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**KEY**

- SH - Sill Height
- WH - Window Height
- BH - Beam Height
- CH - Ceiling Height

- R - Stair Rise
- G - Stair Going

- R.W.P - Rain Water Pipe
- S.V.P - Soil Vent Pipe

- MH - Manhole Cover

- AR - Area
- PE - Perimeter

1. NEW BRICK & BLOCK WORK WALL WHITE RENDERED. TO MATCH EXISTING.
2. NEW METAL FRAMED DOUBLE GLAZED WINDOWS TO MATCH EXISTING.
3. NEW PITCHED ROOF WITH TILES TO MATCH EXISTING.
4. NEW GRP FLAT DORMER ROOF.
5. THE PROPOSED ROOF LIGHT IS NOT TO PROTRUDE MORE THAN 150MM BEYOND THE PLANE OF THE PROPOSED ROOF SLOPE.
6. NEW LOFT DORMER TILED TO MATCH EXISTING.



Rev	Date	Description	By

**Project no.:** HB230616

**Project:**

**Client:** MAGDALENA & TIM BROWN

**Address:** 35 SALISBURY AVENUE  
SUTTON  
SM1 2DH

**Title:** PROPOSED FIRST FLOOR PLAN  
FINAL

**Drawn by:** GW

**Date:** NOV 2023

**Scale:** 1:100

**Drawing No:** 2111

This drawing is to be used for planning & illustrative purposes only and is not to be scaled for the purposes of structural calculations/drawings, building regulation compliance and construction. Any dimensions used for construction, are at the clients assigned principal designer's risk at the relevant stage. Happy building are the appointed principal designer for the purposes of planning permission and no further, unless otherwise appointed by the client. Any dimensions used for construction, should be set out on-site before the commencement of any works. Any discrepancies should be reported back to the designer immediately. This drawing remains the copyright of happy building ltd. And no portion should be reproduced without permission.



**POLICY D12 COMPLIANCE**

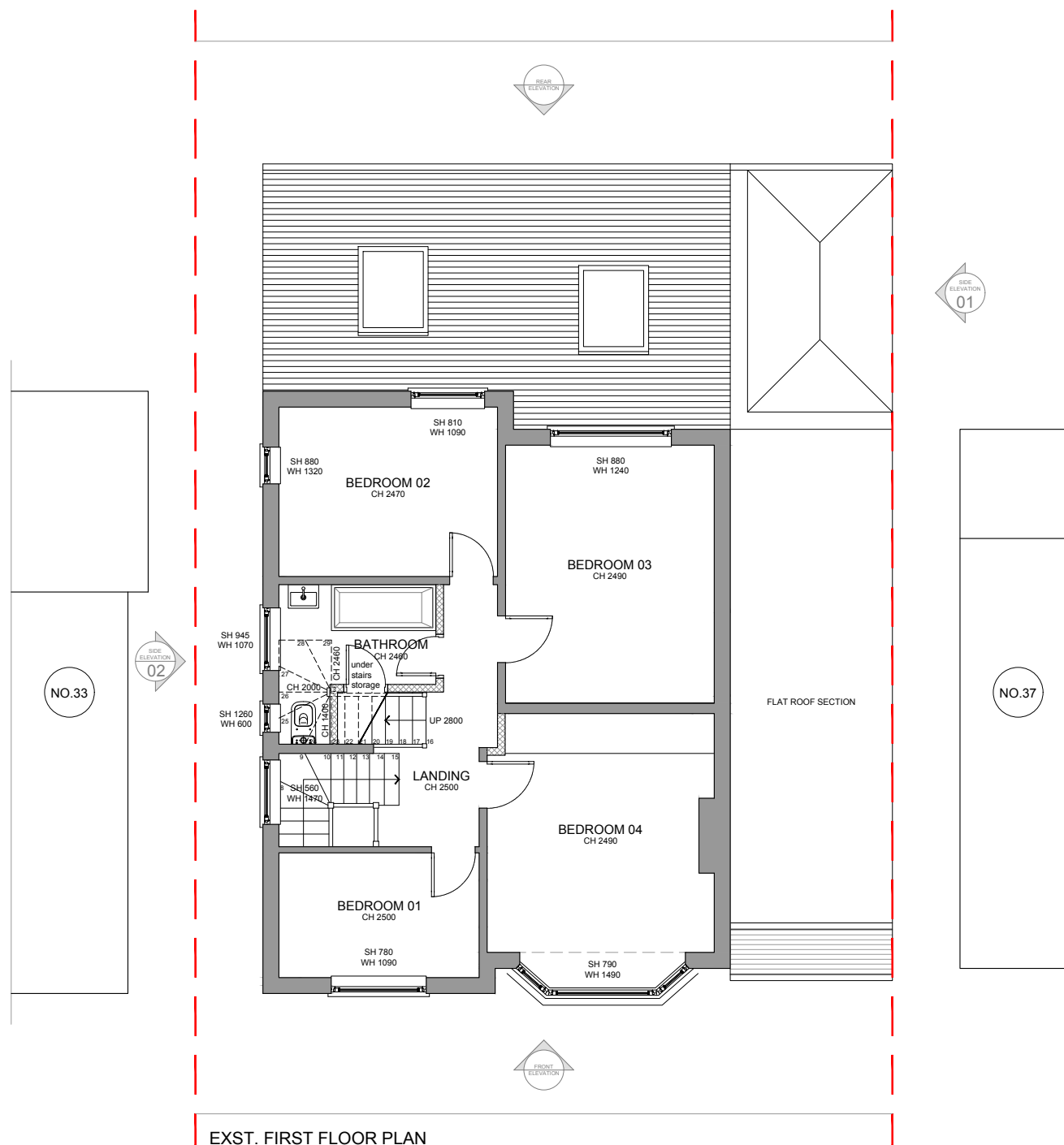
The proposed works will comply with the Part B of the current UK building regulations.

A heat detector is proposed to the kitchen, and linked via mains to smoke detectors proposed to the hallways/landings at all levels of the property.

The primary means of escape in the event of a fire will be via the main entrance to the property.

The proposed Evacuation and Assembly point will be on the footpath on the road front, distanced away from the property, and accessed via the primary means of escape.

The existing road will provide suitable access and appliances/equipment for fire fighting purposes. The proposed works do not affect this provision.



EXST. FIRST FLOOR PLAN

STAGE: PLANNING