

UNDERFLOOR HEATING TO BE PROVIDED THROUGHOUT

N.B. REMOTE MECHANICAL VENTILATION DETAILS TO BE ADDED AT A LATER DATE

Zoned Mood Lighting to be provided in:- all Ground Floor receptions rooms, Pool Complex, Cinema, Entertainment Room, Gym & all 1st Floor Bedrooms, Hall & Landings

NB: a remote power supply for any **LED** mood lighting plates should be fitted adjacent to the dimming racks

Services Legend	
Security Light with sensor & manual override	5 amp Socket
External Wall Light - Flairlight 50001.00 GX53 dual emission wall light IP44	Double Socket Outlet set in floor
Low voltage downlights:	5 amp Socket set in floor
a F/OCT1020.10 Flairlight TR light to be positioned over windows	External Waterproof Single Socket Outlet
b F/OCT1020.10 Flairlight to be positioned over showers & in porch soffits	Garage Door Control
c F/OCT1010.10 Flairlight downlight to be positioned elsewhere	Remote Switch 1200mm above floor (in Utility)
d F/OCT1050.10 Flairlight downlight to be positioned over sanitaryware	Light Switch
LED Niche Lights:	Mood Lighting Control Plate
to: 10402.60 Flairlight LED niche light to be positioned in showers (not showers)	Digital Dimming Control Switch
10404.10 Flairlight FLEDSB5WW Recessed fit bezel LED downlight c/w dimmable driver to be positioned over windows & features	Remote switch control point
c 10022.10 Flairlight FLEDSB5WW Recessed standard bezel LED fixed downlight c/w dimmable driver to be positioned elsewhere	CEFL PIR flush mounted
e 10002.10 Flairlight LED fixed downlight c/w dimmable LED transformer	CESF PIR surface mounted
f 10001.10 Flairlight LED fixed downlight (non-dimmable)	Illuminated Bell Push
Recessed floor & step light set into wall @ low level Flairlight 10422.10 Scoop 90 LED 315K with remote 7000ma driver Flairlight 10405.00	Door Chimes
In floor light fitting Flairlight 10400.00 HV 350ma IP67 with remote LED driver Flairlight 10405.00	Alarm Key Pad
Low Energy Pendant Fitting to be specified by Interior Designer	Alarm Control Panel
Dual emission wall Light Flairlight 10000.00 2 x 3W luminaires	Video/Audio Entry Unit
Wall Light Fitting to be specified	Video/Audio Entry Sounder
Capped Off Light Point with support above for heavy feature light	Interconnected mains operated self contained Smoke Alarm complying with BS5446 Part 1 linked to activate every fire alarm automatically.
Strip Light (garages)	File Detector complying with BS5839-6
Batten Holder Fitting	As above c/w flashing beacon warning system
LED Tape Flairlight 10441.00 High Intensity Tape requires remote driver	Telephone Point & Datapoint LAN to the back of BTs
External Upfitter Flairlight 50002.00 IP67 Round adjustable uplight for GU10 8W LED lamp	TV/VM Aerial Outlet/SATellite Point
Underwater Light Fitting	Telephone Frontplate K184 - 2 Gang, 4 module
Inset Brick Light Flairlight 50003.00	Speaker Outlet
Shaver Socket	Plasma Point (with remote fused spur)
13 amp Switched Socket 450mm above floor	Sentry Consumer Unit
13 amp Switched Socket 1200mm above floor	Electro/Gas Meter cupboard positions
Fused Spur with light & switch	Shower pump/Fillinger pump - power supply to be separate from main electrical board, with its own MCB
Immersion 450mm above floor	External Tap with Internal Isolating Tap
MK Flex outlet	Gas Point & Tap
Surveillance Camera	Room Temperature Sensors 1200 - 1400mm from f.f.l.
Flairlight F22832 1w 350ma LED light IP67 for wall & floor mounting - requires remote LED driver	Thermostatic Room Temperature Controller (positioned adjacent to Mood Lighting Plate)
Supply for house lighting	Digital Boiler Programmer controlling heating & hot water
	Heated towel rail in bathrooms
	Dimplex Heater with fused spur
	Ceiling Fan

Low energy fittings must have a minimum of 5 Watts per fitting, with a minimum of 45 Lumens per Watt. Each fitting must also have a minimum of 400 Lumens

NB: Plasma points are to be positioned 1500mm from flt for all Bedrooms; & 1300mm from flt generally in all other cases, except where there is bespoke joinery

Note:-

All electrical sockets, TV outlets, BT points, alarm panels, lights switches and other service outlets are to be fitted within a zone of 450mm and 1200mm from finished floor level.
Kitchen & Bathroom ventilation Mechanical ventilation to kitchens and bathrooms to be provided. Extraction rate to Kitchens to be min. 30 litres/second and provided by an extraction cooker hood or an extraction fan with a min. extraction rate of 60 litres/second. Extraction rate to bathrooms to be min. 15 litres/second achieving 3 air changes with a 15 minutes over run.

Plumbing & Heating Regulations
All works to comply with Octagon Developments Ltd., standard specification, the model water byelaws, BS6700 and the specific requirements of the Local Water Authority. A mains fed system shall only be installed when the running pressure in the water authority main is not less than 3 bar G with a min. flow rate of 50 litres/minute.
IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO CHECK THE ABOVE REQUIREMENT WITH THE WATER AUTHORITY.

NB see separate drawings for radiator and towel rail locations.

All electrical work required to meet the requirements for Part P (Electrical Safety) must be designed, installed, inspected and tested by a person competent to do so.

Prior to completion the council should be satisfied that Part P has been complied with. This may require an appropriate BS 7671 electrical installation certificate to be issued for the work by a person competent to do so.

This drawing should be read in conjunction with Fire Risk Assessment ref: TM/10404/01A

Note:-

All lights located in the 1st Floor ceiling of a 3 storey dwelling should be 'Fire Rated' please refer to lighting schedule for references.

All lights located in the 1st Floor ceiling of a 2 storey dwelling should be fitted with an 'air tight box'.

