APPROX FLOOR AREA

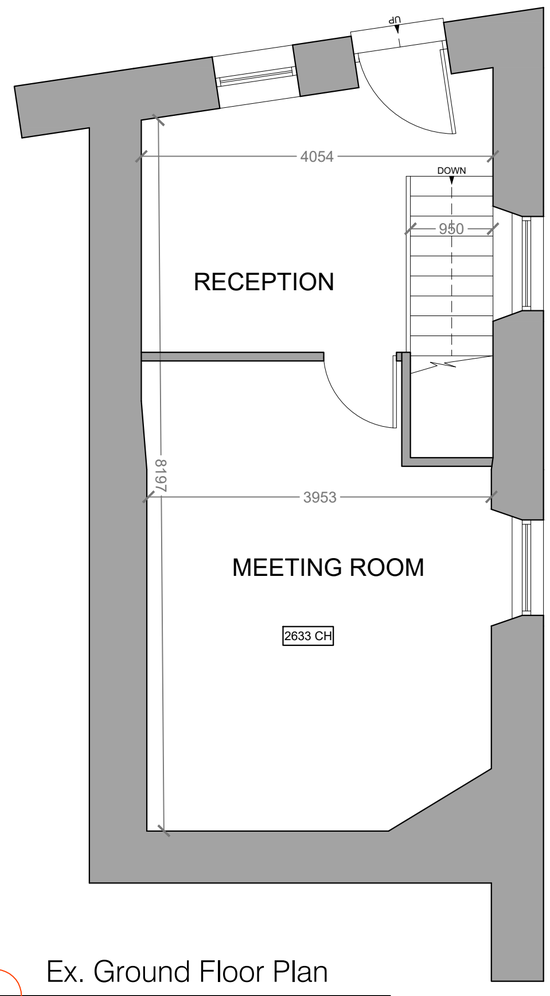
GROUND AND BASEMENT FLOOR APPROX = 111M²

CHANGE OF USE FROM SUI GENEROUS FLAT TO CLASS 2

Prop. Suspended Acoustic Ceiling Types

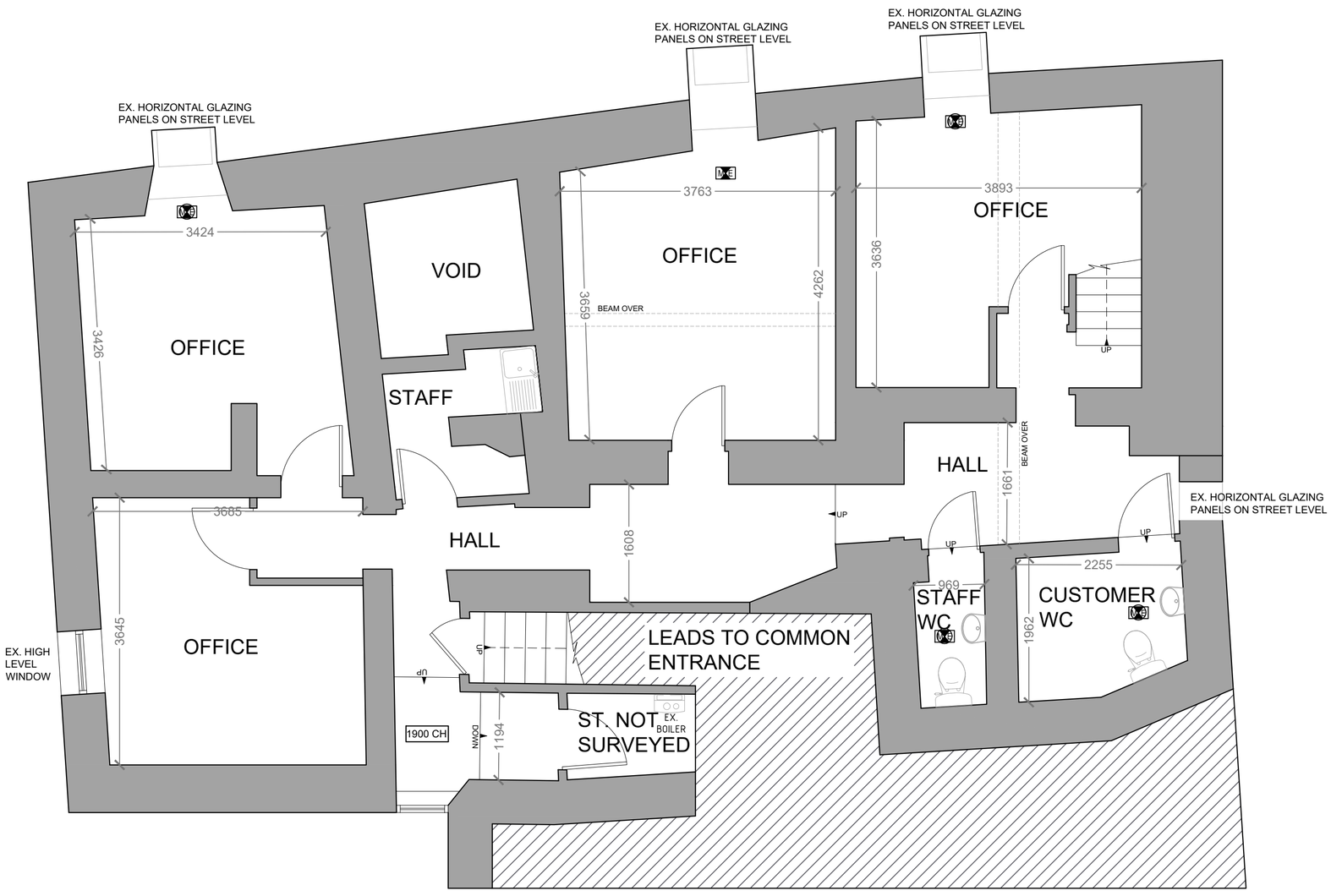
Scale 1/10

The existing floor construction is believed to be made up of two different construction types. Part of the floor is understood to be floorboards, approx 170mm timber joists, deafening on deafening boards with plasterboard to the underside of the joists. The other construction type is understood to be the same as above however the deafening and deafening boards have been replaced with a layer of mineral wool insulation.
The existing plasterboard ceiling is to be removed throughout and the area where deafening and deafening boards exists to be retained. The floor area where deafening is missing to be reinstated with new19mm plywood deafening boards and filled with Quietex. All deafening to be minimum 80mm deep. Care to be taken to fill the gap between the last joists parallel to masonry walls. Where deafening cannot be installed, full depth densely packed mineral fibre batt should be installed.
The void between the deafening boards and underside of the joists to be filled with Rockwool slab (minimum 50mm). To maintain the extremely tight floor to ceiling height and ensure a habitable space is created, upgrade ceiling using Pliteq GenieClip RST or LB3 brackets. The LB3 bracket provides additional ceiling height saving over the RST bracket by incorporating its own depth within the floor void, saving circa 25mm. It is essential that the metal frame to which the plasterboard is fixed, does not touch the underside of the timber floor joists. The ceiling should be finished in two layers of 15mm Soundbloc plasterboard. To achieve the same mass finish with thinner boards, two layers of 12.5mm Fermacel to be used. Plasterboard edges to be taken up to and sealed against the perimeter masonry walls.



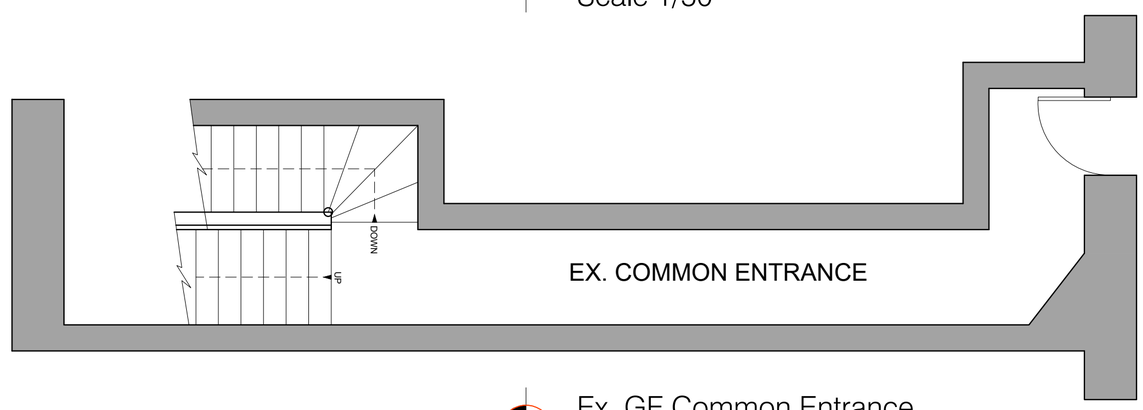
Ex. Ground Floor Plan

Scale 1/50



Ex. Basement Floor Plan

Scale 1/50



Ex. GF Common Entrance

Scale 1/50