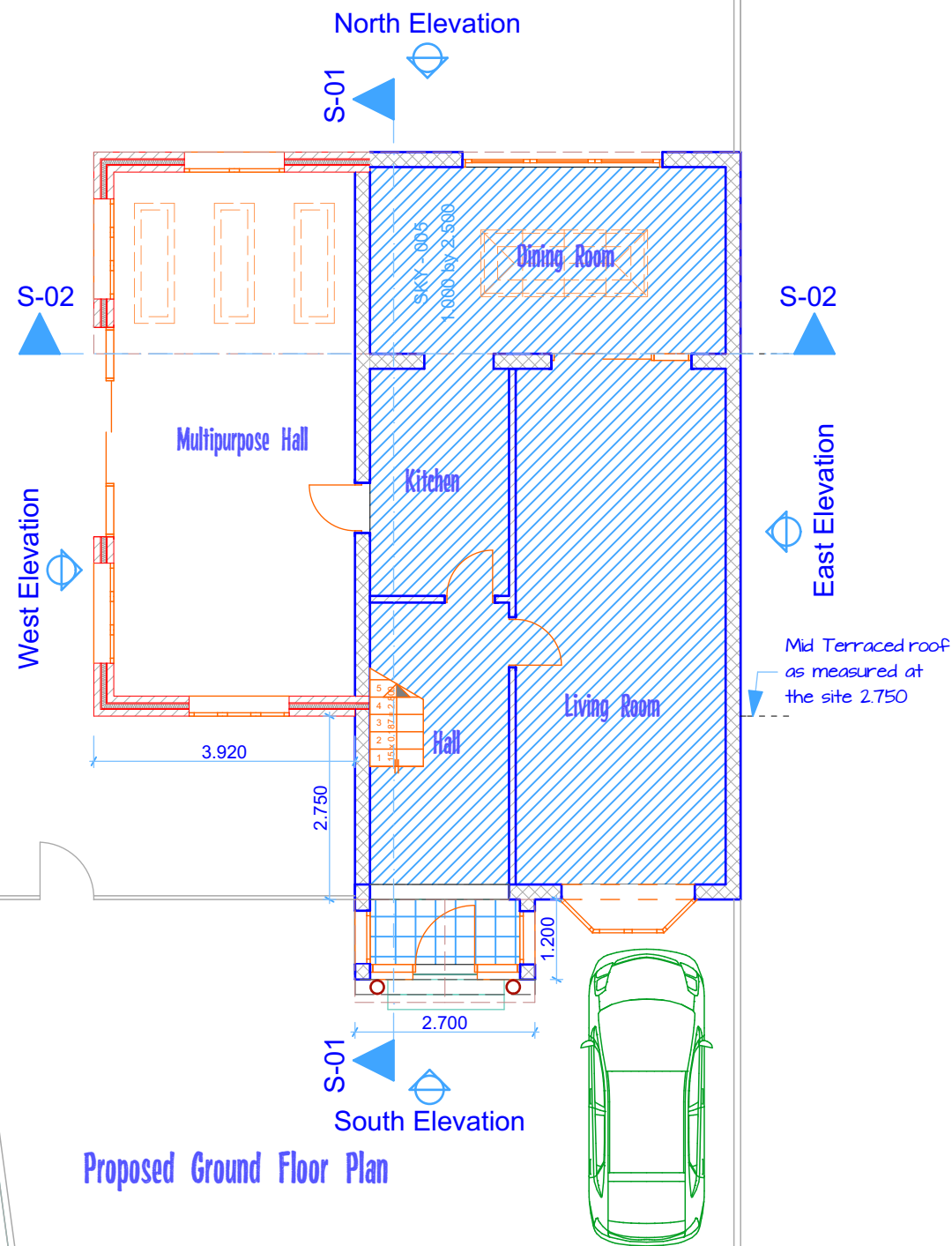
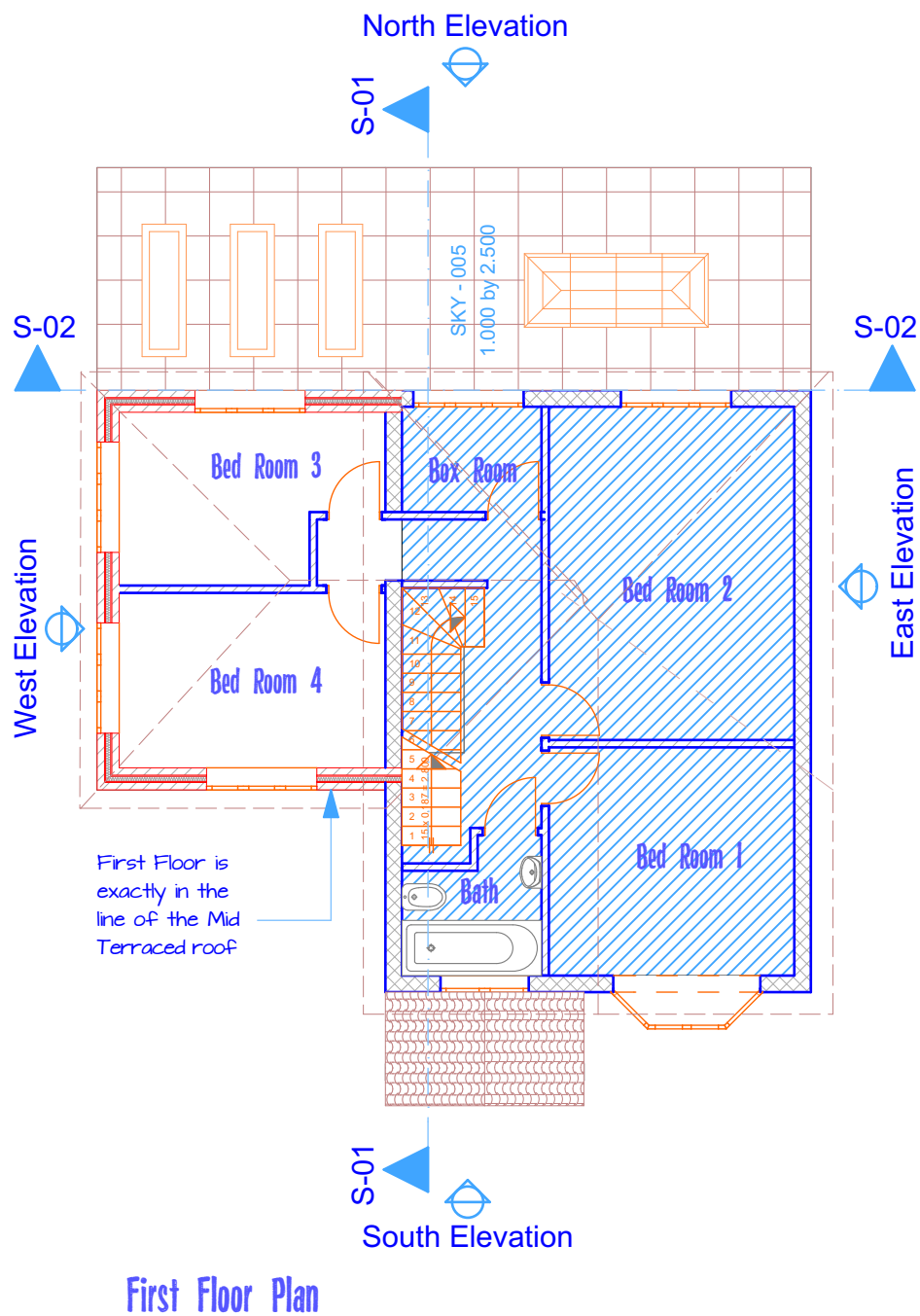




APPROVED DRAWINGS
THESE DRAWINGS HAVE BEEN PREPARED SOLELY FOR PLANNING AND BUILDING REGULATION APPLICATIONS ONLY. ANY AMENDMENTS BY THE CONTRACTOR TO THE APPROVED DESIGN MUST BE AGREED ON SITE WITH THE LOCAL BUILDING INSPECTOR BEFORE WORKS ARE UNDERTAKEN.

PART 'A' FIRE SAFETY
NEW WALLS AND CEILINGS TO PROVIDE 30 MIN SEPARATE TO ADJOINING AREAS FD30 FIRE DOOR WITH SELF-CLOSING DEVICE AND FITTED WITH HEAT. ALL NEW CEILINGS TO BE 12.5MM PLASTERBOARD WITH SKIM FINISH TO GIVE 30MIN FIRE PROTECTION. ALL NEW STEEL WORK TO BE ENCASED IN 2 LAYERS OF 12.5MM PLASTERBOARD TO GIVE 30 MIN FIRE PROTECTION. A FIRE DETECTION AND ALARM SYSTEM DESIGNED AND INSTALLED IN ACCORDANCE WITH BS 5839 PART 6:2004 COMPRISING CEILING MOUNTED SMOKE ALARMS PROVIDED ON EACH FLOOR TO BS 5446 PART 1:2000, SITUATED MAX 4.5M FROM HABITABLE ROOMS AND MIN 800MM OFF ADJACENT WALLS AND LIGHT FITTINGS. PERMANENTLY WIRED TO A SEPARATE FUSED CIRCUIT AT THE DISTRIBUTION BOARD. ALARMS TO BE LINKED TOGETHER AND HAVE A BATTERY BACKUP SUPPLY. PROVIDE A HEAT DETECTOR TO KITCHEN. NEW FD20 FIRE DOORS TO HAVE A MINIMUM 25MM REBATE, AN ADDITIONAL 12MM PLANTED STOP TO BE SCREWED TO THE EXISTING DOOR FRAME/LINING IF REQUIRED.

PART 'B' VENTILATION.
KITCHENS AND UTILITY ROOMS TO BE VENTILATED TO PROVIDE MIN' 60 LTRS/SECOND AND OPERATED BY AN INTERMITTANT TIMER AND LIGHT SWITCH WITH A 20 MINUTE OVER-RUN. BATHROOMS, ENSUITES AND WC TO BE VENTILATED TO PROVIDE 15 LITRES/SECOND EXTRACTION, OPERATED BY AN INTERMITTANT TIMER AND HUMIDISTAT. OVER-RUN TO BE 20 MINUTES. INTERNAL ROOMS TO BE VENTILATED TO 3 AIR CHANGES/HR, UNLESS KITCHEN OR BATHROOM OPERATED BY AN INTERMITTANT TIMER AND ALSO OPERATED BY THE LIGHT SWITCH AND OVER-RUN FOR 20 MINUTES AFTER ROOM HAS BEEN IN USE.

PART 'C' DRAINAGE INTERNAL SHOWERS, BATH AND SINK WASTE PIPES ARE TO BE FITTED WITH 40MM MIN' DIA WASTE PIPES. WASH HAND BASINS TO BE FITTED WITH 32MM MIN' DIA WASTE PIPE. WCs TO BE FITTED WITH 100MM MIN' DIA WASTE PIPES. WHERE 40MM DIA WASTES EXCEED 3M IN LENGTH OR 32MM DIA WASTES EXCEED 1.7M IN LENGTH, ANTI-SYPHON TRAPS MUST BE FITTED. 40MM AND 32MM DIA WASTES SHALL BE INSTALLED AT A GRADIENT OF BETWEEN 1/8-30MM/M RUN OF PIPE. WC 100MM DIA PIPES SHALL BE INSTALLED AT A MIN' GRADIENT OF 1/10MM/RUN. ALL NEW SHOWERS, BATHS, SINKS AND WASH BASINS BE FITTED WITH 75MM DEEP SEAL TRAPS. ANY NEW SVP TO TERMINATE NOT LESS THAN 900MM ABOVE ANY WINDOW WITHIN 3M OF THE PIPE.

PART 'D' COMBUSTION APPLIANCES
EXISTING CENTRAL HEATING SYSTEM TO BE EXTENDED INTO NEW ROOMS. ALL NEW RADIATORS TO HAVE TRVS.

PART 'E' GLAZING
WINDOWS TO MATCH EXISTING, FITTED WITH TRICKLE VENTS TO GIVE 8000MM SQ VENTILATION AREA OR 4000MM SQ THE WINDOWS SHALL BE AS SCHEDULED OR AS OTHERWISE DESCRIBED ON THE DRAWINGS. ALL WINDOWS TO HAVE LOCKING HANDLE. NEW GLAZING TO HAVE LOW E COATING TO GIVE U-VALUE OF 1.6W/M2K. NEW GLAZING TO BE MAX 25% OF FLOOR AREA. IF ABOVE THIS RATIO CALCULATIONS FOR WHOLE HOUSE GLAZING TO BE SUPPLIED. DOORS BETWEEN HOUSE AND CONSERVATORIES TO BE EXTERNAL GRADE WITH A U VALUE OF 1.6W/M2K.

Project	Client	Drawing No	AR - CAV - 001	Drawing Title	CHECKED BY	sj
157 CENTRAL AVENUE HAYES UB3 2BT	MR. & MRS HUSSAIN	DRAWN BY	SJ	PROPOSED GROUND & FIRST FLOOR PLAN	Date	16-12-2015
		Scale	1: 100		Revision As required by Council	24-12-15



SJ Property
Services