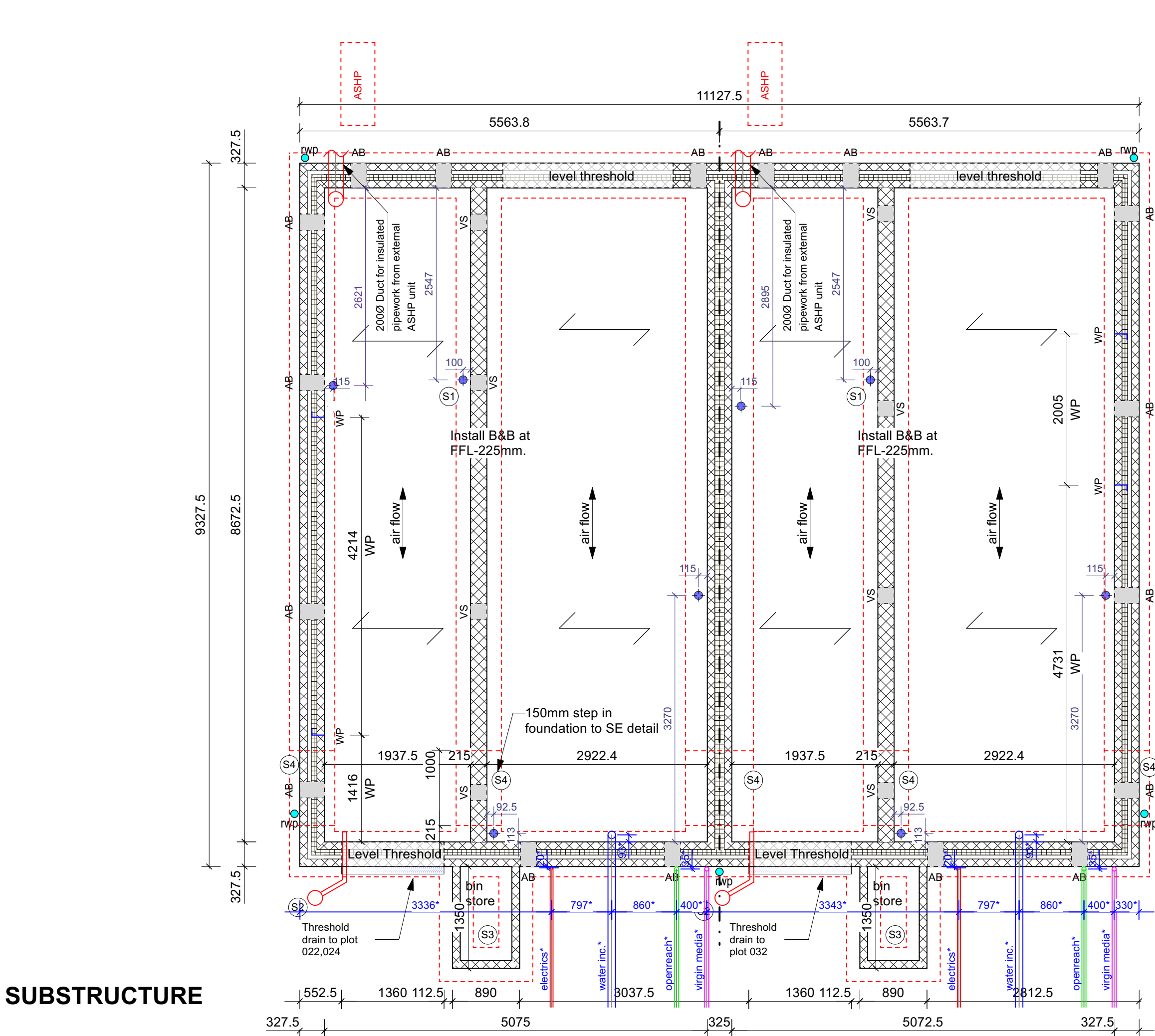
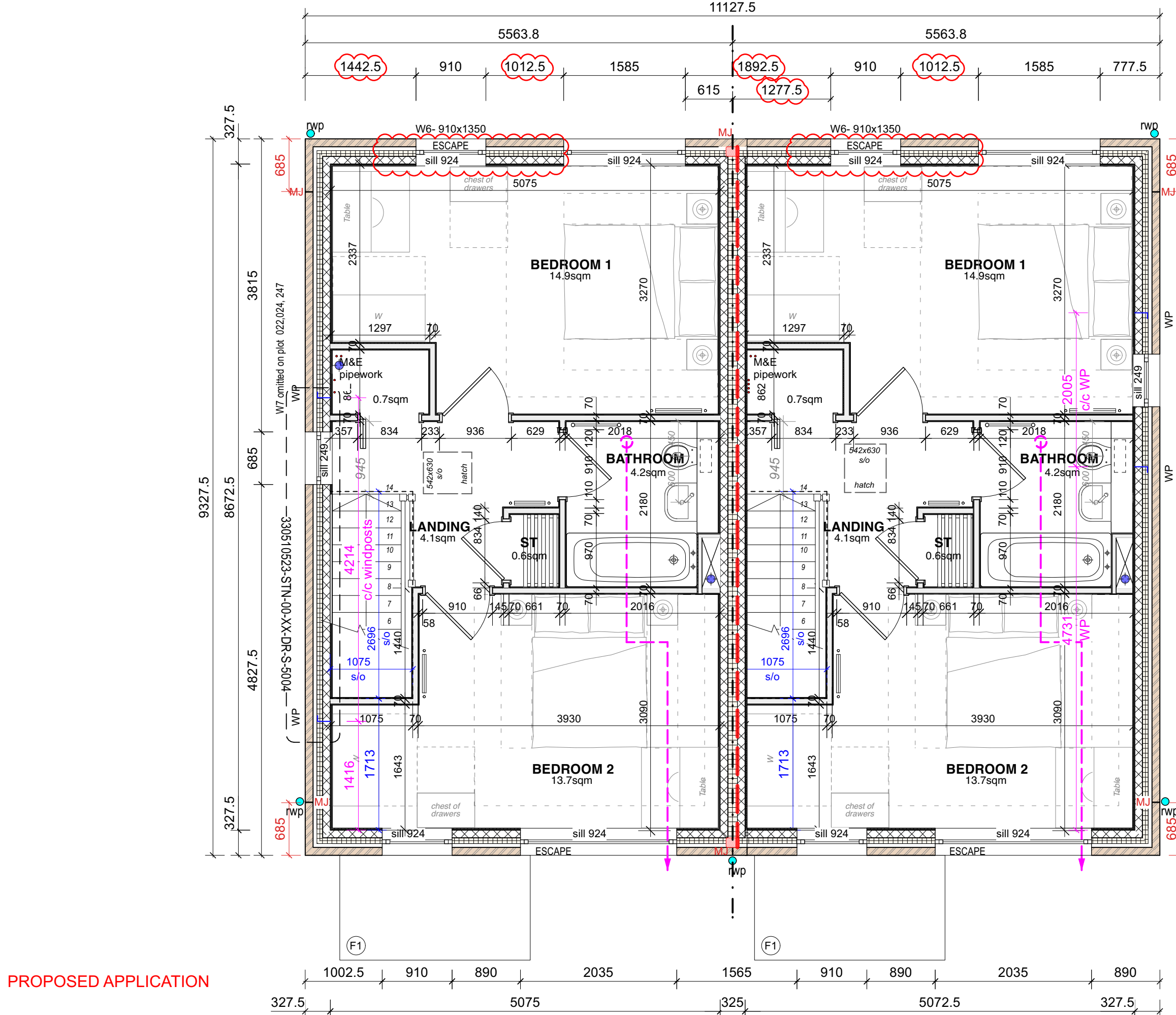


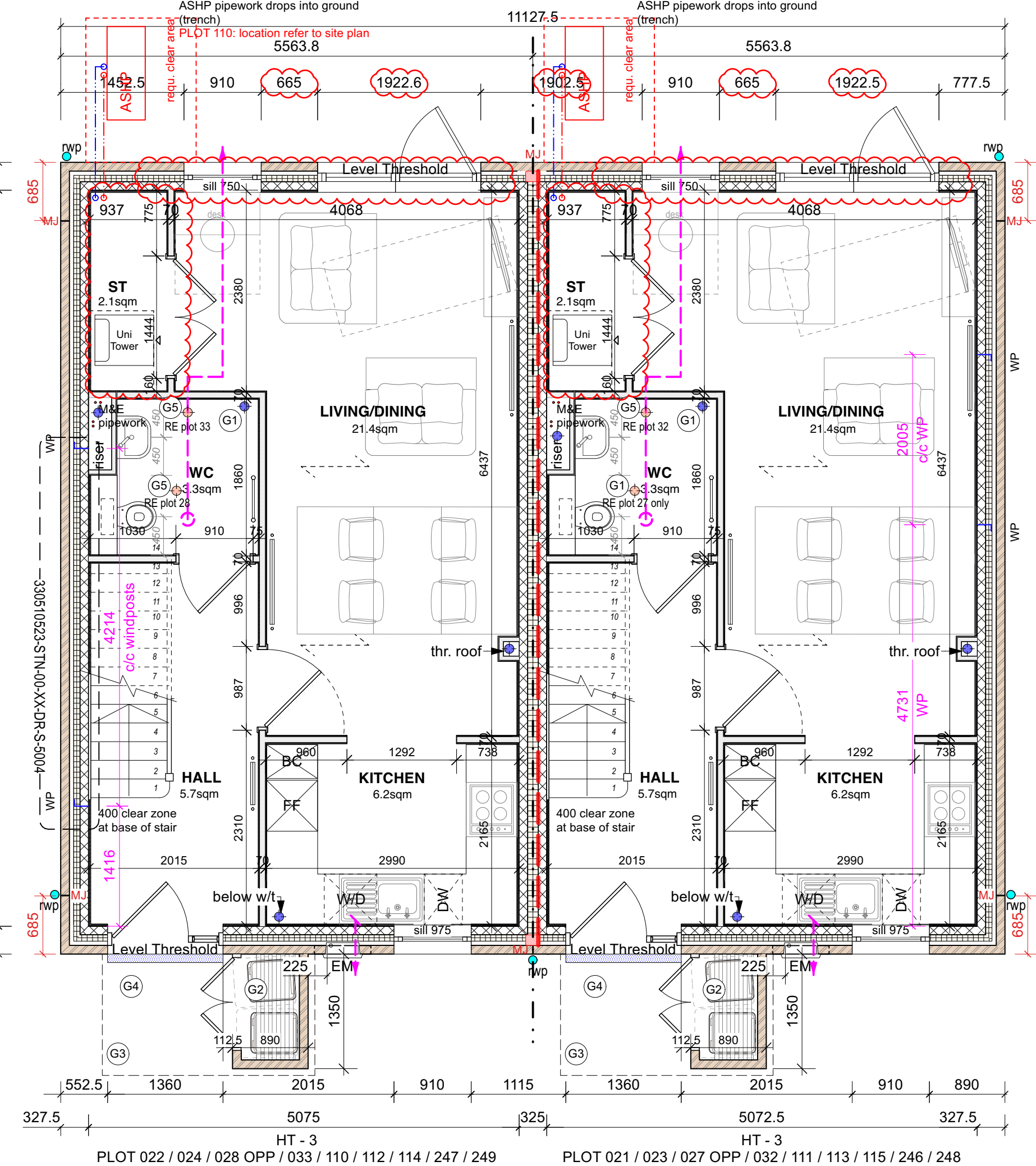
SUBSTRUCTURE



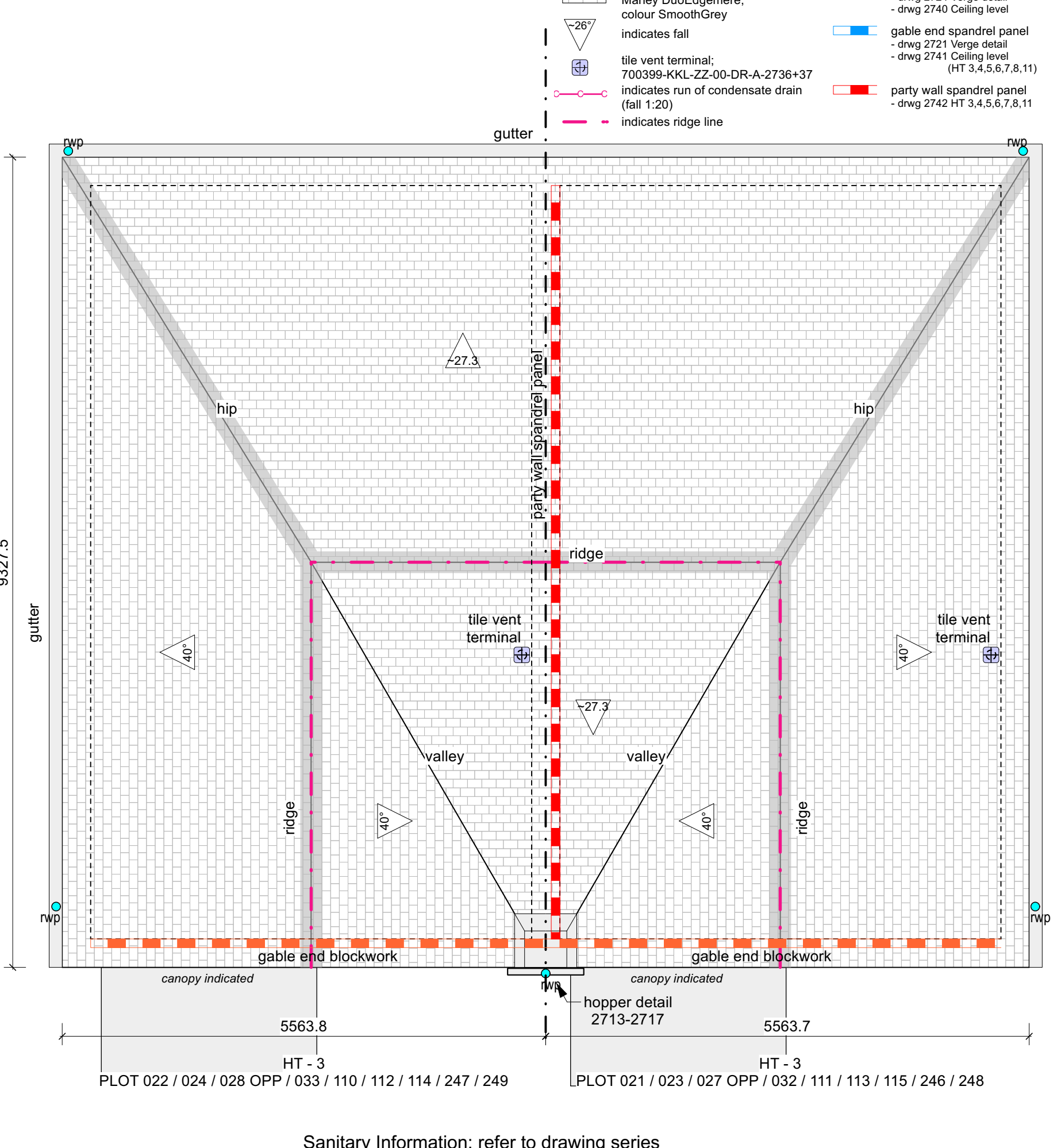
FIRST FLOOR



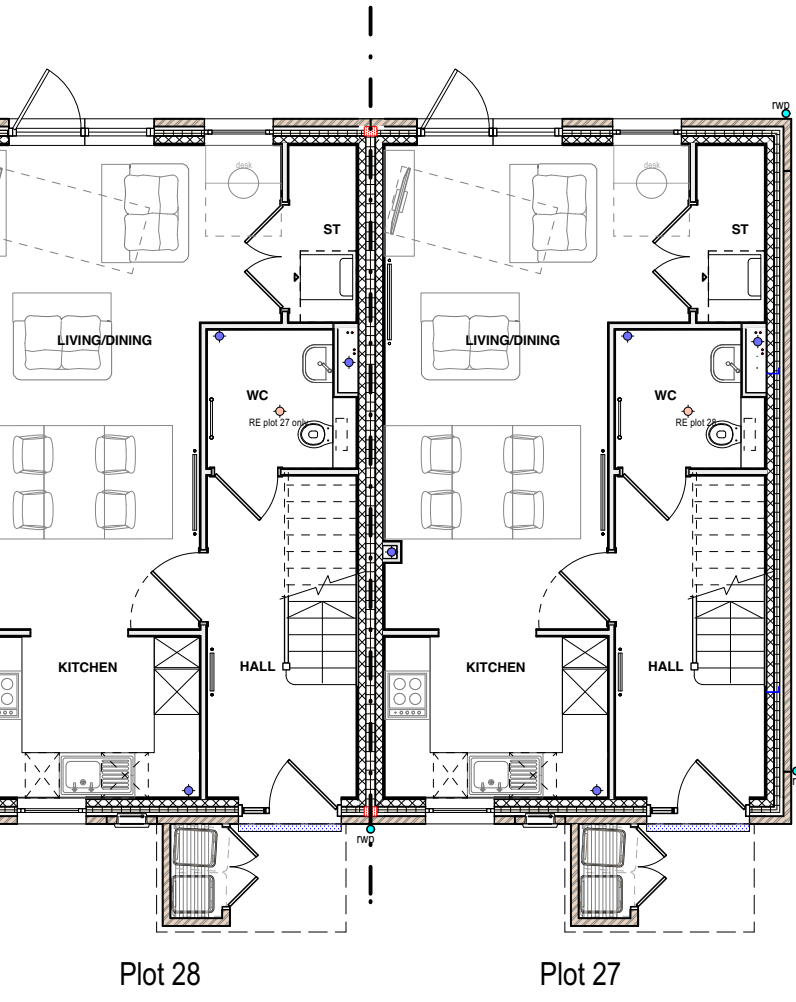
GROUND FLOOR



ROOF



PLOT SCHEDULE: FFL		PLOT SCHEDULE			
PLOT NO.	FF LEVEL	PLOT NO.	HOUSE TYPE	HANDING	TENURE
110	FFL 67.075	110	HT3	AS	Sale
111	FFL 67.075	111	HT3	AS	Sale
112	FFL 67.075	112	HT3	AS	Sale
113	FFL 67.075	113	HT3	AS	Sale
114	FFL 67.225	114	HT3	AS	Sale
115	FFL 67.300	115	HT3	AS	Sale
246	FFL 66.600	246	HT3	AS	Shd. ownership
247	FFL 66.600	247	HT3	AS	Shd. ownership
248	FFL 66.300	248	HT3	AS	Social Rent
249	FFL 66.300	249	HT3	AS	Social Rent



For clarity:
Plots 27 and 28 handed as a pair.
All information regarding these plots to be interpreted handed.

Annotation Substructure

- S1 drain capped to u/s screed for future use
- S2 Ground vent box; refer to dwg. 700399-KKL-ZZ-00-DR-A-1206
- S3 foundation to bin store: refer to SE drawing STN-00-XX-DR-S-5003
- S4 150mm step to allow services and drainage to pass over foundation; refer to relevant SE drawing for locations and setting out

Annotation Ground Floor

- G1 drain capped to u/s screed for future use
- G2 Bin store: Timber door set; Shelving for rec. bags above bins. Refer to dwg. 700399-KKL-ZZ-00-DR-A-2105
- G3 Porch & Level Access Canopy size appr. 2565mm x 1430mm
- G4 Threshold drain
- G5 appr. location of rodding eye in floor; refer to Stantec drawing STN-00-00-DR-D-5100 for connection and to KK drawing KKL-ZZ-00-DR-A-1207 for detail/specification

Annotation First Floor

- F1 Porch canopy indicated; size appr. 2565mm x 1430mm

KEY to plan drawings

SUBSTRUCTURE

- 100mm concrete blockwork (compressive strength to SE design) F10
- 50mm cavity
- 75mm insulation F30
- 100mm concrete blockwork (compressive strength to SE design) F10

EXTERNAL WALL

- 102.5mm brick (multi stock / blue; refer to elevations) F10
- 50mm cavity
- 75mm insulation F30
- 100mm Aerated Concrete blockwork (compressive strength to SE design) F10
- 12.5mm Plasterboard by Sinat on 12.5mm dabs K10

BIN STORE ENCLOSURE

- 102.5mm single skin brick (multi stock / blue; refer to elevations) F10 with corduroy detail fbc

GARDEN WALL

- 215mm Flemish bond brick leaf (multi-stock brick) with solid header brick laid face down (blue brick) F10

PARTY WALL CONSTRUCTION

- 100mm medium dense blockwork F10
- 125mm insulation (full fill) F30
- 100mm medium dense blockwork F10
- 12.5mm plasterboard and skim by Sinat on dabs to both sides K10 / Sinat pack

INTERNAL PARTITION

- 140mm medium dense blockwork (1450kg/m3) F10, to SE specification
- 12.5mm Plasterboard and skim by Sinat on dabs to both sides K10 / Sinat pack

INTERNAL PARTITION

- 100mm medium dense blockwork (1450kg/m3) F10, to SE specification
- 12.5mm Plasterboard and skim by Sinat on dabs to both sides K10 / Sinat pack

INTERNAL PARTITION

- Non-loadbearing 70mm or 100mm metal partition system with 12.5mm Plasterboard and skim by Sinat on both sides. Between bedrooms or rooms containing a WC to incorporate 25mm Isover acoustic partition roll (appr 1200). Refer to Sinat pack

WIND POSTS

- refer to drawing 330510523-STN-00-XX-DR-S-5004

Substructure AB-AirBrick as specified / Ventilation to sleeper walls 150mm openings

- Superstructure: to provide a minimum of 4000mm2 equivalent free area / 10 brick in line with window head

MOVEMENT JOINTS

- note: Locations are subject to approval from the Structural Engineer

Soil + vent pipe / stub stack; details to M&E drawings and specification

- Extract Ductwork in Floor Joist/Ceiling void - Circle indicates grille in ceiling
- NB: Locations are subject to approval from the M&E Engineers
- for external wall penetration details refer to drawings 700399-KKL-ZZ-00-DR-A-2102 and 2103

steelwork / heavy duty intel - refer to SE drawings and details in conjunction with specialist's design

- indicates trimmer in floor OR timber girder truss to roof within ceiling void; no downstand within the room - to specialist design and detail

padstones - refer to SE details; top = u/s of steels = u/s of truss = 2570 above FFL

- Heating pipework in floor below
- Heating pipework in ceiling above P01

15/10/2025 EP RW Window amendment on GF + FF

- NY1 NY1 JY RW Spare duct removed. ASHP piping taken under ground. Wind posts taken down to foundation. Bin store foundations revised

Kendall Kingscott

Chartered Architects
Chartered Building Surveyors
Interior Designers
CDM Services

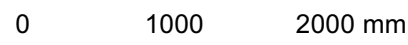
Project: Gorse Ride - S73

Client: Wates / Wokingham Borough Council

Scale: 1:50
Paper Size: ISO A1
Filename: 220123-HT3-6-Stage 4 PROPOSED.vwx
Drawing Number: 250237-KKL-HT3-0302

Revision: P01

Sanitary Information: refer to drawing series 700399-KKL-ZZ-ZZ-DR-A-7400
Kitchen Information: refer to supplier's drawing (Symphony Kitchens)



Kendall Kingscott

Rev	Date	By	Ap	Note
1	15/10/2025	EP	RW	Window amendment on GF + FF
2	15/10/2025	JY	RW	Spare duct removed. ASHP piping taken under ground. Wind posts taken down to foundation. Bin store foundations revised

Chartered Architects
Chartered Building Surveyors
Interior Designers
CDM Services

Project: Gorse Ride - S73
Client: Wates / Wokingham Borough Council

Revision: P01

Only to be used on the site for which designed. The electronic transmission of design information by the User to any third party is the responsibility of the User and Kendall Kingscott Ltd. shall have no responsibility in respect thereof whatsoever.