

Surface water disposal- 100mm half round aluminium seamless gutters connected to existing and to 68mm downpipes to 1.5 M cu soakaway located 5 M from dwelling via 100 mm Osma drains laid to 1:40 and surrounded in 150 mm pea shingle.

HD Heat detector

All electrical work required to meet the requirements of Part P (Electrical safety) must be designed, installed, inspected and tested by a person competent to do so. Prior to completion The BCO should be satisfied that Part P has been complied with. This may require an appropriate BS 7671 electrical installation certificate to be issued for the work by a person competent to do so. 100% of all new light fittings are to be low energy type.

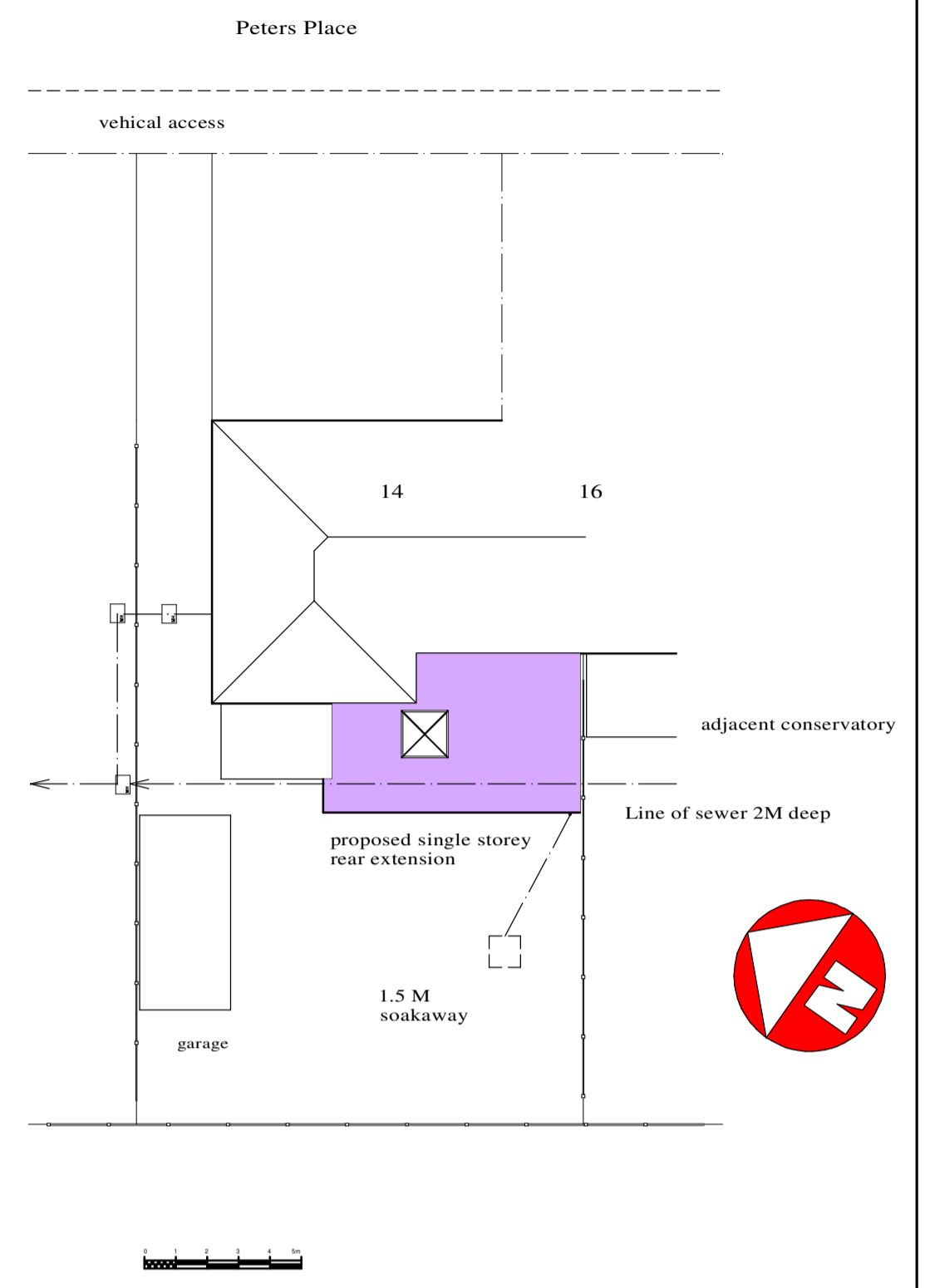
All windows in Aluminium frames to be double glazed with toughend glass to BS 6202 and Part N of the Regulations. Double glazing to have a 16mm Argon frame unit and to exceed 1.2 M/msq. Fix 8000mm sq trickle vents above heads. Fix egress windows to bedroom windows to provide a clear and unobstructed opening of 850 x 550 to approved document B. Glazing to doors and windows within 300 mm of doors and within 1500 mm floor levels and elsewhere glazing to windows within 800 mm of ground/floor levels to be toughened to BS 6206

Sink and dish wash in kitchen to new BIG via 75mm deep seal trap and 38 mm waste. Wash mach and appliances in Utility to existing waste via 75 mm deep seal trap and 38mm waste. BIG to new IC via 100 mm Osma drain laid to 1:40 fall and surrounded in 150 mm pea shingle. First floor W.C's to S.V.P. via 100 mm wastes fixed to wall. W.H.B. shower to S.V.P. via 75mm deep seal traps and 38 mm wastes to 100 mm waste, fixed to wall with roding access at change of direction. Vent shower room and Utility with mechanical extract fan capable of changing 60 litres of air per minute and ducted externally. Kitchen vented through Berbel cooker hood. If a sewer is within 3M of the proposed extension a Thames Water build over agreement will be made. The drain connection to be agreed on site by Building Inspector.

All water supplies to sink be wholesome as described in Part G. All water supply pipes to be adequately insulated.

Means of escape to be in accordance with Approved Document B:Volume 1

All elements of structure to have half hour fire resistance.



ALL FINISHES TO BE SPECIFIED BY CLIENT BUT ARE GENERALLY TO MATCH EXISTING HOUSE

N.B. All dimensions to be checked prior to commencement of work, any discrepancies to be reported back to me.

This drawing is for planning and Building Regulations purposes only. Everyday hazards likely to be obvious to a competent contractor and unforeseeable hazards and risks have not been indicated.



Wren Designs
 Planning & Building Consultants • Land Agent
 Tel: 01442 263081
 1 Thistlecroft, Hemel Hempstead, Herts HP1 1PB

CLIENT: Mrs Sue Marriott

PROPOSED: Single storey rear extension

LOCATION: 14 Peters Place Northchurch.

SCALE: 1:50, 1:100, 1:200

DATE: 08/04/2024

REF: wren naj 003c 2024

REVISION:

