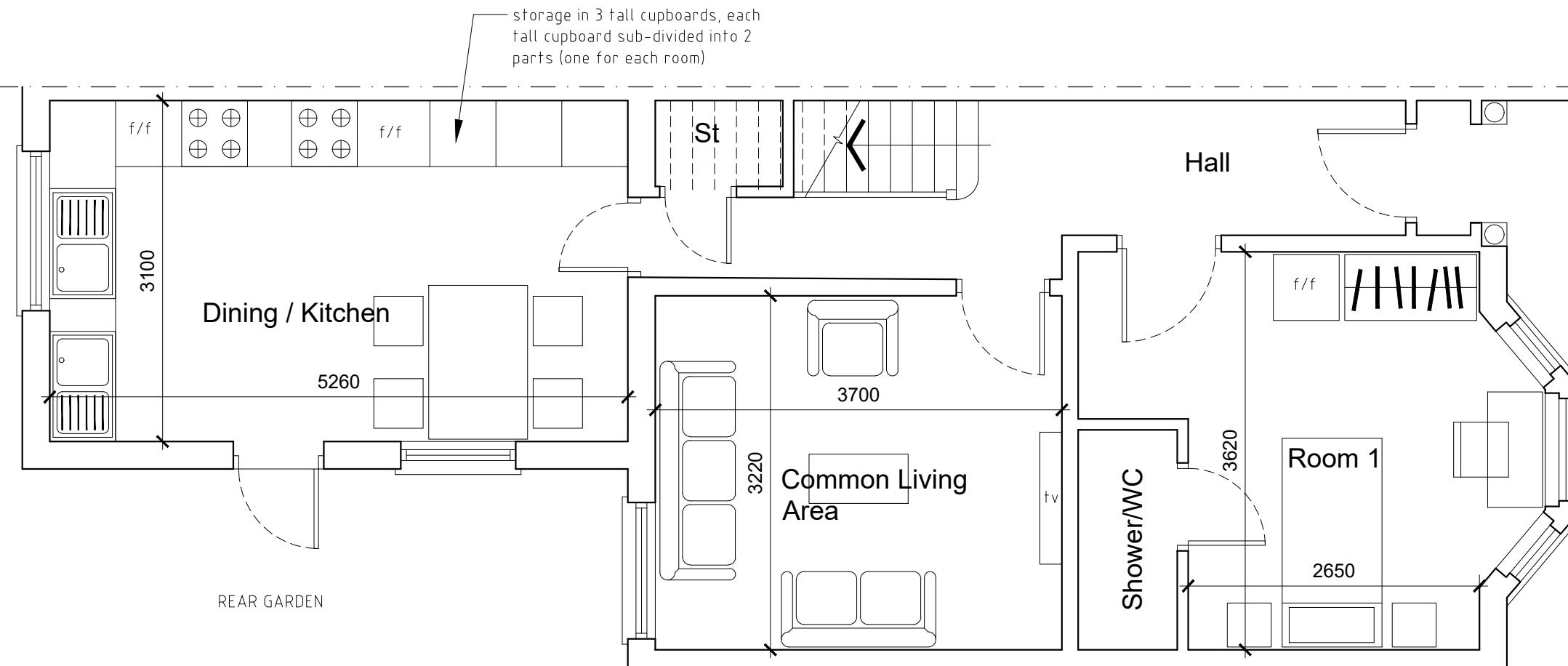


- Gas installation and appliances to be tested annually by an approved Gas Safe engineer
- Test reports on the condition of the electrical appliances in the property to be provided to the Council
- Furniture and furnishings to comply with the Furniture and Furnishings (Fire) (Safety) Regulations 1988
- Efficient fixed heating with adjustable controls to maintain an indoor temperature of at least 21°C in habitable rooms

- The front door of the property to be fitted with a mortice lock (thumb turn) or equivalent, to a five lever security level
- 'No smoking' signs are clearly displayed (Health Act 2006)
- Smoke alarms to be installed in the property and are kept in proper working order
- All fire precautions provided to the property, e.g. fire doors, automatic fire alarm and emergency lighting system(s), etc. to be maintained in full working order at all times

- Main entrance/exit doors and all unit doors leading to common areas to be openable from the inside without the use of a key
- A fire blanket conforming to current British standards to be provided in each kitchen
- The premises to be fully compliant with the current LACORS (Local Authorities Coordinators of Regulatory Services) Fire Safety Guidance
- Mechanical ventilation providing a minimum of three air change per hour to be provided to internal bathrooms



PROPOSED GROUND FLOOR PLAN



Purpose of Issue

FOR PLANNING PURPOSES ONLY

Notes

- This drawing is issued for planning purposes. Do not scale from the drawing, for the purposes of construction.
- Structure to be in accordance with Structural Engineer's drawings.
- All works to be carried out as per building regulations & approvals of statutory authorities.
- Party wall/fence matters to be agreed with the adjoining owners.

Project

**HMO
AT 54 THE GREENWAY, UXBRIDGE, UB8 2PL**

Drawing

**PROPOSED
GROUND FLOOR PLAN**

Agent

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Scale @ A3

1:50

Date

12/06/23

Revision

-



Project No.

2318

Drawing No.

PL-100-011