

Original Garden sqm = 34 x 14 average = 476sqm

Outbuilding Proposed size - 92SQM

This is less than 50 % of the garden space 238 sqm allowed to build over

The Proposal is designed within the permitted development criteria for outbuildings

2.5m maximum height from natural ground level
Used for household users only for a Playroom / garage store room, Gym space
50% of garden is 238sqm that can be built on

Minus this from the 50% external amenity space leaving 146sqm that still remains under the 50 percent rule, minus any built extensions we are still within the 50 % rule

our proposed 92sqm, which is well within the permitted criteria

Outbuilding - Gym room / Play Room, store room

ancillary use:

Storage Room - to store garden furniture

6 chairs stacked
folding outdoor table

lawn mower and cutter

storage units- to store household - tinned food, long life packet food

? Standard Full-Size Snooker Table

Dimensions
Specification
Measurement
Playing surface
11 ft 8.5 in x 5 ft 10 in (3569 mm x 1778 mm)

Overall table size~12 ft x 6 ft (approx. 3660 mm x 1830 mm)

Height 2 ft 9.5 in (851 mm) from floor to top of cushion rail

Room Size Requirements

To play comfortably with a standard cue (57-58 inches), you need extra space around the table.

Table Size
Minimum Room Size (Using 58" cue)
12 ft x 6 ft
(Full 22 ft x 16 ft (approx. 6.7 m x 4.9 m)

Adjustable (Incline/Decline) Bench Dimensions:

Length:
50 - 55 inches (127 - 140 cm)
Width: 10 - 12 inches (25 - 30 cm)
Height: Adjustable; flat height usually 17 - 18 inches (43 - 46 cm)
Some adjustable benches have longer back pads or a separate seat pad.

Space Needed Around a Bench:

Workout clearance: At least 6-7 feet long and 4-5 feet wide area to accommodate the bench, barbell, and your movement.

For barbell benches with racks, allow more space for loading plates.

Spin Bike / Indoor Cycling Bike

Length:
40 - 50 inches (102 - 127 cm)
Width:
18 - 24 inches (46 - 61 cm)
Height:
45 - 55 inches (114 - 140 cm)

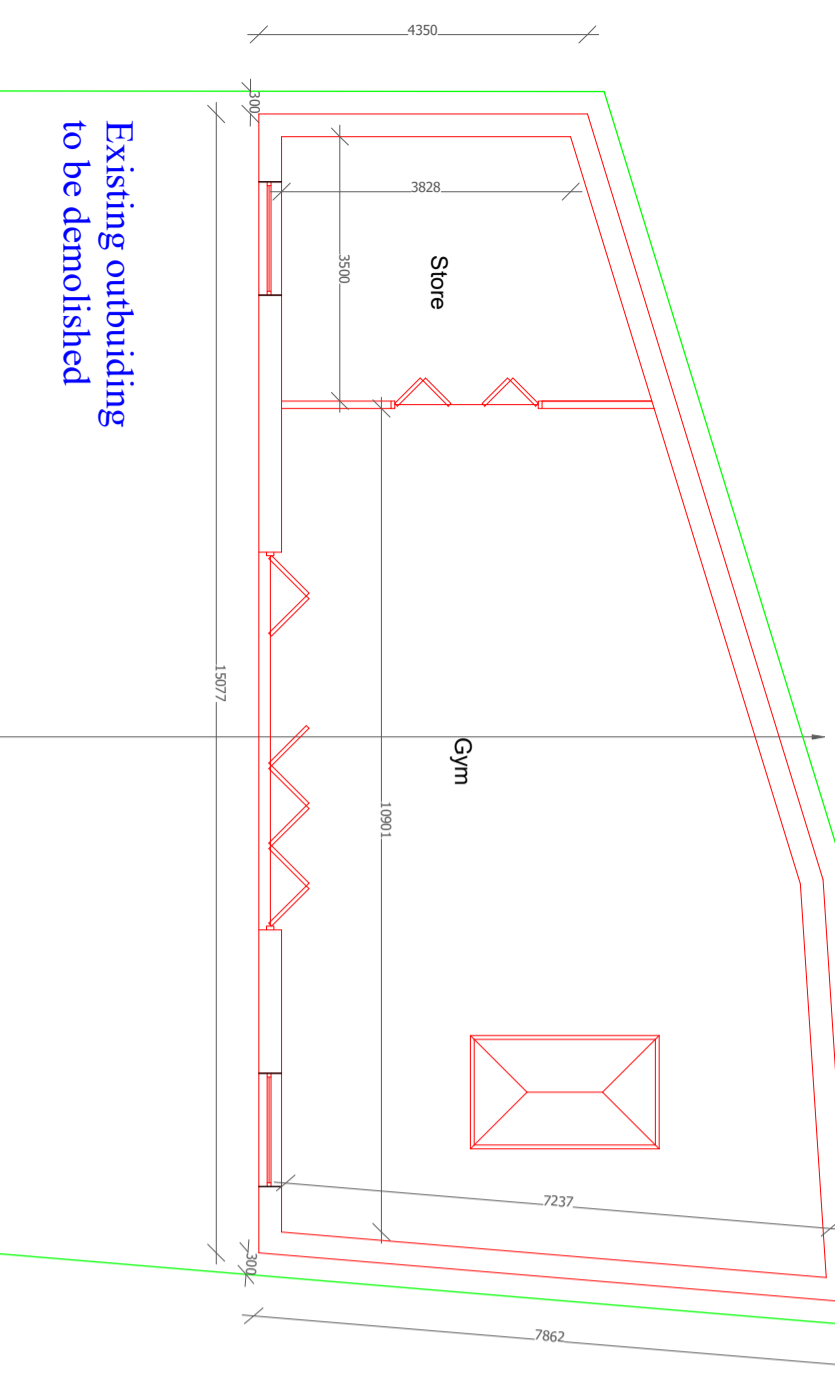
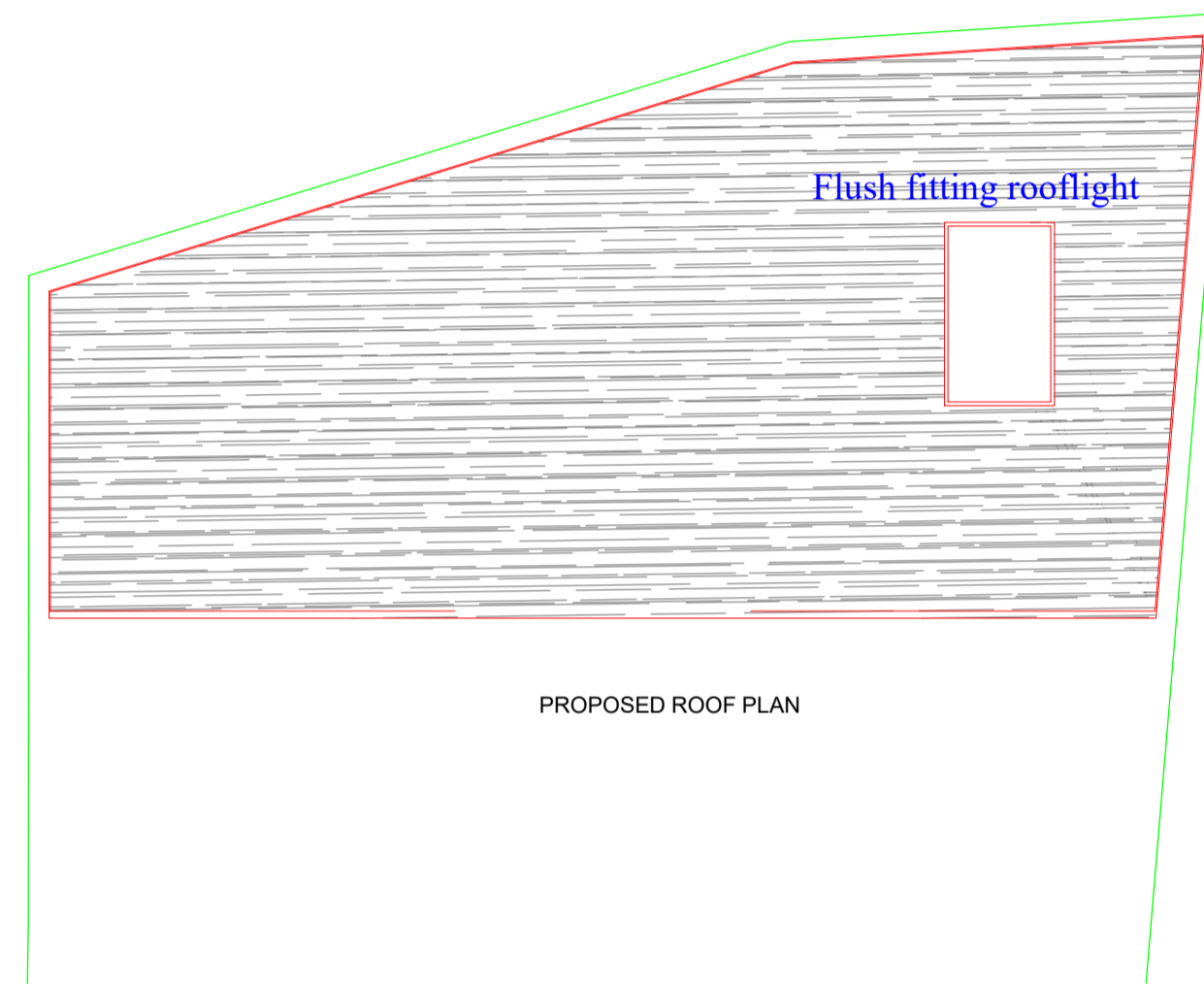
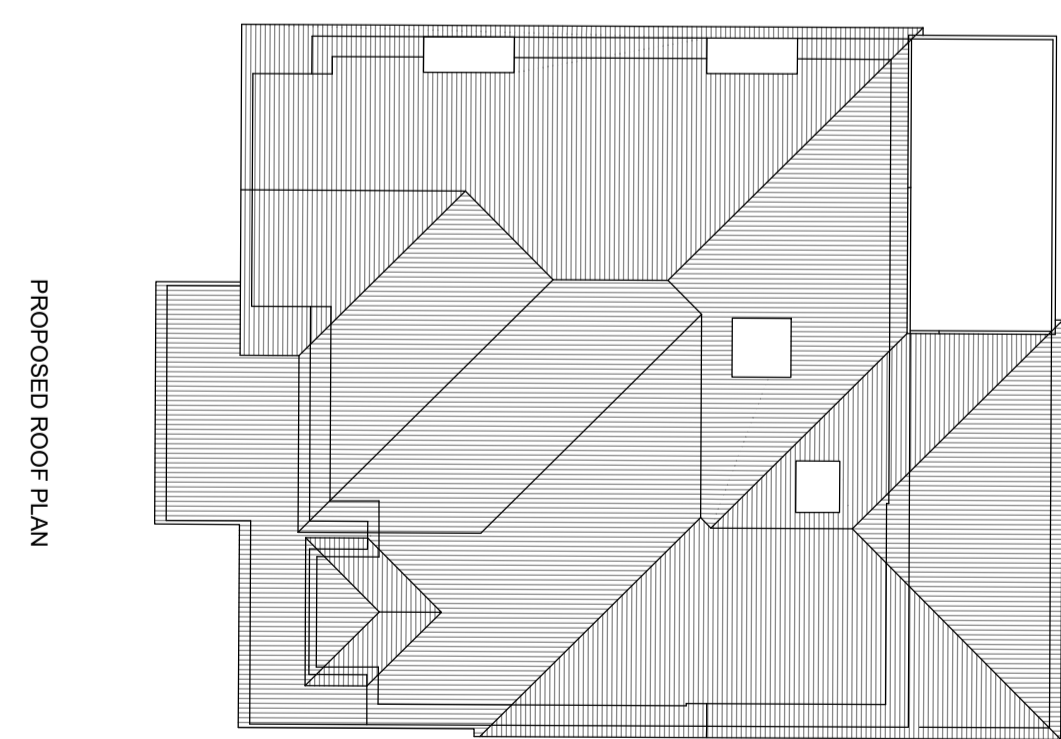
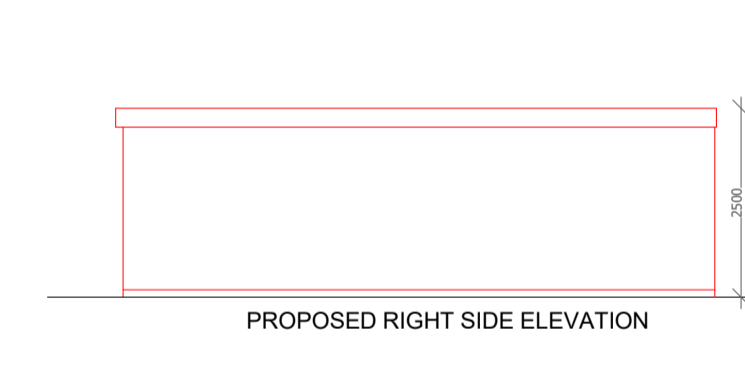
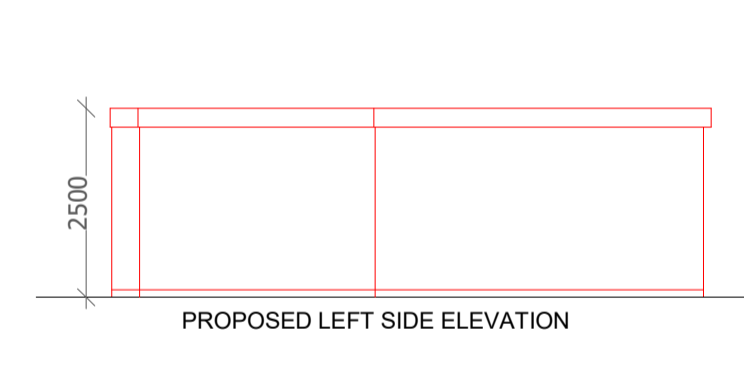
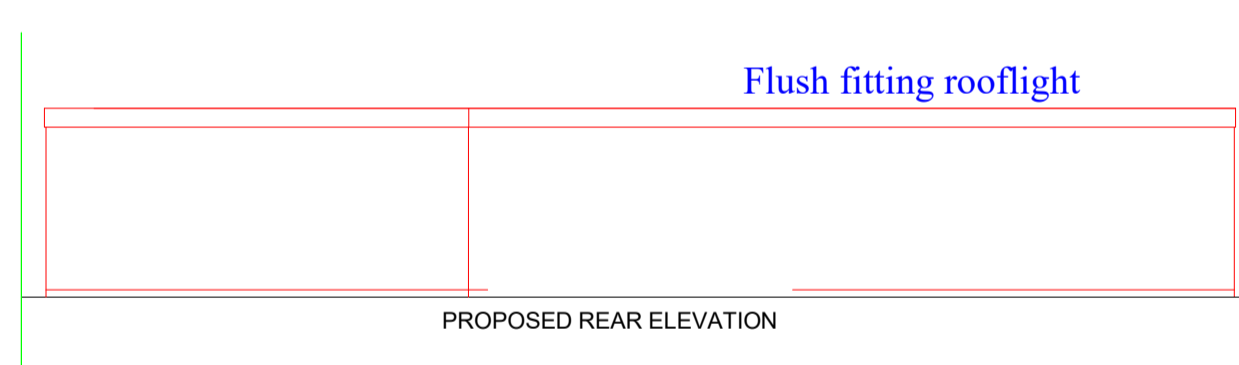
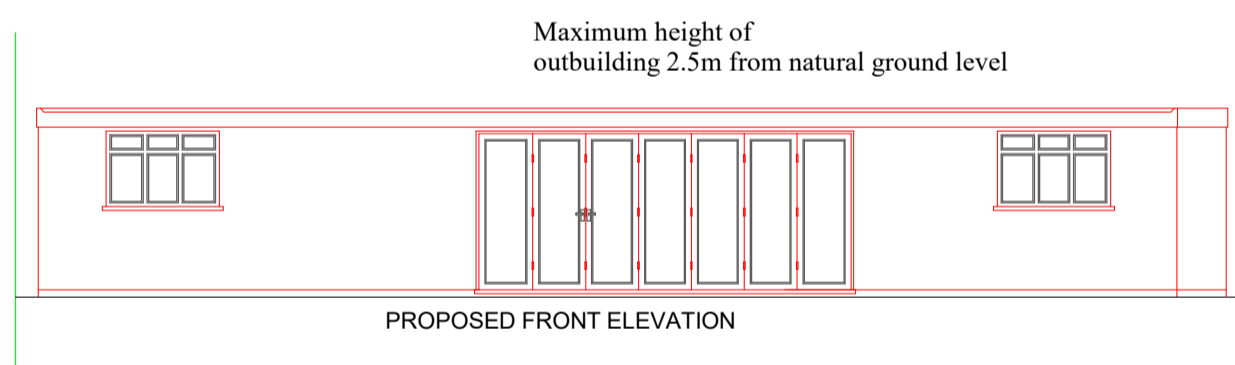
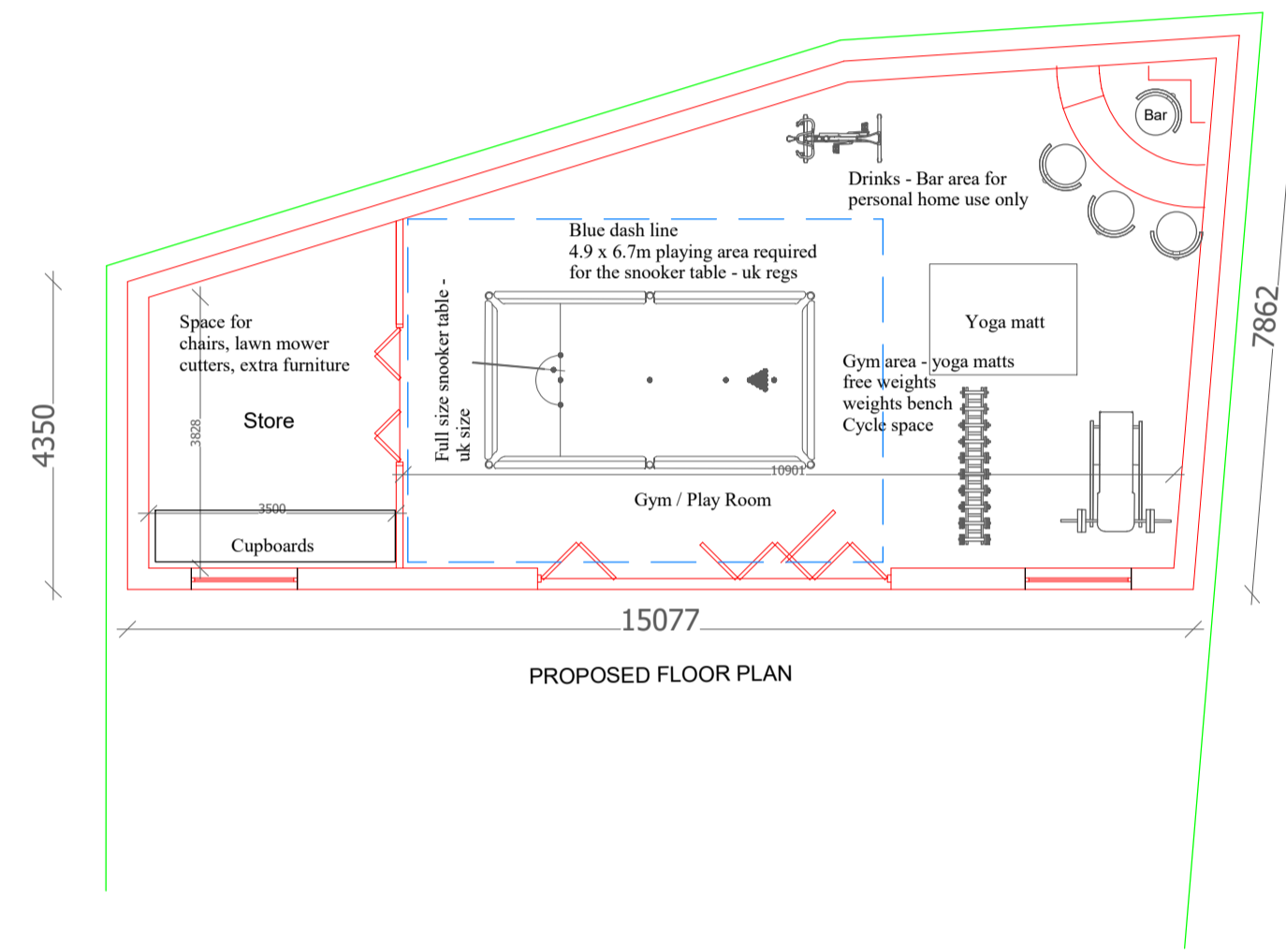
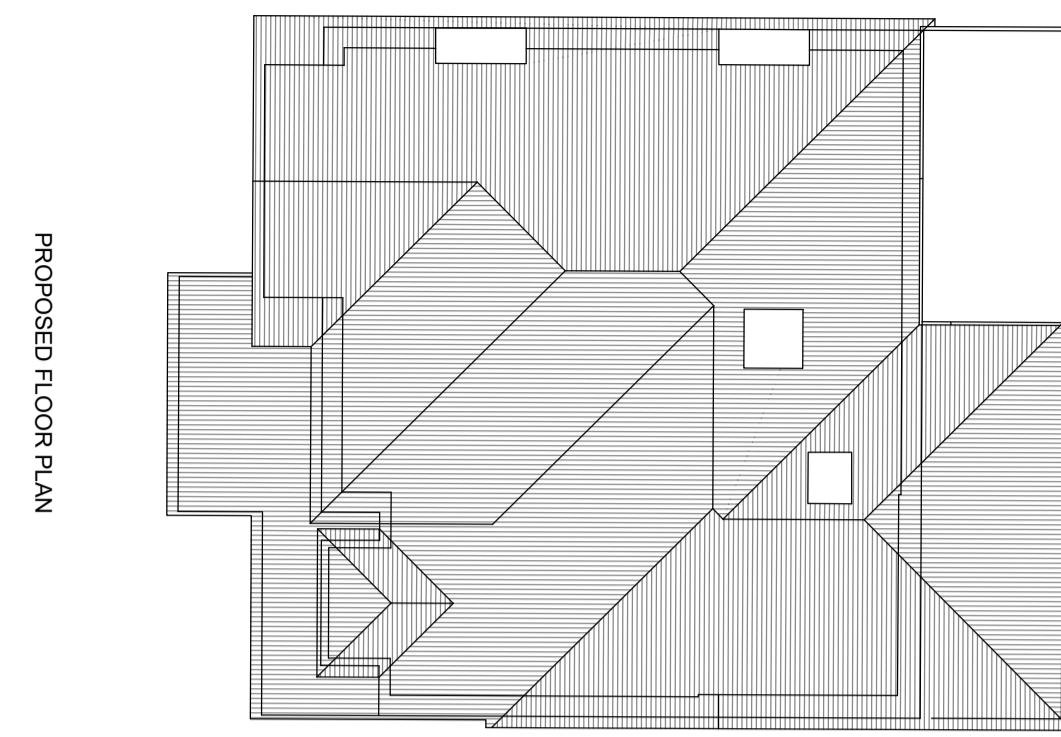
Used for high-intensity training. Has a flywheel and adjustable handlebars/seat.

Bar - home bar - personal use

Counter worktop, with seating around it

small fridge space

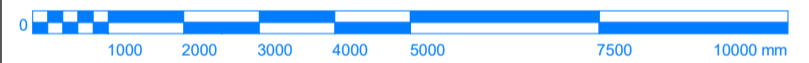
drinks shelves and storage



Notes

- 1 All concrete to be 1:2:4 mix by volume
- 2 All dimensions are in millimeters
- 3 All materials used to be half hour fire resistance and used to manufacturers instructions
- 4 All new gullies to be roddable and back inlet type.
- 5 New walls bonded to existing using 'Furfix' or similar profiles.
- 6 The contractor to check all dimensions before commencement of works and inform the Client of any discrepancies.
- 7 All works to be carried out in accordance with Building regulations and British Standards, all in approval of the LA engineer.
- 8 All new glazing below 1000 from floor level to be toughened safety glass to BS6206.
- 9 All structural timber to be tannalised VERMIN
- 10 Any proposed works likely to be affected by landfill gas to have 0.25 ZEDCOR polymer thermoplastic with ZEDCOR DPM jointing system across the cavity at DPC level with cavity trays over, the floor slab to be vented using herringbone land drains out to air bricks.
- 11 All dimensions to be double checked on site
- 12 All steels to be measure on site with built dimensions
- 13 Steels to have 30 min fire protection
- 14 All drawings to be approved prior to Build works, any works carried out without approval is at own risk.
- 15 Any discrepancies to be discussed with our team prior to works, any changes made on site to be submitted to and approved by us in writing

Scale 1/100



Title / Description :

Proposed Plans

Project Address :

31 Freemans Lane
Hayes UB3 2NQ

Scale of Drawing

1/100 @ A1

Drawing No

31 002

Drawn By

Sunny Bahia

Date of Proj

Feb 26

AsB Architecture Ltd

PLANNING - ENGINEERING - MANAGEMENT

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