



PROPOSED REAR ELEVATION

Velux Windows: 2no Velux GGL MK06 2070 roof windows 780 x 1180mm set 100mm apart with EKL 0021E Coupled flashing kit and BDX 2000 insulation Double up rafters at sides of Velux windows.

cavity trays over at all abuttments.

Flashings

Windows: All new windows to be double glazed and have trickle vents not less than 8000mm2 All glazing to doors, windows ajoining a door or less than 800mm above floor to be in toughened glass. Double glazing to be 4 - 20 - 4 with Pilkington 'K' glass to inner pane. Argon fill and warm edge spacers to give

minimum U value of 1.2 Means of Escape: New windows to habitable rooms without alternative exits must include at least

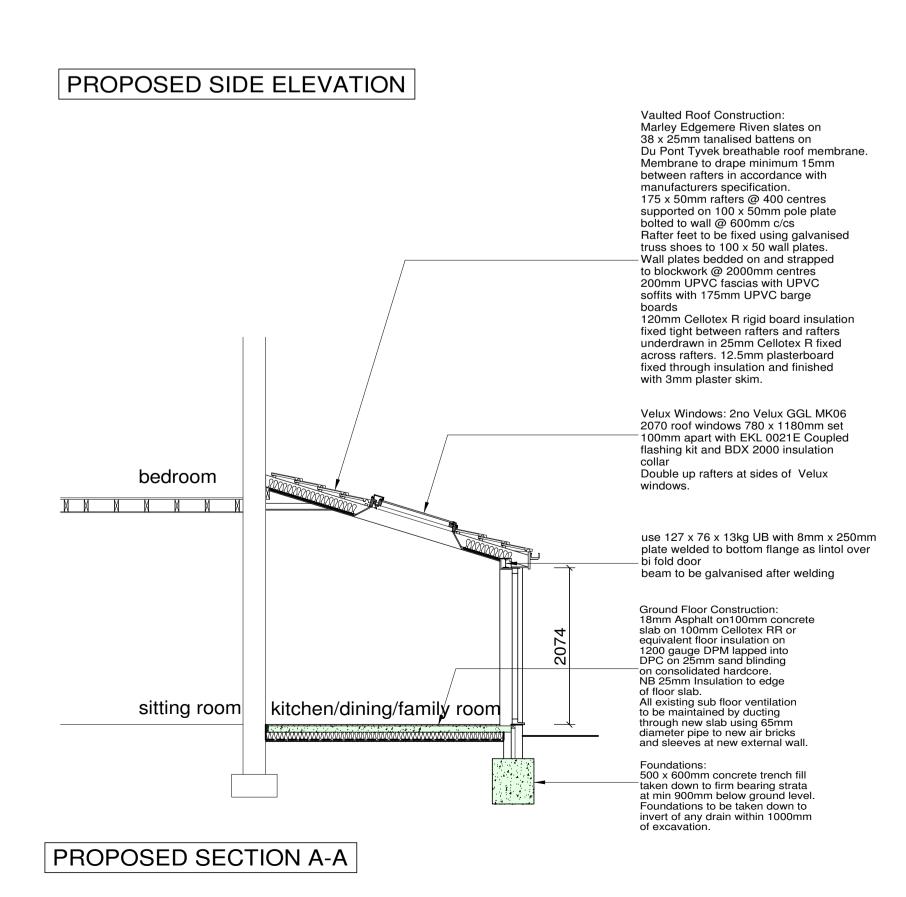
1no opening light with a clear opening of 450 x 750mm.

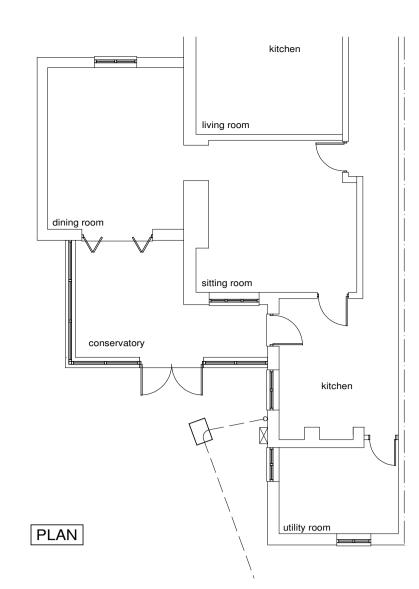




## EXISTING PLANS AND ELEVATIONS SCALE 1:100







APPROVED DOCUMENT L1 (2005) From the 1st April 2005. All new and replacement natural gas and LPG boilers are required to have a

From the 1st April 2005 Oil fired boilers must have a

Boilers in the UK) rating of 86%

minimum SEDBUK (Seasonal Efficiency of Domestic

minimum SEDBUK rating of 86%.

Exceptional Circumstances permitting the installation of a Non-Condensing boiler. The installer must complete an 'Assessment form' using thr procedure described in the document 'Guide to the Condensing Boiler Installation Procedure for dwellings' (ODPM 2005) The declaration should be retained by the householder as it may be needed when the property is offered for sale

> All electrical work required to meet the requirements of Part P (electrical safety) will be designed, installed, inspected and tested by a person competent to do so.

satisfied by either:-

Prior to completion the Local Authority must be

An electrical installation certificate issued under a

Competent Person Scheme has been issued; or

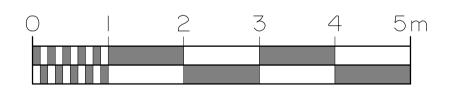
Appropriate certificates and forms defined in BS 7671 (as amended) have been submitted that confirm the work has been inspected and tested by a competent person. A competent person will have a sound knowledge and experience relevant to the nature of the work undertaken and to technical standards set down in BS 7671, be fully versed in the inspection and testing procedures cantained in the regulations and

Contaminated Land:

employ adequate testing equipment.

Contractor to comply with any Local conditions regarding Landfill/Radon contaminated land. Proprietory Radon/Methane barriers and vent systems installed where required by Local Authority Building Control.

Structural Steel: All structural steel to be encased in a minimum 18mm Gypsum plaster to give minimum half hour fire protection.



Ventilation: Unless otherwise stated, room ventilation will be provided by natural means. Windows to incorporate opening lights at least equal to 1/20th floor area, along with controllable trickle vents with an equivale area of 5,000mm2. Where opening restrictors are to be provided the opening lights to be increased in size to 1/10th of the room floor area. Wet room areas to be afforded mechanical extract ventilation using the following extract rates: Kitchen 30 Litres/sec (adjacent to the hob) or 60 Litres/sec elsewhere Utility Room 30 Litres/sec Bathroom 15 Litres/sec

Sanitary accommodation 6 Litres/sec. In addition, controllable trickle vents with equivalent area of area of 2,500mm2.

> С В Α SCALE DATE 1:50 @ A1 June 2018 DRAWN BB CUSTOMER Joe O'Hara PROJECT Extension LOCATION 53 Pikes Lane, Glossop BC Design & Associates 22 Printers Park Hollingworth Cheshire SK14 8QH Tel: 07920064307 barry.binns@gmail.com REV.

JOB No. 18/1020 - Existing and Proposed