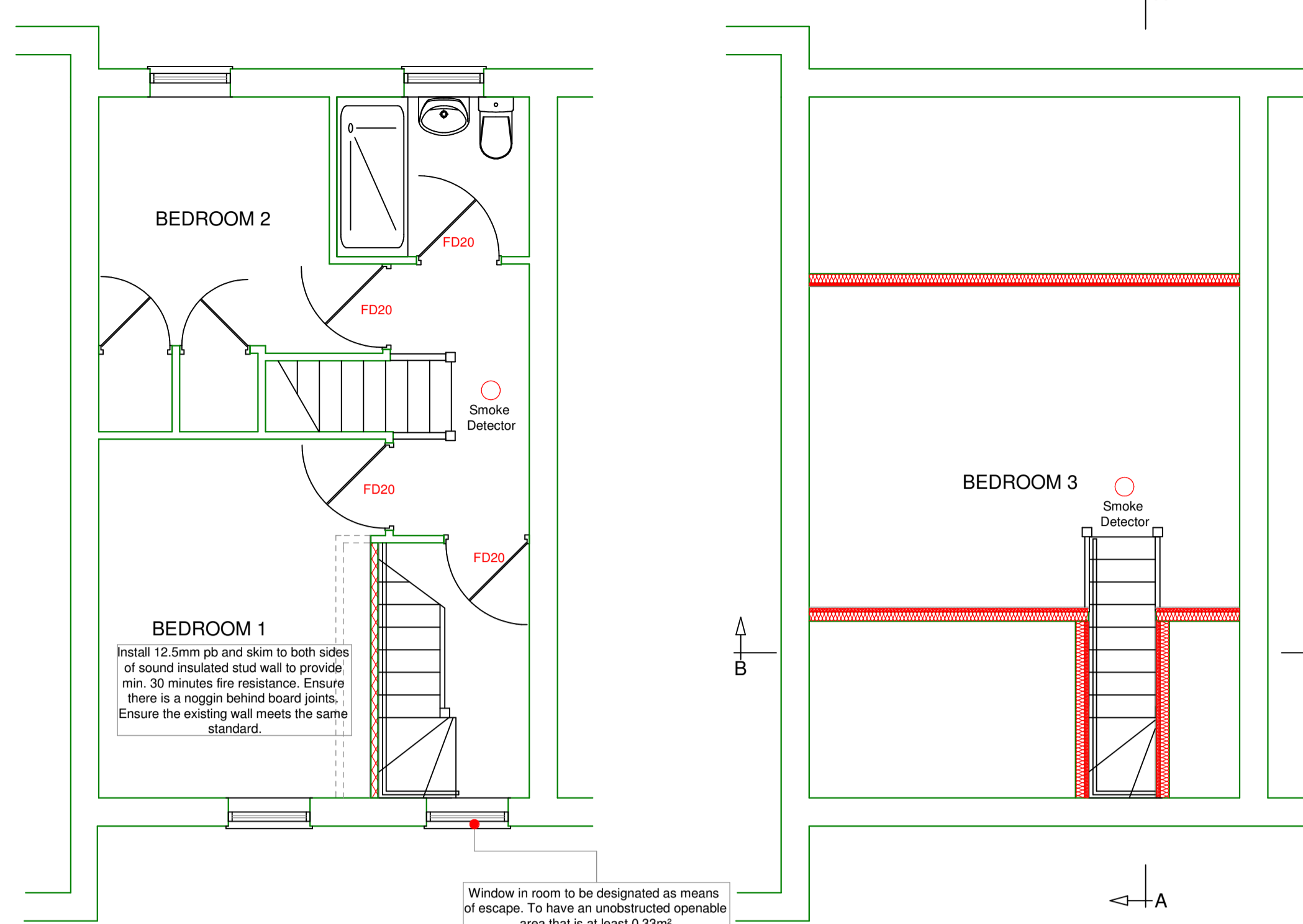


PROPOSED GROUND FLOOR PLAN



PROPOSED FIRST FLOOR PLAN

PROPOSED LOFT PLAN

LD3 Standard Fire Detection.
All doors off the protected fire escape route to possess FD20 door sets which allow the initial pass of smoke in order to set of the fire alarms. All of the FD20 doors are to possess intumescent strips fitted to the door lining/casing or directly into the door edge.

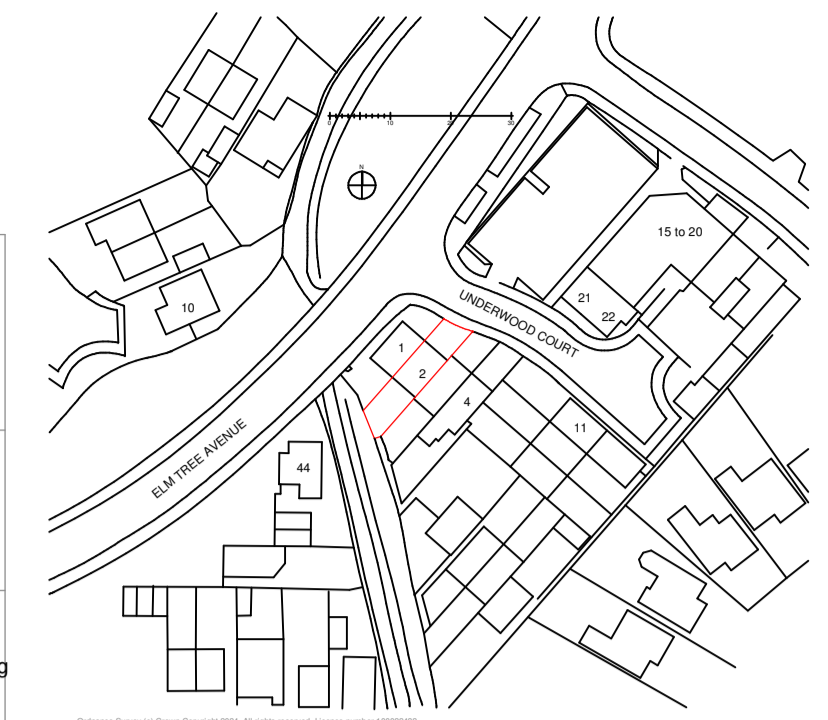
Ensure existing ceiling is at least 12.5mm pb and 5mm skim ceiling below entire loft area to provide min. 30 minutes fire resistance.

Install minimum D, category LD3 interlinked smoke detection and alarm system using mains operated self-contained units conforming to BS 5839-6:2019+A1:2020, in the ground floor lobby and the 1st floor landing area. At least 300mm from any adjacent wall. Max. 7.5m from doors to habitable rooms.

75% of all new lighting to be LED light fittings with efficacy greater than 75 lumens per circuit watt. (Each light fitting may contain more than 1 lamp).

All in accordance with the Domestic Building Services Guide (2013 + 2018 amendments).

ALL ELECTRICAL WORK REQUIRED TO MEET THE REQUIREMENTS OF PART P (ELECTRICAL SAFETY) MUST BE DESIGNED, INSTALLED, INSPECTED AND TESTED BY A PERSON REGISTERED WITH A COMPETENT PERSONS SCHEME.



GENERAL NOTES:
ALL WORKS TO BE CARRIED OUT IN ACCORDANCE WITH THE CURRENT BUILDING REGULATIONS AND TO THE COMPLETE SATISFACTION OF THE BUILDING CONTROL AUTHORITY.

UPPER FLOOR CONSTRUCTION:-
22mm FLOORING GRADE CHIPBOARD ON JOISTS. JOISTS TO BE DOUBLED UP WHERE PARTITION WALLS OCCUR ABOVE. ABSORBANT 100mm MINERAL FIBRE BLANKET (12kg/m3 DENSITY) LAID BETWEEN UPPER FLOOR JOISTS TO PROVIDE SOUND INSULATION.

VENTILATION:-
HABITABLE ROOMS TO BE PROVIDED WITH RAPID VENTILATION EQUAL TO 1/20th OF TOTAL FLOOR AREA. TRICKLE VENTS TO HABITABLE ROOMS TO GIVE BACK-GROUND VENTILATION OF 8000mm² FOR HABITABLE ROOMS (10,000mm² FOR SINGLE STOREY DWELLINGS); OPEN PLAN KITCHEN DINERS REQUIRE 3 TRICKLE VENTS OF 8000mm² EACH. EXPOSED FACADES IN BUSY AREAS REQUIRE NOISE ATTENUATING TRICKLE VENTS. HOME VENTILATION GUIDES ARE TO BE PROVIDED TO THE HOMEOWNER BY THE BUILDER. EXPLAINING OPERATING AND MAINTENANCE PROCEDURES ALONG WITH EFFICIENT USE. NIGHT LATCHES CANNOT BE USED IN PLACE OF TRICKLE VENTS. KITCHEN TO HAVE MECHANICAL VENTILATION GIVING 60L/sec EXTRACT RATE OR 30L/sec IF A VENTILATION HOOD IS INSTALLED OVER THE COOKER.

WINDOWS:-
NEW WINDOWS TO BE UPVC DOUBLE OR TRIPLE GLAZED FRAMES TO ACHIEVE 'U' VALUE OF 1.4W/m²K OR WINDOW ENERGY RATING BAND B (1.8W/m²K FOR DOORS). LOW EMISSIVITY COATINGS TO BE INCLUDED AND GLAZING UNITS TO BE MIN 15mm APART AND FILLED WITH ARGON GAS (MIX OF 90% ARGON, 10% AIR). ROOFLIGHTS TO HAVE A U VALUE OF NO MORE THAN 2.2 W/m²K. WINDOWS TO BE DRAUGHT STRIPPED.

CRITICAL GLAZING:- THE GLAZING WITHIN 300mm OF THE A DOOR UP TO A HEIGHT OF 1500mm AND ANY GLAZING BELOW 800mm FROM FINISHED FLOOR LEVEL TO BE TOUGHENED OR USE LAMINATED GLASS IN ACCORDANCE WITH BS6206.

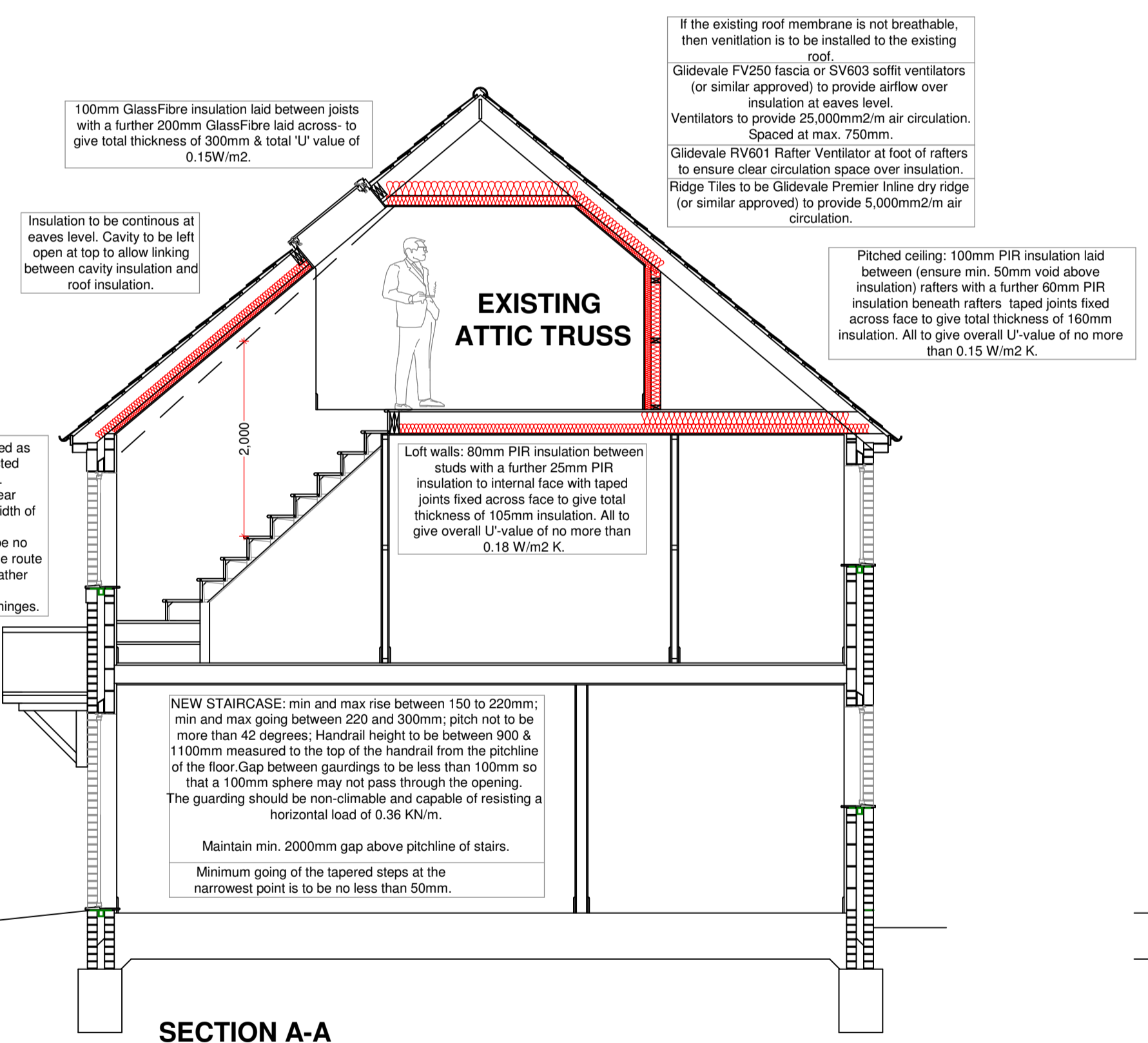
HEATING:-
ANY NEW HEATING VIA GAS BOILER WITH BALANCED FLUE TO BE INSTALLED BY GAS SAFE REGISTERED CONTRACTOR. ALL NEW RADIATORS TO BE FITTED WITH THERMOSTATIC VALVES.

SMOKE ALARM/DETECTION:-
SMOKE ALARM/DETECTORS WIRED TO A SEPARATELY FUSED MAINS CIRCUIT TO BE INSTALLED ON ALL FLOORS WITHIN THE NEW PROTECTED STAIRCASE. ALL NEW SMOKE ALARM/DETECTORS TO BE INTERLINKED.

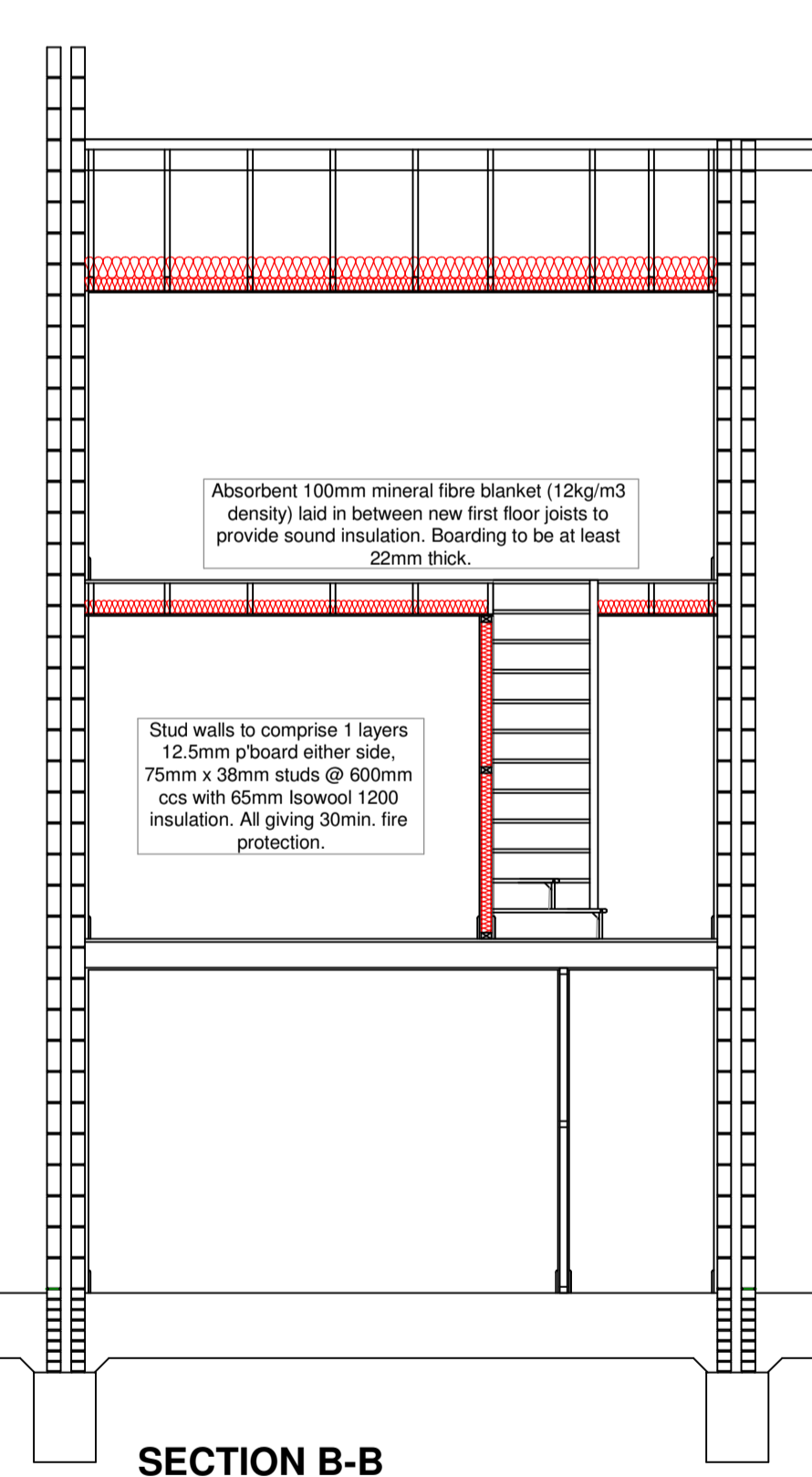
ADDITIONAL NOTES:
THE CONTRACTOR TO PROVIDE ALL NECESSARY SCAFFOLDING, PROPPING, SHORING, ETC. TO INSTALL BEAMS AND THEIR SUPPORTING STRUCTURE AS FOUND NECESSARY. INVERT LEVELS TO BE CHECKED ON SITE.

ALL ELECTRICAL WORK REQUIRED TO MEET THE REQUIREMENTS OF PART P (ELECTRICAL SAFETY) MUST BE DESIGNED, INSTALLED, INSPECTED AND TESTED BY A PERSON REGISTERED WITH A COMPETENT PERSONS SCHEME.

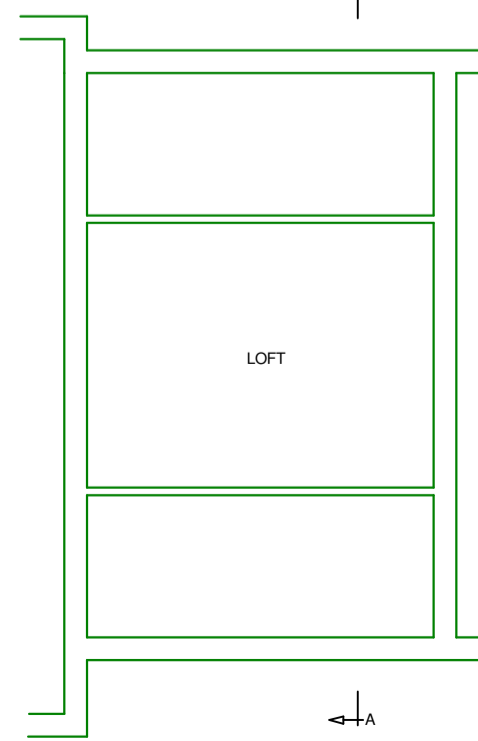
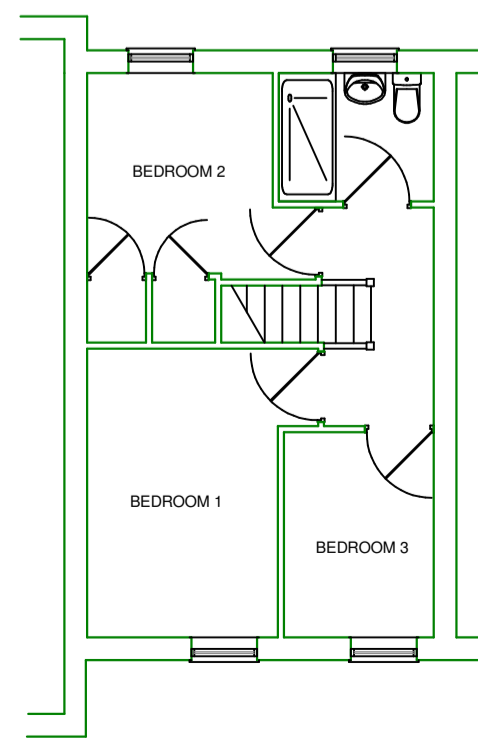
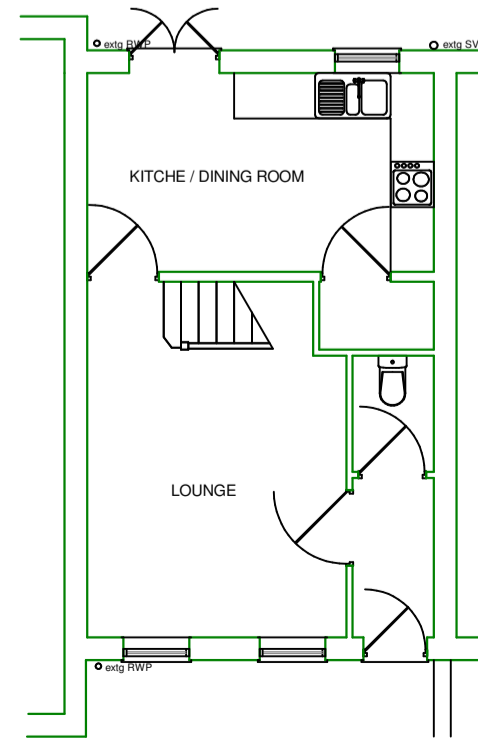
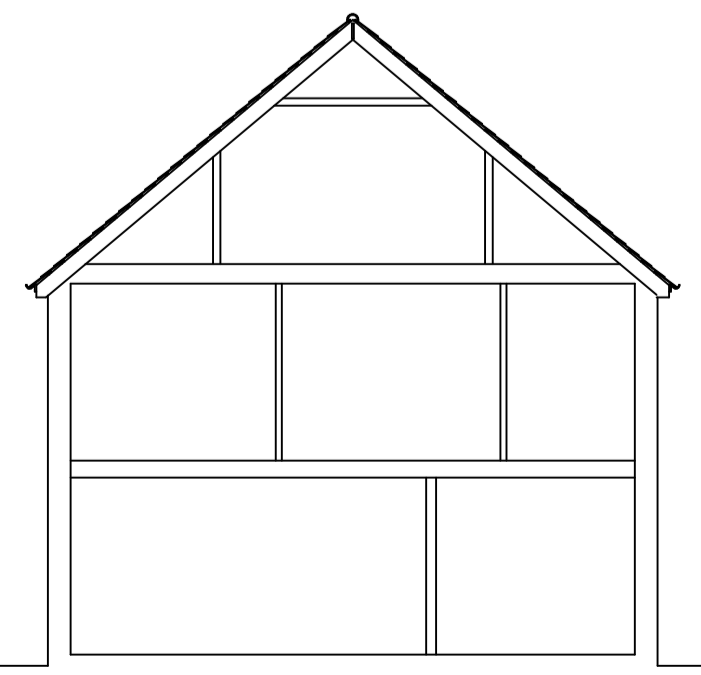
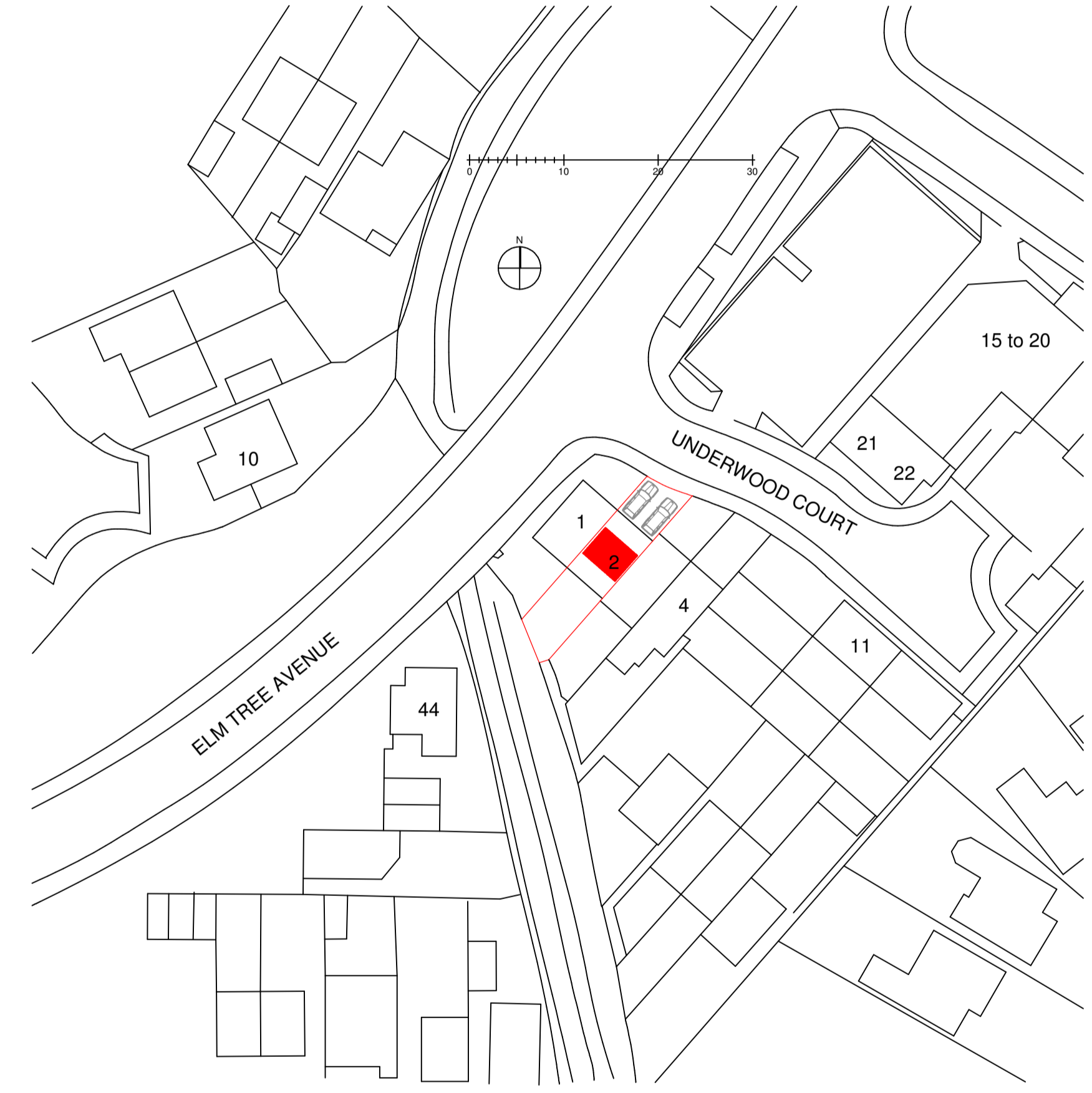
IT IS THE CLIENT'S DUTY UNDER THE PARTY WALL ACT 1996 TO INFORM THE ADJOINING NEIGHBOUR OF THEIR INTENTION TO BUILD ON OR CLOSE TO THE BOUNDARY PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. NO PART OF NEW BUILDING TO CROSS THE BOUNDARY WITHOUT THE PERMISSION OF THE NEIGHBOURING PROPERTY OWNER. CLIENT TO OBTAIN WRITTEN PERMISSION IF NECESSARY IN ACCORDANCE WITH THE PARTY WALL ACT 1996. (VIEWABLE AT: www.safety.odcpm.gov.uk/breggs/walls.htm)



SECTION A-A



SECTION B-B



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Job Title:- Proposed Loft Conversion to:-
2 Underwood Court, Glenfield. LE3 8SG.

Dwg Title:- Building Control Drawing

Date:- MAY 2024

Scale:- 1:100 1:50 1:500 1:1250

Dwg No:-	Size:-	Rev
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