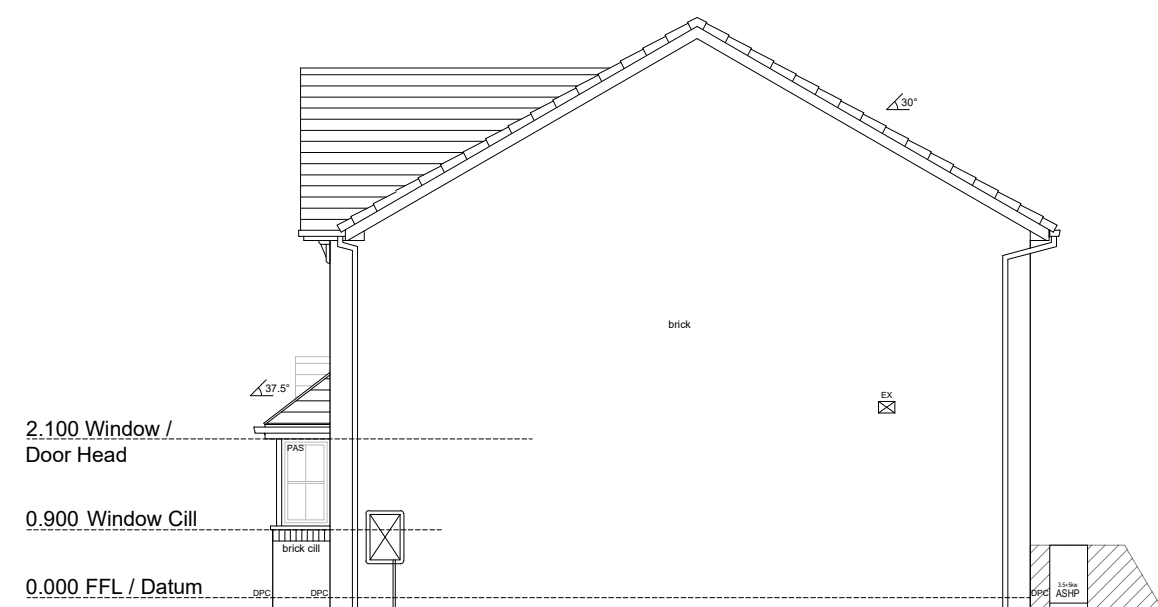
ELEVATION LEGEND

DG51	Door floor-number references
WG01	Window floor-number references
	Roof pitch at eave line
swp	Rainwater downpipe
CPC	Clamp proof course, 150mm above ground level
EW	Egress window
	Minimum height of egress windows shall be as follows: • 1900mm for rooms with internal area less than 60m² • 2000mm for rooms with internal area greater than or equal to 60m² • 2100mm for rooms with internal area greater than or equal to 100m²
OG	Oneside glazing to inner pane
TG	Toughened glass
PAS	Secure door/window as defined by BS PAS 24
L/F	Level flooring
S/LF	Slipped load flooring
	30min CFB
	60min CFB
	Wall mounted vent and internal duct within floor construction
	Roof tie vent and flexible internal duct within ceiling void (industrial)
	Roof tie ventilator for soil & vent pipe (industrial)



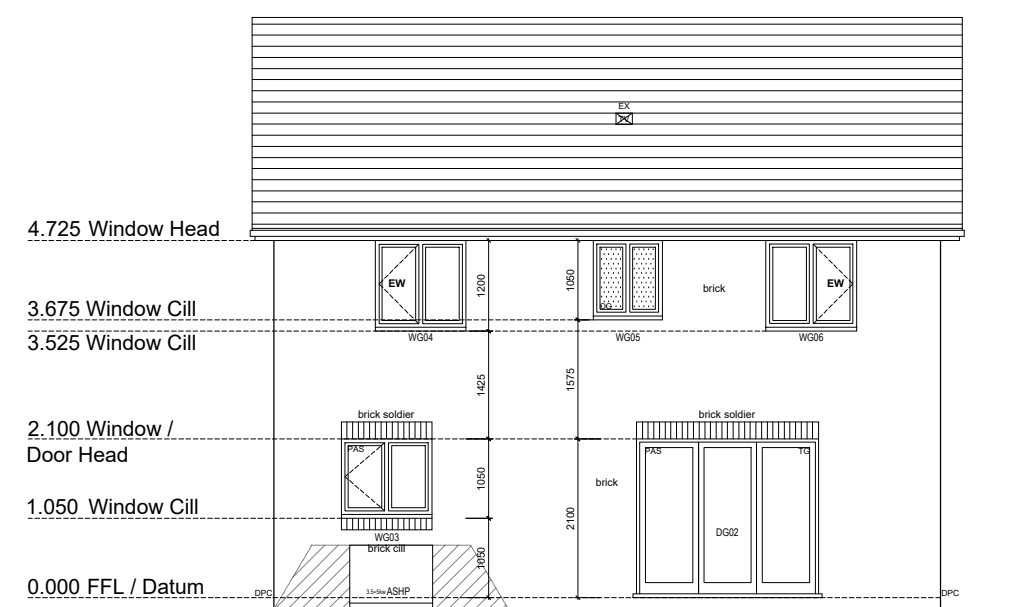
FRONT ELEVATION

Scale 1:100
(Plot 9 Only - Brick)



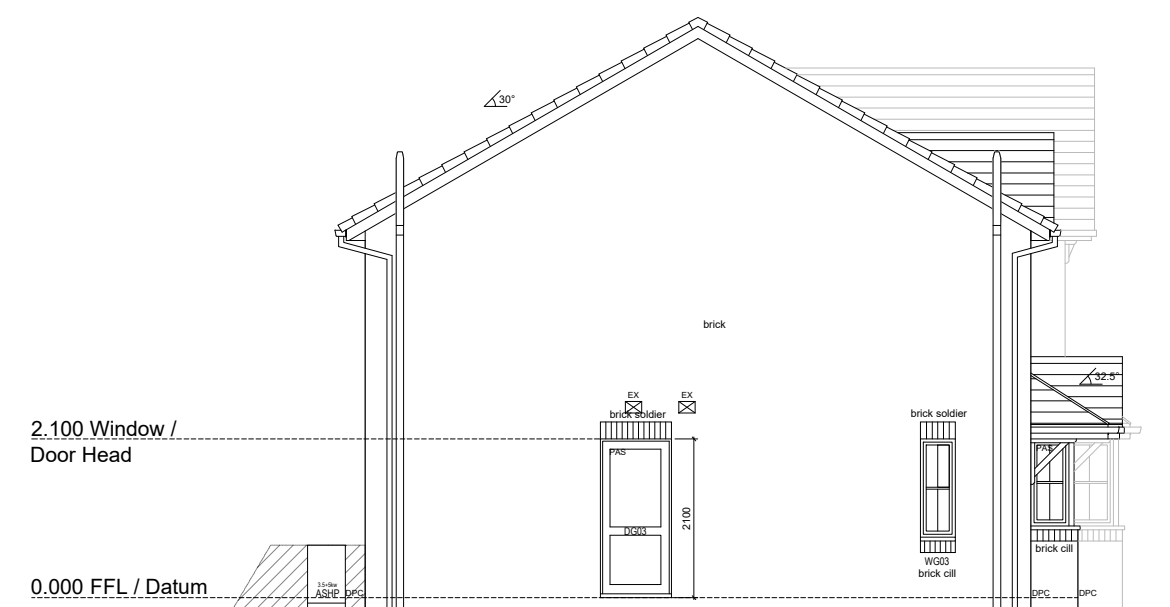
SIDE ELEVATION

Scale 1:100
(Plot 9 Only - Brick)



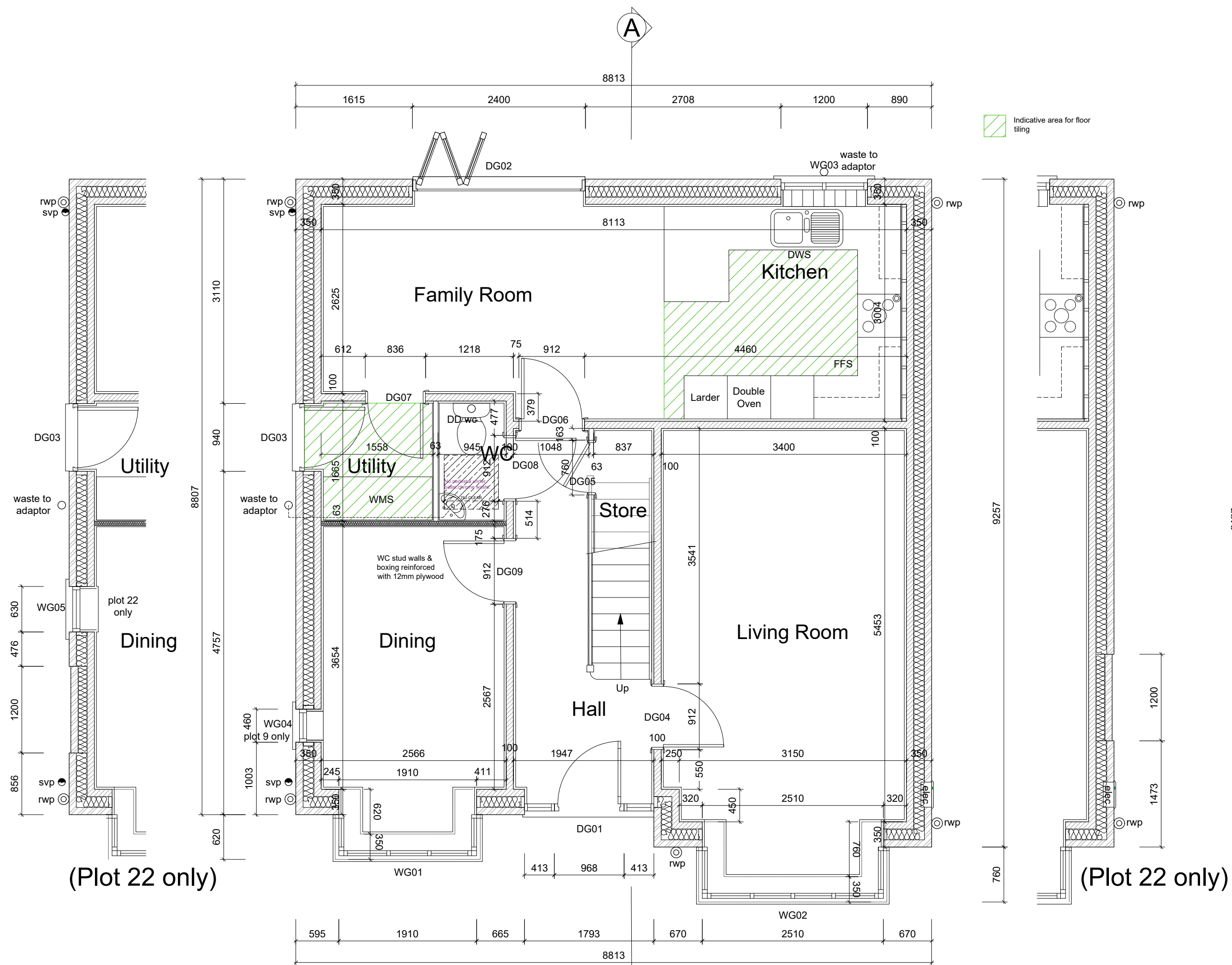
REAR ELEVATION

Scale 1:100
(Plot 9 Only - Brick)



SIDE ELEVATION

Scale 1:100
(Plot 9 Only - Brick)



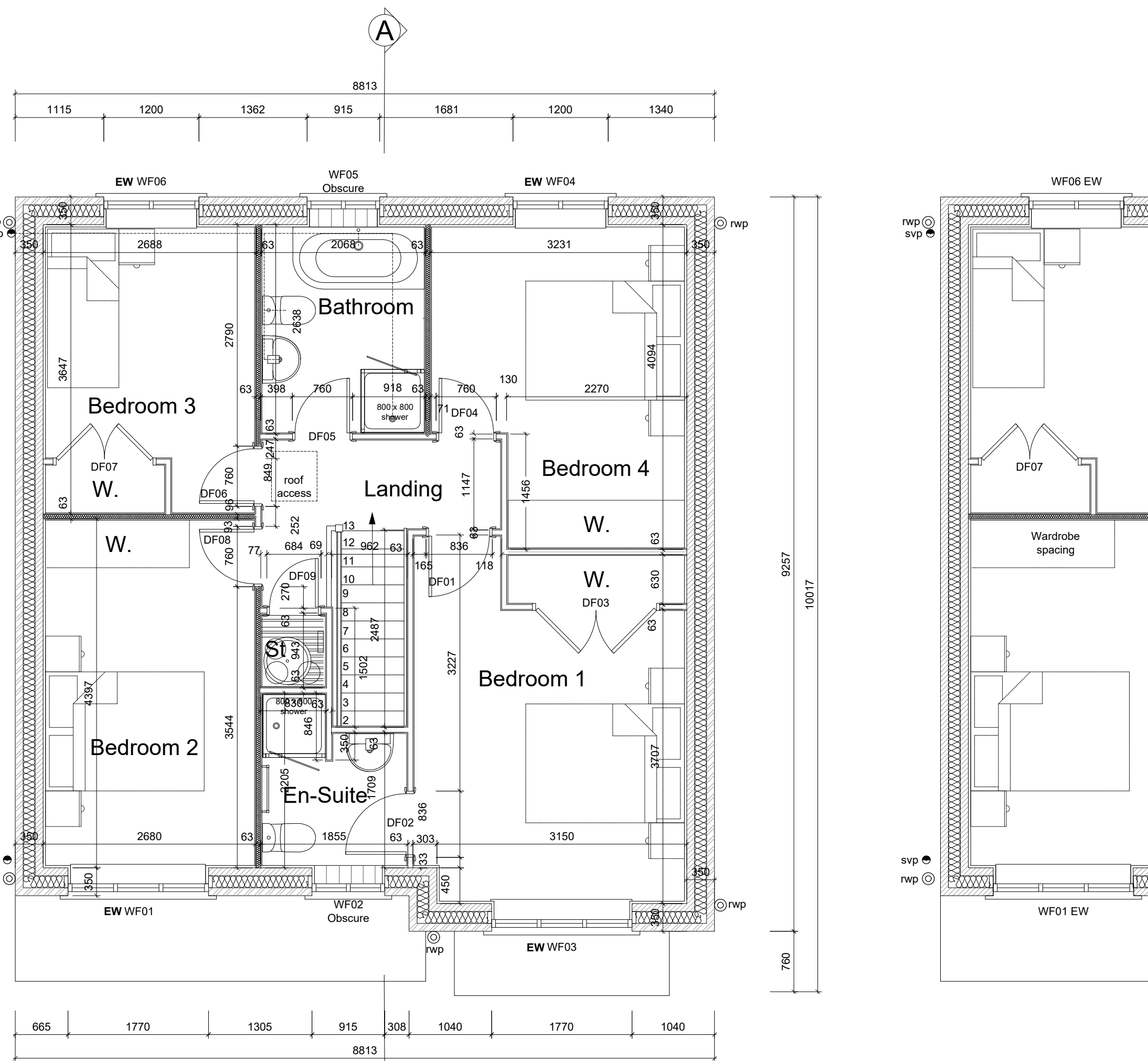
GROUND FLOOR PLAN

Scale 1:50

Floor Areas & Perimeters	
Ground Floor	71.2 m ²
First Floor	66.2 m ²
Total	137.4 m ² (1479 sq ft)
G F Perimeter	37.4 m
F F Perimeter	33.1 m

DOOR SCHEDULE			PLOT 9 & 22
Door No.	Fire Rating	Leaf Size (mm)	Notes
DG01			External Door & 2x Side Lights. 1793 x 2100 opening
DG02			B-Hold Door/Safety Glazing. 2400 x 2100 structural opening
DG03			External Door. 940 x 2100 opening
DG04		838 x 1981	
DG05		686 x 1981	
DG06		838 x 1981	
DG07		762 x 1981	
DG08		838 x 1981	
DG09		838 x 1981	
DF01		762 x 1981	
DF02		762 x 1981	
DF03		2no. 762 x 1981	
DF04		686 x 1981	
DF05		686 x 1981	
DF06		686 x 1981	
DF07		2no. 610 x 1981	
DF08		686 x 1981	
DF09		610 x 1981	

500 400 300 200 100 BUTTRESS WALL



FIRST FLOOR PLAN (Plot 9 Only)

Scale 1:50

WINDOW SCHEDULE		PLOT 9 & 22	
Window No.	Glazing	S/O Size (mm)	Notes
WG01		1910 x 1350	Refer to Manuf. Detail
WG02		2510 x 1350	Refer to Manuf. Detail
WG03		1200 x 1050	
WG04		460 x 1350	Plot 9 Only/Omitted Plot 22
WG05		630 x 1050	Plot 22 Only
WF01		1770 x 1200	Escape window
WF02	Obscure	915 x 1200	
WF03		1770 x 1200	Escape window
WF04		1200 x 1200	Escape window
WF05	Obscure	915 x 1050	
WF06		1200 x 1200	Escape window

The Contractor is responsible for checking dimensions and any discrepancy to be verified with the Architects or Engineers before proceeding.
Use written dimensions only.
DO NOT SCALE

FOR DESIGN RISK ANALYSIS SEE DOCUMENT CONTAINED IN PRE-CONSTRUCTION INFORMATION PACK

GENERAL MATERIAL TYPES BY PLOT

BRICK: 9

TILE:

BOARD: 22

Read in conjunction with planning approval documents. Report any discrepancies to Jones Homes.

Material information provided here based on planning architects (Thrive) drawing refs: 180232_DBML.01-C, CSE.01-B, CSE.02-B. Refer to client for specific products and colours for each plot.

PLOTS

AS : 9 & 22

Tender

T1	28/08/25	SR	Tender Issue
Rev	Date	By	Description
location Folders Lane, Phase II, Burgess Hill, Sussex			

title
The Bayswater (Plots 9 & 22)
Structural - 2021 Regs

scale 1/50	paper size A1	drawn by SMR	date June 25
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drawing no.	1255_200_BAYS_STU	rev	T1
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