

House Type:
3S25_M4(2) - Maidstone

Development:
RUSHBY MEADOWS

Plots:
AS: 51, 55, 57 & 64
OP: 52, 56, 58 & 65



AREAS		
	m ²	ft ²
GROUND FLOOR	38.17	410.86
FIRST FLOOR	38.17	410.86
TOTAL	76.34	821.72




PART 'O' OVERHEATING	
GLAZED AREAS MOST GLAZED FACADE	
D02	1.87
W03	1.06
W07	0.92
W08	0.92
TOTAL	4.77m ²
6.2% OF TOTAL FLOOR AREA	
GLAZED AREAS MOST GLAZED ROOM	
KITCHEN DINER 13.6m ²	
D02	1.87
W03	1.06
TOTAL	2.93m ²
21.4% OF ROOM FLOOR AREA	

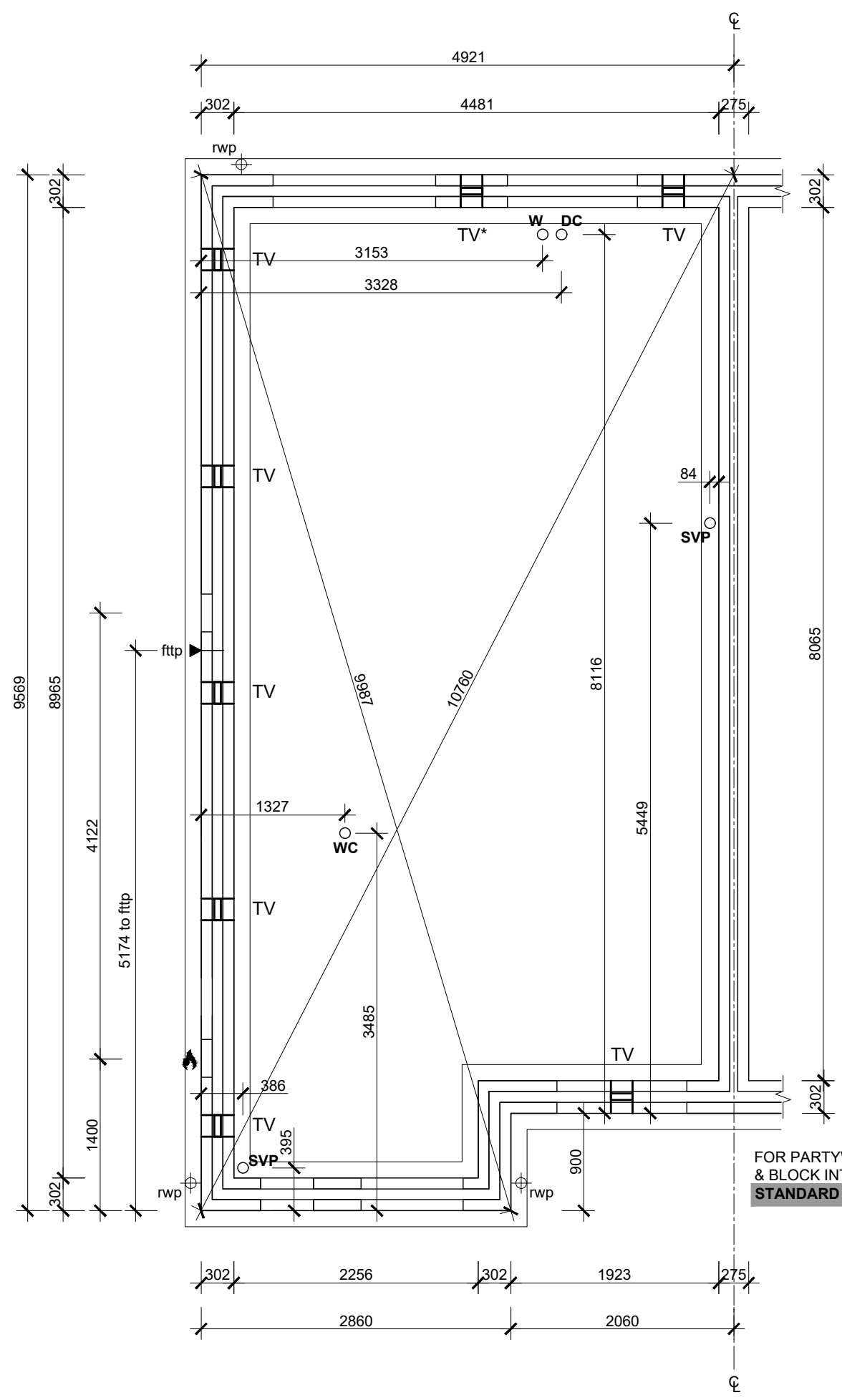
PART 'F' PURGE VENTILATION				
HABITABLE ROOM	AREA m ²	OPENING NUMBER	OPENING AREA m ²	OPENING % OF ROOM AREA
LOUNGE	16.90	W02	0.63	6.9%
		W04	0.54	
		D02	1.17	
KITCHEN / DINING	13.65	W03	0.48	23.4%
		W06	3.19	
BEDROOM 1	11.38	W07	1.09	9.6%
BEDROOM 2	5.37	W08	0.55	10.2%
BEDROOM 3	5.15	W08	0.55	10.7%


OPENING SCHEDULE							
NUMBER	STRUCTURAL OPENING	GLAZING_TYPE	GLAZING AREA	STYLE	NUMBER OF OPENINGS	OPENING AREA	ADDITIONAL
D01	942 x 2100	OBSCURE	0.04	YARMOUTH	1		
D02	1500 x 2100	CLEAR	1.87	PATIO DOUBLE	2	2.71	
W01	488 x 1050	OBSCURE	0.22	GEORGIAN BAR	1	0.34	
W02	1200 x 1350	CLEAR	1.06	GEORGIAN BAR	1	0.63	
W03	1200 x 1050	CLEAR	0.78	PLAIN CASEMENT	1	0.48	
W04	630 x 1200	OBSCURE	0.40	PLAIN CASEMENT	1	0.54	
W05	630 x 1050	OBSCURE	0.34	GEORGIAN BAR	1	0.47	
W06	1200 x 1200	CLEAR	0.80	GEORGIAN BAR	2	1.09	ESCAPE
W07	1200 x 1200	CLEAR	0.92	PLAIN CASEMENT	1	0.55	ESCAPE
W08	1200 x 1200	CLEAR	0.92	PLAIN CASEMENT	1	0.55	ESCAPE
W09	630 x 1200	OBSCURE	0.40	PLAIN CASEMENT	1	0.54	

Rev	Date	Description
Development: RUSHBY MEADOWS		
Plots: AS: 51, 55, 57 & 64 OP: 52, 56, 58 & 65		
House Type: 3S25_M4(2) - Maidstone		
Drawing: Cover Sheet		
Scale: 1:50 @ A3	Date: 19.08.22	
Drwg No: 196.22.3S25_M4(2).001	Rev: ----	

M4(2)
COMPLIANT

- LEGEND**
- W WATER ENTRY POINT
 - SVP SOIL VENT PIPE
 - DC DIRECT CONNECTION
 -  GAS METER
 -  ELECTRICAL METER
 -  FIBRE TO THE PREMISES
- HOLE IN SLAB DIMENSIONED TO CENTERS.
- BELOW SLAB VENTILATION TO BE PROVIDED
- TV TELESCOPIC VENT (6000mm²)
 - PV PIPE VENT (≈100mm \varnothing)
- FOOTINGS INDICATIVE, SEE ENGINEERS LAYOUTS FOR SIZE AND SPECIFICATION.
- PRIOR TO COMMENCEMENT PLEASE REFER TO THE CONSULTANT ENGINEER SCHEDULE SPECIFIC TO THE SITE.
- PLEASE REFER TO FOUNDATION SCHEDULE FOR ANY REINFORCEMENT REQUIREMENTS AND MIX CATEGORY
- FOR TYPICAL BEAM & BLOCK EXTERNAL WALL INTERACTION, **STANDARD DETAIL EX_101**



Rev	Date	Description
Development:		
RUSHBY MEADOWS		
Plots:		
AS: 51, 55, 57 & 64 OP: 52, 56, 58 & 65		
House Type:		
3S25_M4(2) - Maidstone		
Drawing:		
Sub Structure		
		
Scale: 1:50 @ A3		Date: 19.08.22
Drwg No: 196.22.3S25_M4(2).002		Rev: ---

**M4(2)
COMPLIANT**

LEGEND

EXTERNAL WALL COMPRISED OF 102mm FACING BRICK, 100mm CAVITY, 100mm BLOCKWORK, 12.5mm PLASTERBOARD ON DABS.

STANDARD INTERNAL PARTITION COMPRISED OF 63mm STUD AND 12.5mm PLASTERBOARD BOTH SIDES.

STRUCTURAL BUTTRESS INTERNAL PARTITION COMPRISED OF 75mm STUD AND 9.5 PLY TO ONE SIDE, 12.5mm PLASTERBOARD BOTH SIDES.

STANDARD DETAIL IP_202

- KITCHEN HOB EXTRACTOR
- CEILING MOUNTED EXTRACT FAN
- RADIATOR
- TOWEL RAIL
- COMBI BOILER WITH FLUE HEAT RECOVER SYSTEM
- WASTE WATER HEAT RECOVER VERTICAL SYSTEM & SVP BOXING

STANDARD DETAIL IS_504

INTERNAL DOOR SIZES:

D0 - 1981mm (H) x 838mm (W)
 D1 - 1981mm (H) x 762mm (W)
 D2 - 1981mm (H) x 686mm (W)
 D3 - 1981mm (H) x 610mm (W)

ALL EXTERNAL DOORS TO PROVIDE MIN. 850mm CLEAR OPENING WHEN MEASURED IN ACCORDANCE DIAGRAM 2.2 OF APPROVED DOCUMENT M VOL. 1

GLAZING TO PRINCIPLE LIVING AREA WINDOW TO START A MAX. 850mm ABOVE FFL

HATCH DENOTES 300mm NIB TO LEADING EDGE

ALL SERVICES & CONTROLS TO BE SET OUT IN ACCORDANCE WITH SECTION M4(2) 2.30 IN RELATION TO OUTLET HEIGHTS, WINDOW HANDLES, CONSUMER UNIT HEATING CONTROLS

DISPLAYING SYMPHONY KITCHEN LAYOUT
DRAWING NUMBER: ???

FOR FURTHER INFO OF OPTICAL NETWORK,
STANDARD DETAIL IS_501

FOR BUTTRESS WALL
STANDARD DETAIL IP_202

ALL WET ROOM WALLS TO BE PLY LINED TO SUPPORT GRAB RAILS, SEATS & MOBILITY ADAPTIONS (1.5KN/M²)

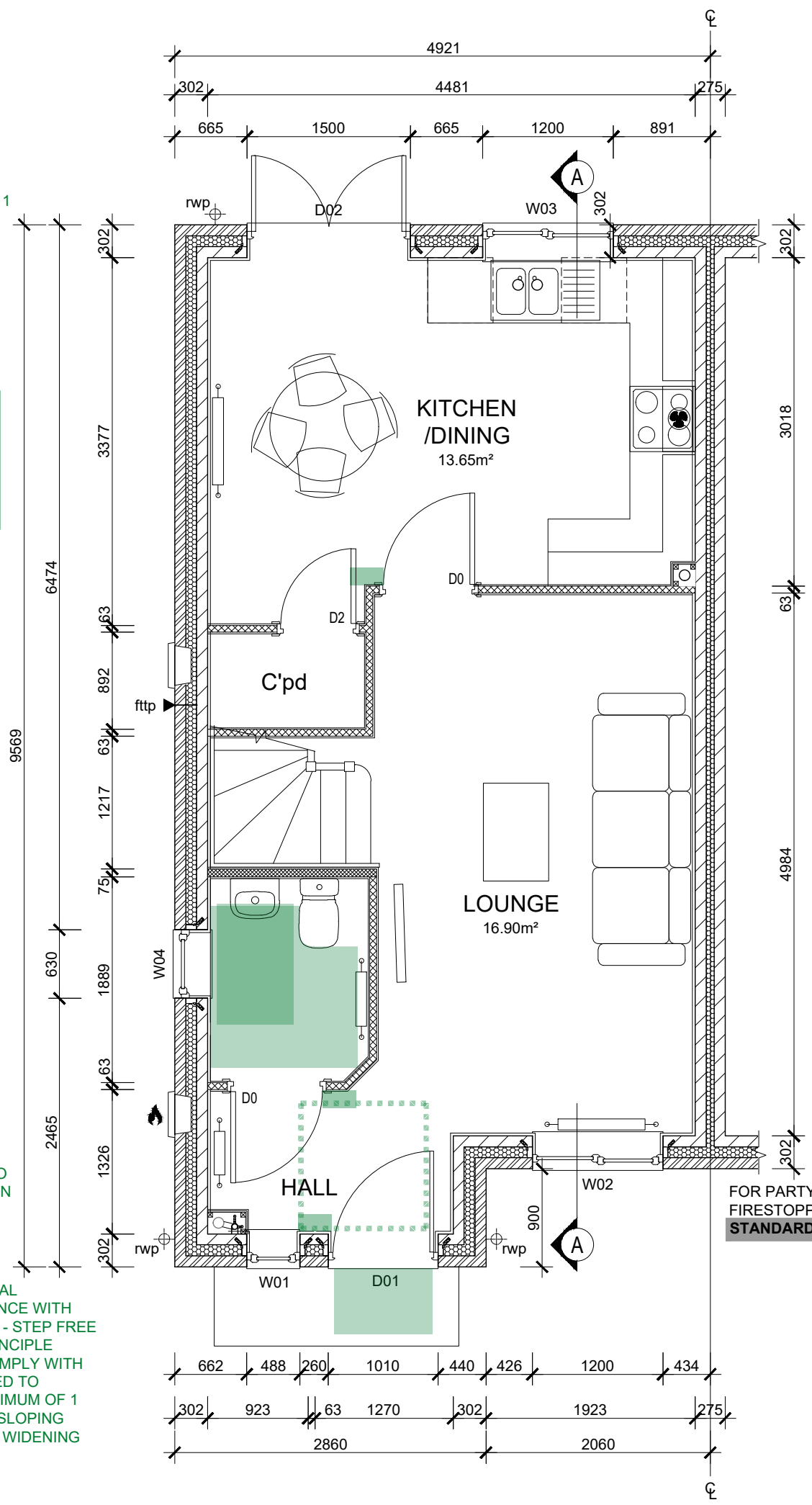
ACCESSIBLE THRESHOLD AT FRONT DOOR
STANDARD DETAIL EX_104

PART M, ACCESSIBLE THRESHOLD TO REAR DOOR

EXTERNAL LIGHT PROVIDED FULLY DIFFUSED WITH DUSK TO DAWN TIMER OR PIR DETECTION

900mm x 600mm MINIMUM COVERED LANDING

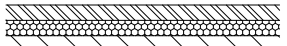




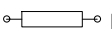



APPROACH ROUTES & EXTERNAL COMPLIANCE ALL IN ACCORDANCE WITH M4(2) 2.1 - 2.13. TO INCLUDE 2.6 - STEP FREE APPROACH ROUTE TO THE PRINCIPLE ENTRANCE. ANY RAMPS TO COMPLY WITH 2.10 OR ANY STEPS IF REQUIRED TO COMPLY WITH 2.11. 2.12 - A MINIMUM OF 1 STANDARD LEVEL OR GENTLY SLOPING CAR PARK SPACE CAPABLE OF WIDENING TO 3.3M.



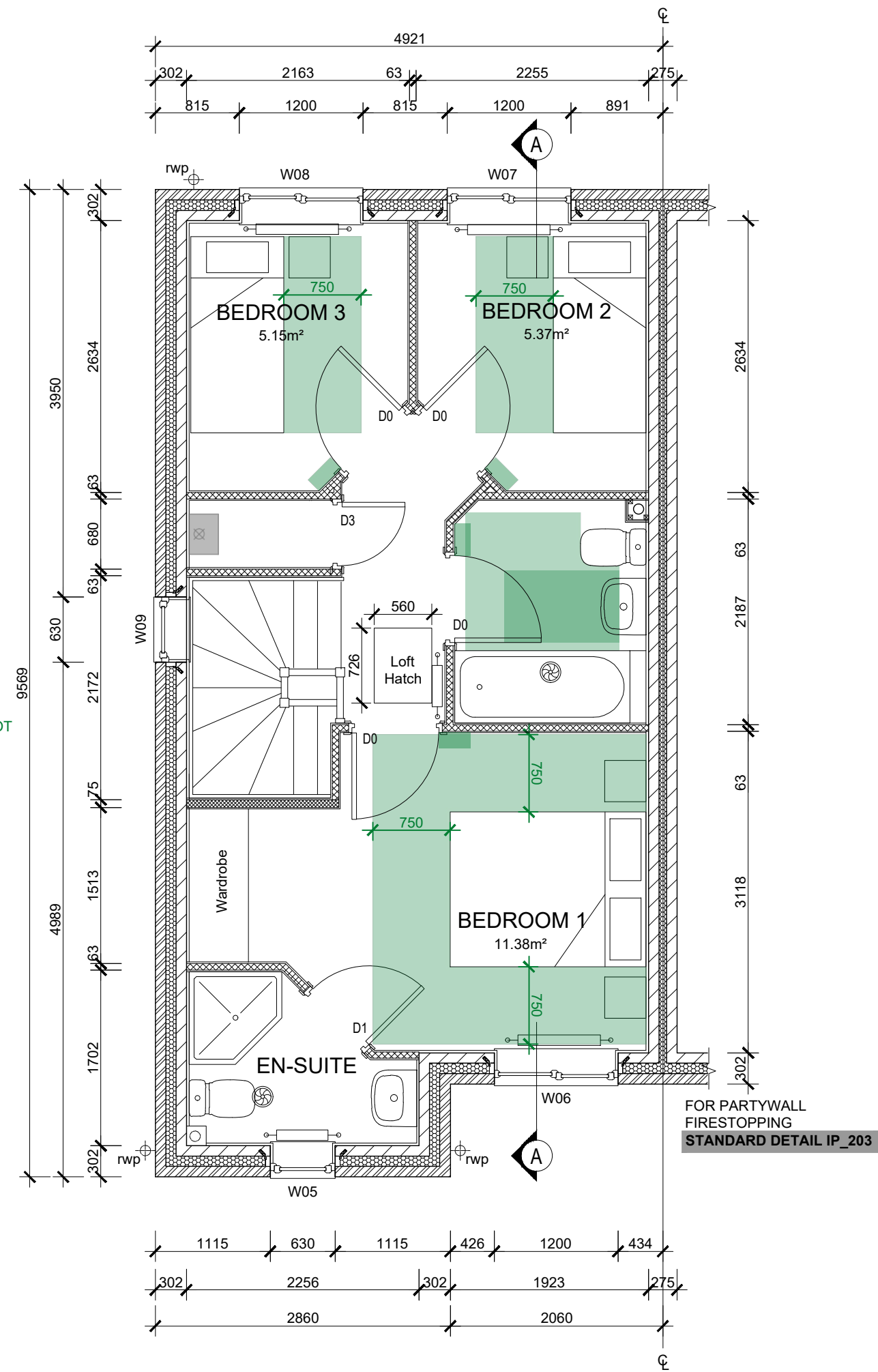
FOR PARTYWALL FIRESTOPPING
STANDARD DETAIL IP_203

Rev	Date	Description
Development: RUSHBY MEADOWS		
Plots: AS: 51, 55, 57 & 64 OP: 52, 56, 58 & 65		
House Type: 3S25_M4(2) - Maidstone		
Drawing: Ground Floor GA		
Scale: 1:50 @ A3		Date: 19.08.22
Drwg No: 196.22.3S25_M4(2).003		Rev: ---

M4(2)
COMPLIANT

- LEGEND**
-  EXTERNAL WALL COMPRISED OF 102mm FACING BRICK, 100mm CAVITY, 100mm BLOCKWORK, 12.5mm PLASTERBOARD ON DABS.
 -  STANDARD INTERNAL PARTITION COMPRISED OF 63mm STUD AND 12.5mm PLASTERBOARD BOTH SIDES.
 -  STRUCTURAL BUTTRESS INTERNAL PARTITION COMPRISED OF 75mm STUD AND 9.5 PLY TO ONE SIDE, 12.5mm PLASTERBOARD BOTH SIDES.
 -  KITCHEN HOB EXTRACTOR
 -  CEILING MOUNTED EXTRACT FAN
 -  RADIATOR
 -  TOWEL RAIL
 -  COMBI BOILER WITH FLUE HEAT RECOVER SYSTEM
 -  WASTE WATER HEAT RECOVER VERTICAL SYSTEM & SVP BOXING

- INTERNAL DOOR SIZES:**
- D0 - 1981mm (H) x 838mm (W)
 - D1 - 1981mm (H) x 762mm (W)
 - D2 - 1981mm (H) x 686mm (W)
 - D3 - 1981mm (H) x 610mm (W)



HATCH DENOTES 300mm NIB TO LEADING EDGE

BATHROOM LAYOUT AND MOVEMENT ZONES TO COMPLY WITH DIAGRAM 2.7 MINIMUM SIZE 2150mm X 1900mm.

HATCH DENOTES 750mm ACCESS ZONE TO BOTH SIDES & FOOT OF BEDSPACE TO PRINCIPLE BEDROOM

FOR BUTTRESS WALL
STANDARD DETAIL IP_202

FOR CONCEALED BASIN WASTE
STANDARD DETAIL IS_502

FOR PARTYWALL FIRESTOPPING
STANDARD DETAIL IP_203

Rev	Date	Description
Development:		
RUSHBY MEADOWS		
Plots:		
AS: 51, 55, 57 & 64 OP: 52, 56, 58 & 65		
House Type:		
3S25_M4(2) - Maidstone		
Drawing:		
First Floor GA		



Scale: 1:50 @ A3 Date: 19.08.22

Drwg No: 196.22.3S25_M4(2).004 Rev: ---

ICON DENOTES MEANS OF ESCAPE WINDOW.

CONCRETE INTER-LOCKING ROOF TILES AND FACING BRICKS TO L.A. APPROVAL.

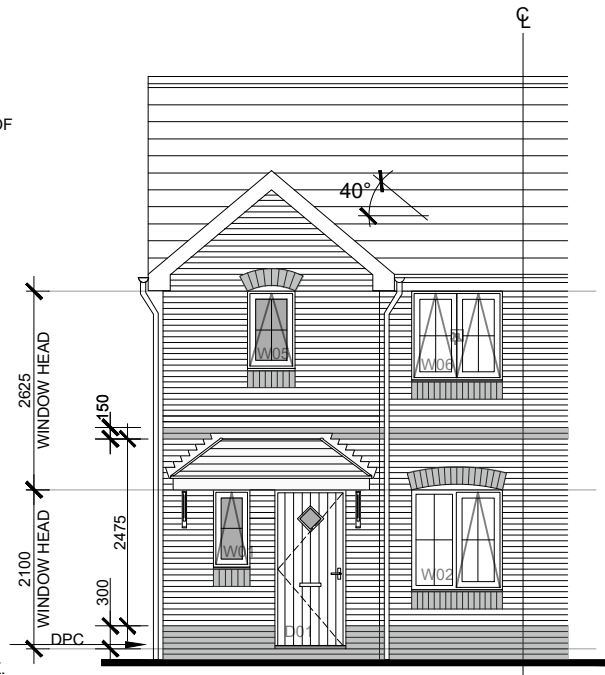
GRP CANOPY, BT1 CANOPY by CHILTERN GLASS FIBRE

RECYCLED PLASTIC TIMBER, ENVIROS BRACKET by CHILTERN GLASS FIBRE

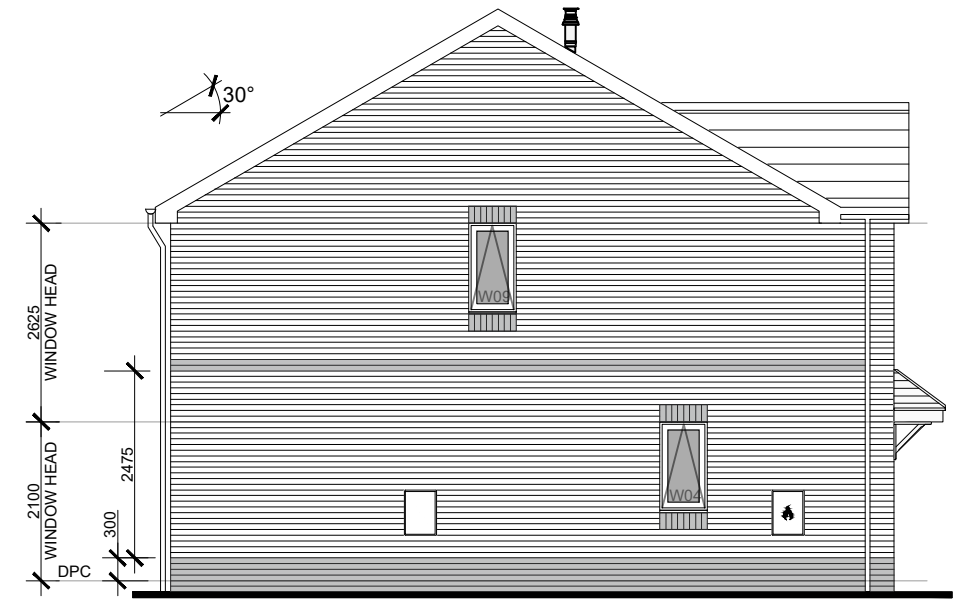
2 COURSE DEEP STRING COURSE IN CONTRASTING BRICK.

PLINTH COURSE IN CONTRASTING BRICK.

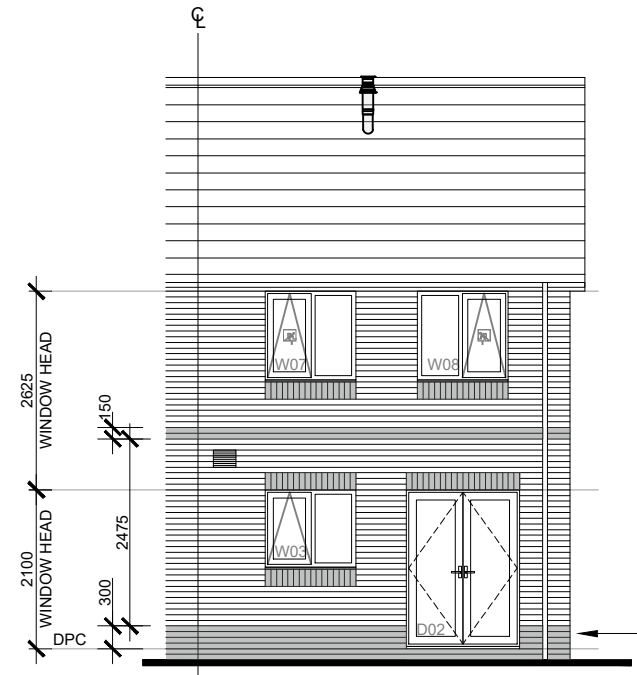
GREY HATCH DENOTES CONTRASTING BRICKWORK.



FRONT ELEVATION

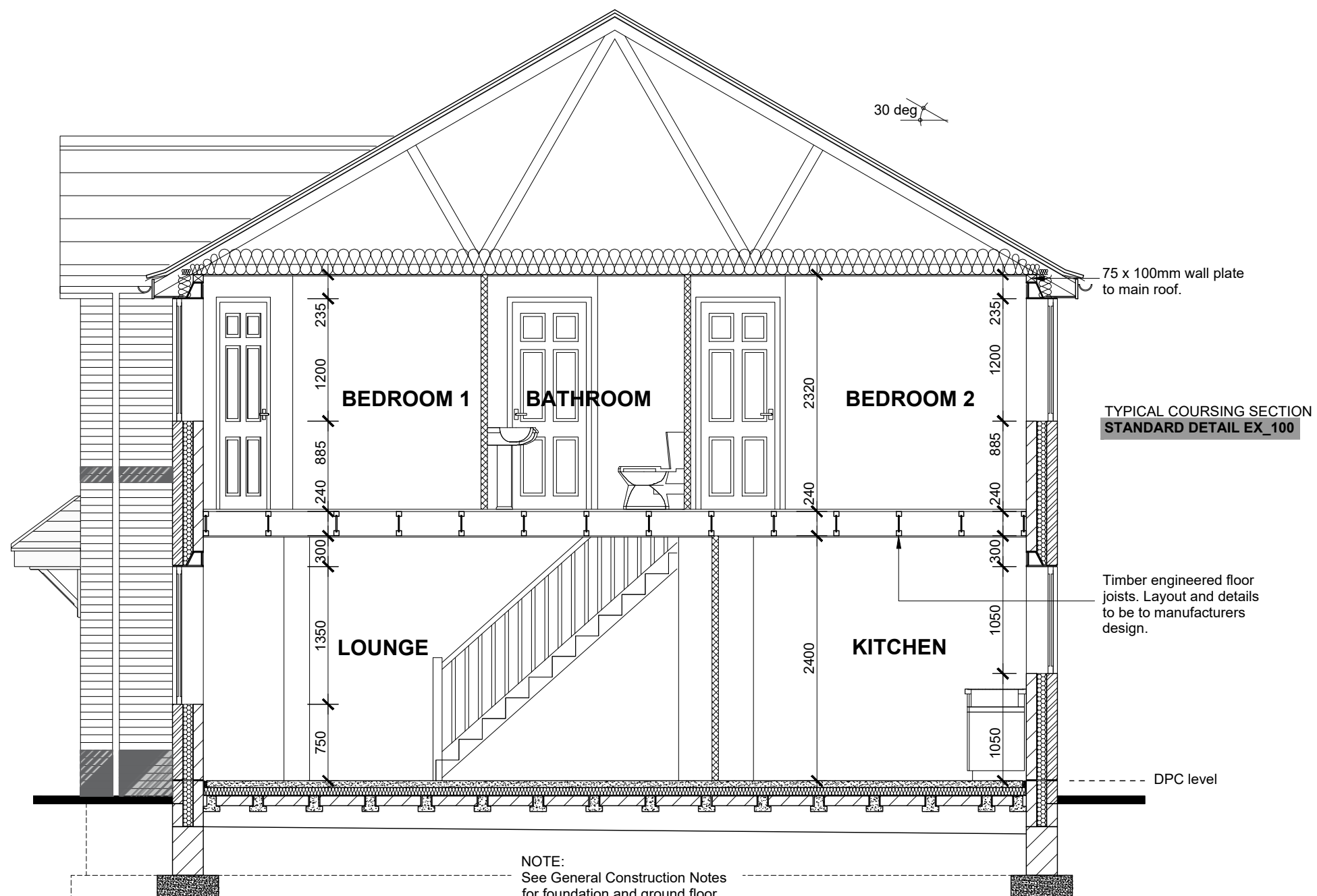



SIDE ELEVATION



REAR ELEVATION

Rev	Date	Description
Development:		
RUSHBY MEADOWS		
Plots:		
AS: 51, 55, 57 & 64 OP: 52, 56, 58 & 65		
House Type:		
3S25_M4(2) - Maidstone		
Drawing:		
Elevations		
Scale: 1:100 @ A3		Date: 19.08.22
Drwg No: 196.22.3S25_M4(2).005		Rev: ----



Rev	Date	Description
Development:		
RUSHBY MEADOWS		
Plots:		
AS: 51, 55, 57 & 64 OP: 52, 56, 58 & 65		
House Type:		
3S25_M4(2) - Maidstone		
Drawing:		
Section A		
		
Scale: 1:50 @ A3		Date: 19.08.22
Drwg No: 196.22.3S25_M4(2).006		Rev: ----

**M4(2)
COMPLIANT**

ALL EXTERNAL DOORS TO PROVIDE MIN. 850mm CLEAR OPENING WHEN MEASURED IN ACCORDANCE DIAGRAM 2.2 OF APPROVED DOCUMENT M VOL. 1

GLAZING TO PRINCIPLE LIVING AREA WINDOW TO START A MAX. 850mm ABOVE FFL

HATCH DENOTES 300mm NIB TO LEADING EDGE

ALL SERVICES & CONTROLS TO BE SET OUT IN ACCORDANCE WITH SECTION M4(2) 2.30 IN RELATION TO OUTLET HEIGHTS, WINDOW HANDLES, CONSUMER UNIT HEATING CONTROLS

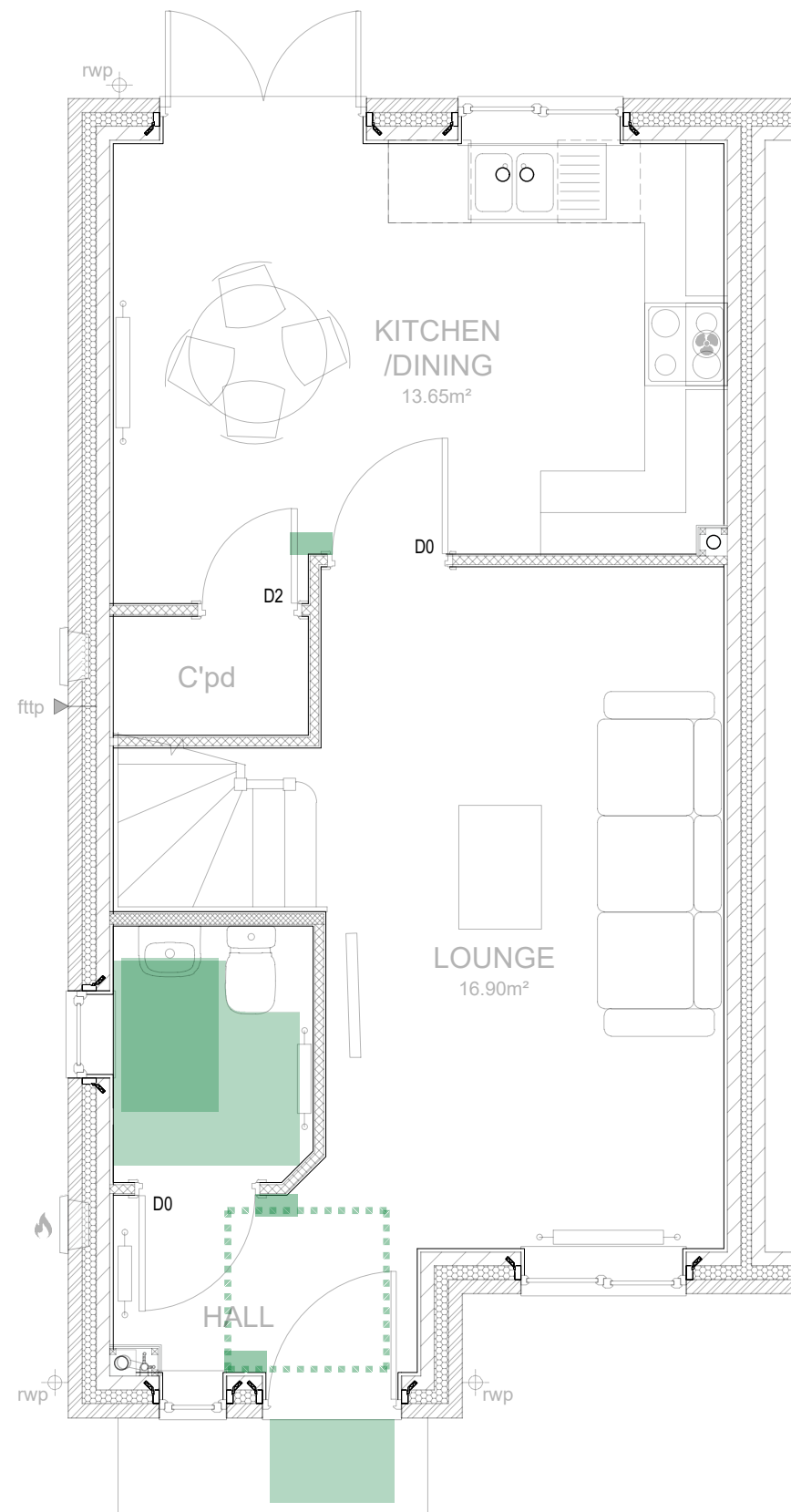
ALL WET ROOM WALLS TO BE PLY LINED TO SUPPORT GRAB RAILS, SEATS & MOBILITY ADAPTIONS (1.5KN/M²)

PART M, ACCESSIBLE THRESHOLD TO REAR DOOR

EXTERNAL LIGHT PROVIDED FULLY DIFFUSED WITH DUSK TO DAWN TIMER OR PIR DETECTION

900mm x 600mm MINIMUM COVERED LANDING

APPROACH ROUTES & EXTERNAL COMPLIANCE ALL IN ACCORDANCE WITH M4(2) 2.1 - 2.13. TO INCLUDE 2.6 - STEP FREE APPROACH ROUTE TO THE PRINCIPLE ENTRANCE. ANY RAMPS TO COMPLY WITH 2.10 OR ANY STEPS IF REQUIRED TO COMPLY WITH 2.11. 2.12 - A MINIMUM OF 1



LEGEND

- SINGLE SOCKET
- DOUBLE SOCKET
- EXTERNAL SOCKET
- SOCKET IN B/UNIT
- SOCKET ABV W/UNIT
- SHAVER POINT
- ISOLATION SWITCH ASHP
- SPUR POINT
- h/l HIGH LEVEL
- LIGHT SWITCH
- WALL LIGHT
- WALL LIGHT WITH PIR
- PENDANT LIGHT
- DOWNLIGHT
- *P* PELMET LIGHT
- SMOKE DETECTOR
- HEAT SENSOR
- CO DETECTOR
- TV POINT
- TELEPHONE POINT
- ELECTRIC SHOWER
- HEATING ZONE STAT
- DOOR BELL
- COOKER SWITCH
- COOKER SPUR POINT
- KITCHEN HOB EXTRACTOR
- CEILING EXTRACT FAN
- CONSUMER UNIT
- ONT OPTICAL NETWORK TERMINATION
- MEDIA MEDIA PLATE
- NETWORK WIRING PATCH
- fttp FIBRE TO THE PREMISES ENTRY POINT
- ELECTRIC METER
- EV CHARGE POINT INDICATIVE, SEE ELECTRIC VEHICLE CHARGE POINT LAYOUT FOR PLOT SPECIFIC LOCATION.

Rev Date Description

Development:
RUSHBY MEADOWS

Plots:
AS: 51, 55, 57 & 64
OP: 52, 56, 58 & 65

House Type:
3S25_M4(2) - Maidstone

Drawing:
Ground Floor Electrical

**RIPPON
— HOMES —**

Scale: 1:50 @ A3



































Date: 19.08.22

Drwg No: 196.22.3S25_M4(2).007

Rev: ---

M4(2)
COMPLIANT

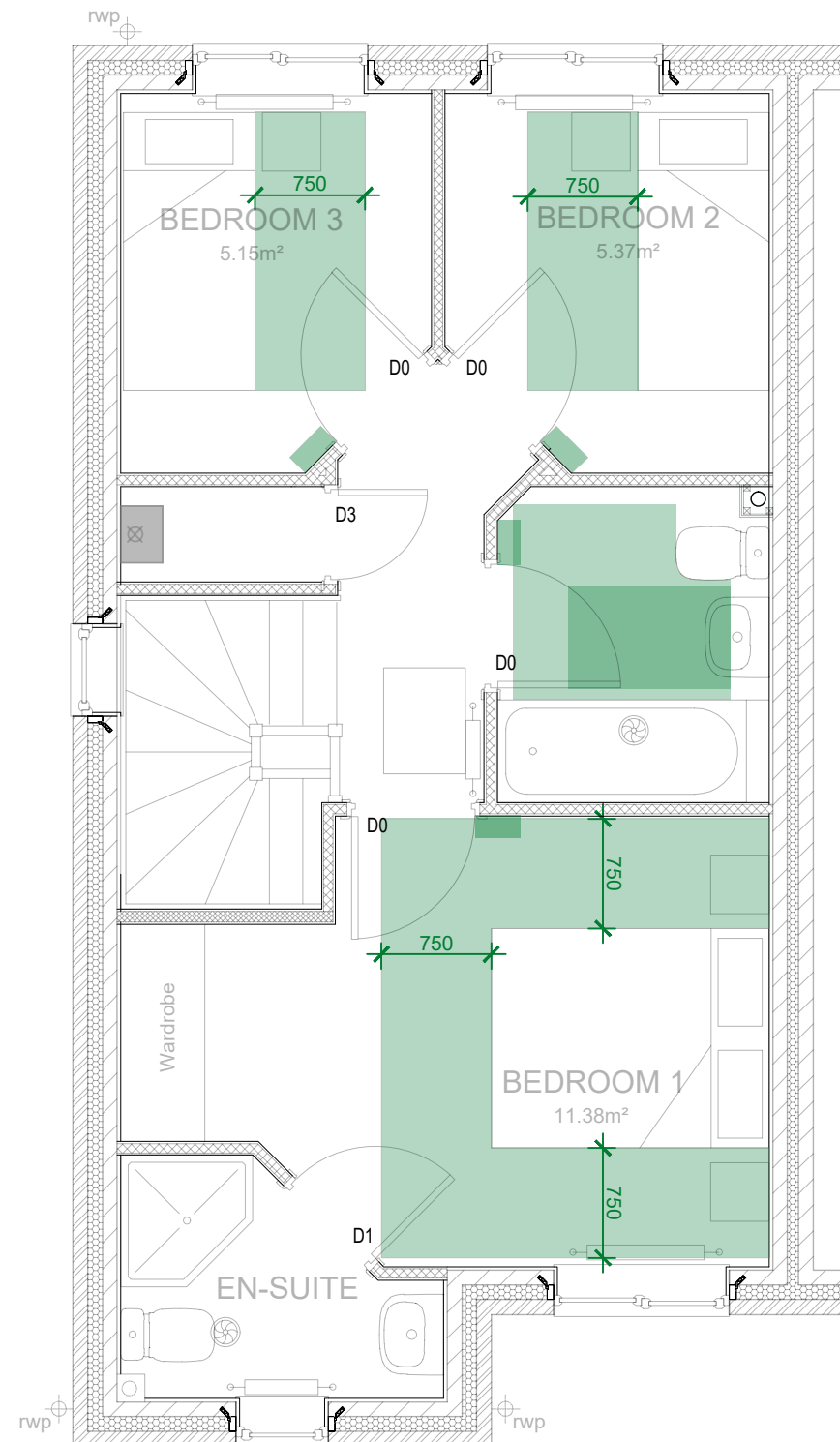
LEGEND

-  SINGLE SOCKET
-  DOUBLE SOCKET
-  EXTERNAL SOCKET
-  SOCKET IN B/UNIT
-  SOCKET ABV W/UNIT
-  SHAVER POINT
-  ISOLATION SWITCH ASHP
-  SPUR POINT
-  h/l HIGH LEVEL
-  LIGHT SWITCH
-  WALL LIGHT
-  PIR WALL LIGHT WITH PIR
-  PENDANT LIGHT
-  DOWNLIGHT
-  *P* PELMET LIGHT
-  SMOKE DETECTOR
-  HEAT SENSOR
-  CO DETECTOR
-  TV POINT
-  TELEPHONE POINT
-  ELECTRIC SHOWER
-  HEATING ZONE STAT
-  DOOR BELL
-  COOKER SWITCH
-  COOKER SPUR POINT
-  KITCHEN HOB EXTRACTOR
-  CEILING EXTRACT FAN
-  CONSUMER UNIT
-  ONT OPTICAL NETWORK TERMINATION
-  MEDIA MEDIA PLATE
-  NETWORK WIRING PATCH
-  fttp FIBRE TO THE PREMISES ENTRY POINT
-  ELECTRIC METER
-  EV CHARGE POINT INDICATIVE, SEE ELECTRIC VEHICLE CHARGE POINT LAYOUT FOR PLOT SPECIFIC LOCATION.

HATCH DENOTES
300mm NIB TO
LEADING EDGE

BATHROOM LAYOUT AND
MOVEMENT ZONES TO
COMPLY WITH DIAGRAM 2.7
MINIMUM SIZE 2150mm X
1900mm.

HATCH DENOTES
750mm ACCESS ZONE
TO BOTH SIDES & FOOT
OF BEDSPACE TO
PRINCIPLE BEDROOM



Rev Date Description

Development:
RUSHBY MEADOWS

Plots:
AS: 51, 55, 57 & 64
OP: 52, 56, 58 & 65

House Type:
3S25_M4(2) - Maidstone

Drawing:
First Floor Electrical



Scale: 1:50 @ A3

Date: 19.08.22

Drwg No: 196.22.3S25_M4(2).008

Rev: ---



M4(2)
COMPLIANT



LEGEND

JOIST LAYOUT INDICATIVE ONLY,
PLEASE REFER TO MANUFACTURE
DESIGN FOR MORE DETAIL


FOR TYPICAL FLOOR JOIST
EXTERNAL WALL INTERACTION,
STANDARD DETAIL FJ_300

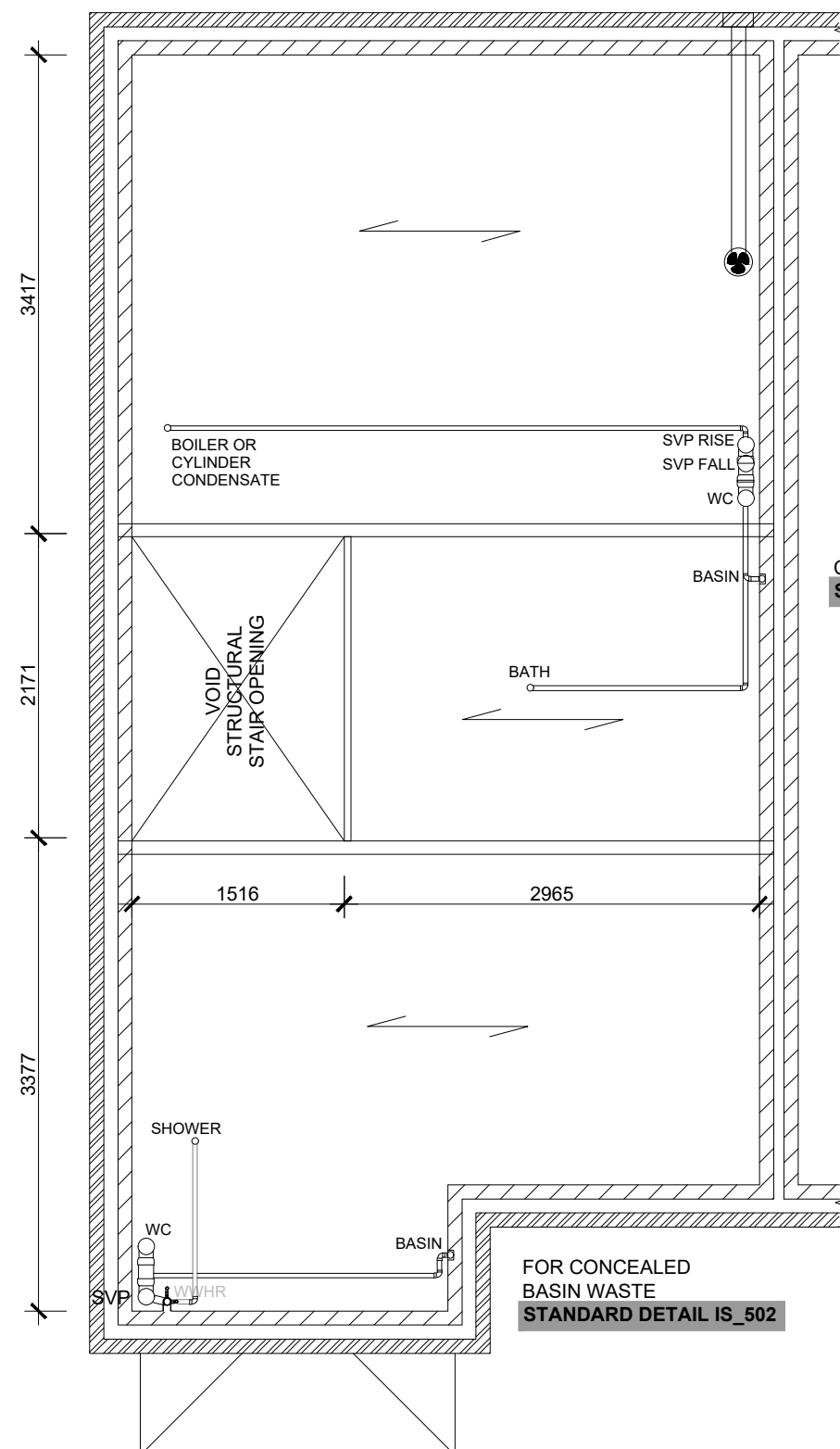
INTERNAL PARTITIONS ABOVE

 KITCHEN HOB EXTRACTOR
DUCTING THROUGH FLOOR
 JOIST VOID TERMINATES AT
AIR BRICK.

 CEILING MOUNTED EXTRACT
FAN DUCTING THROUGH
FLOOR JOIST VOID
 TERMINATES AT AIR BRICK.

FOR TYPICAL CORE HOLE DRILLING
HEIGHTS, DUCTING & EXTRACT
LOCATIONS,
STANDARD DETAIL EX_106

 WASTE WATER HEAT
RECOVER VERTICAL
SYSTEM & SVP
STANDARD DETAIL IS_504



Rev Date Description

Development:
RUSHBY MEADOWS

Plots:
AS: 51, 55, 57 & 64
OP: 52, 56, 58 & 65

House Type:
3S25_M4(2) - Maidstone

Drawing:
Indicative Joist Layout

RIPPON
— HOMES —

Scale: 1:50 @ A3

Date: 19.08.22

Drwg No: 196.22.3S25_M4(2).009

Rev: ---


M4(2)
COMPLIANT


LEGEND

TRUSS LAYOUT INDICATIVE ONLY,
PLEASE REFER TO MANUFACTURE
DESIGN FOR MORE DETAIL


FOR TYPICAL EAVES DETAIL,
STANDARD DETAIL RT_400

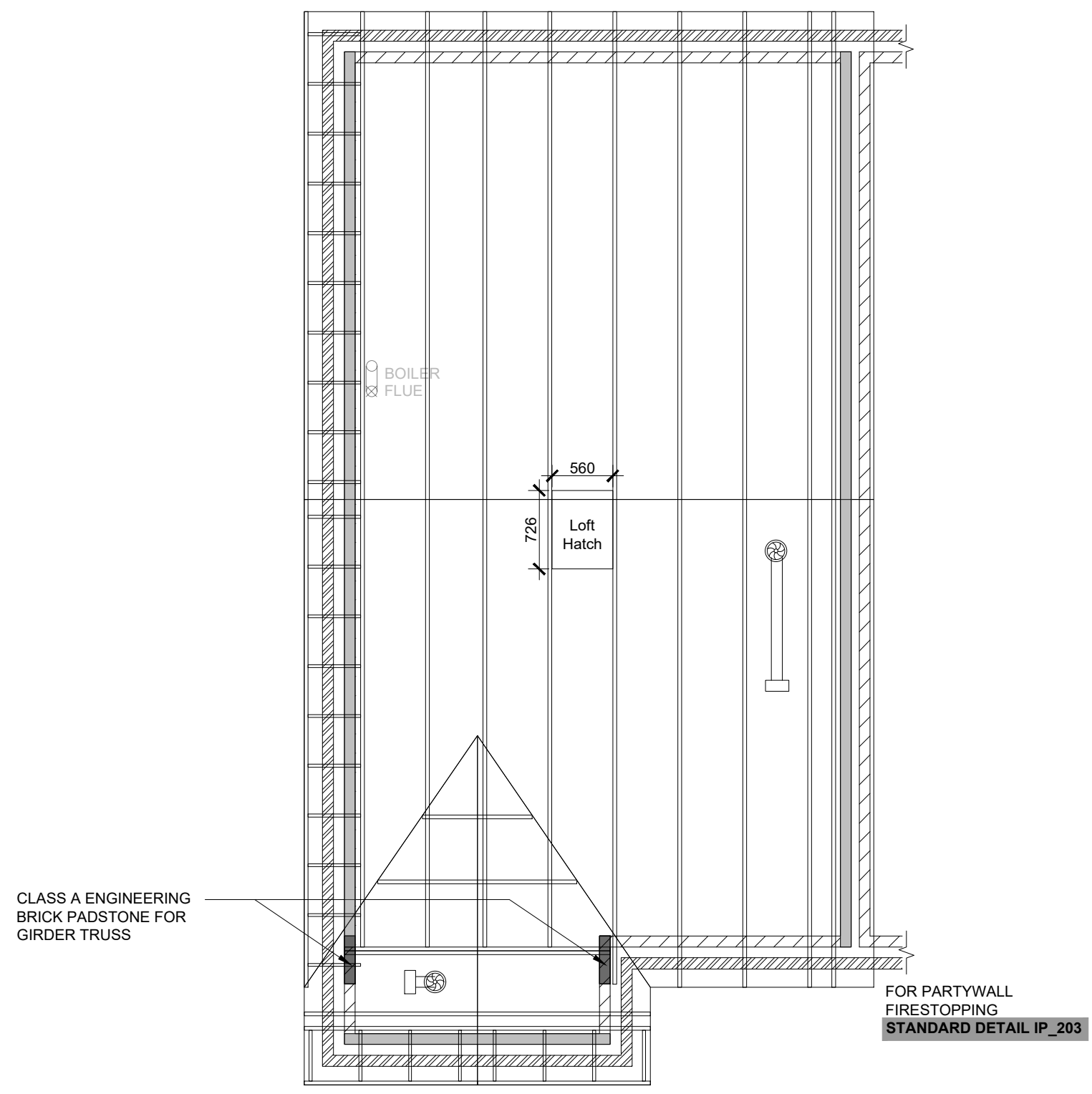
FOR TYPICAL TRUSS OVERHANG,
STANDARD DETAIL RT_401


 CEILING MOUNTED
EXTRACT FAN DUCTING
THROUGH LOFT VOID
TERMINATES AT TILE
VENT.

 BOILER FLUE DUCTING
THROUGH LOFT VOID
3m LENGTH MAXIMUM.
TERMINATES THROUGH
TILE FLASHING KIT.

FOR TYPICAL CORE HOLE
DRILLING HEIGHTS, DUCTING &
EXTRACT LOCATIONS,
STANDARD DETAIL EX_106

 SPANDREL PANEL
INDICATIVE PLEASE
REFER TO TRUSS
LAYOUT.



Rev	Date	Description
Development:		
RUSHBY MEADOWS		
Plots:		
		AS: 51, 55, 57 & 64 OP: 52, 56, 58 & 65
House Type:		
3S25_M4(2) - Maidstone		
Drawing:		
Indicative Rafter Layout		
		
Scale: 1:50 @ A3		Date: 19.08.22
Drwg No: 196.22.3S25_M4(2).010		Rev: ---