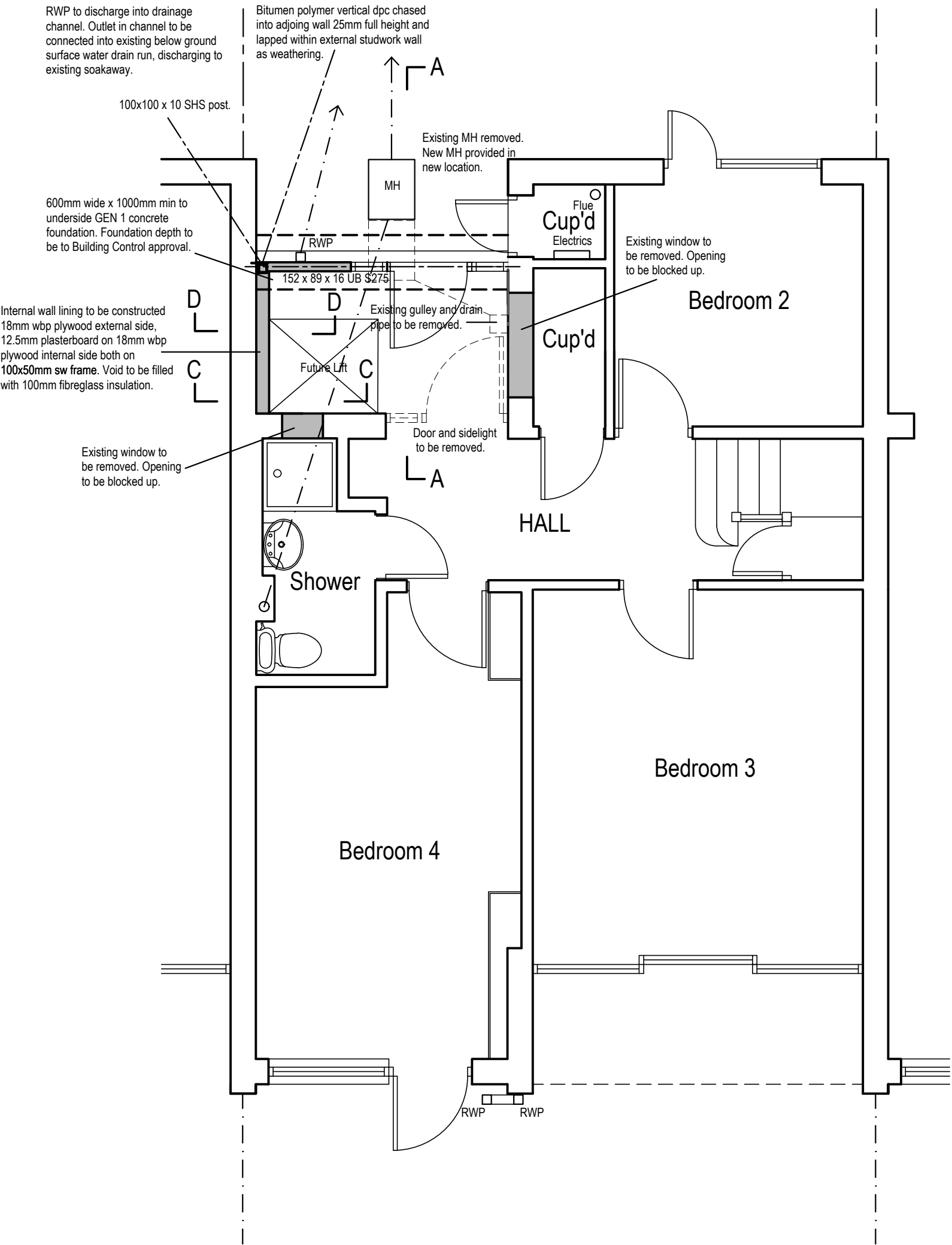
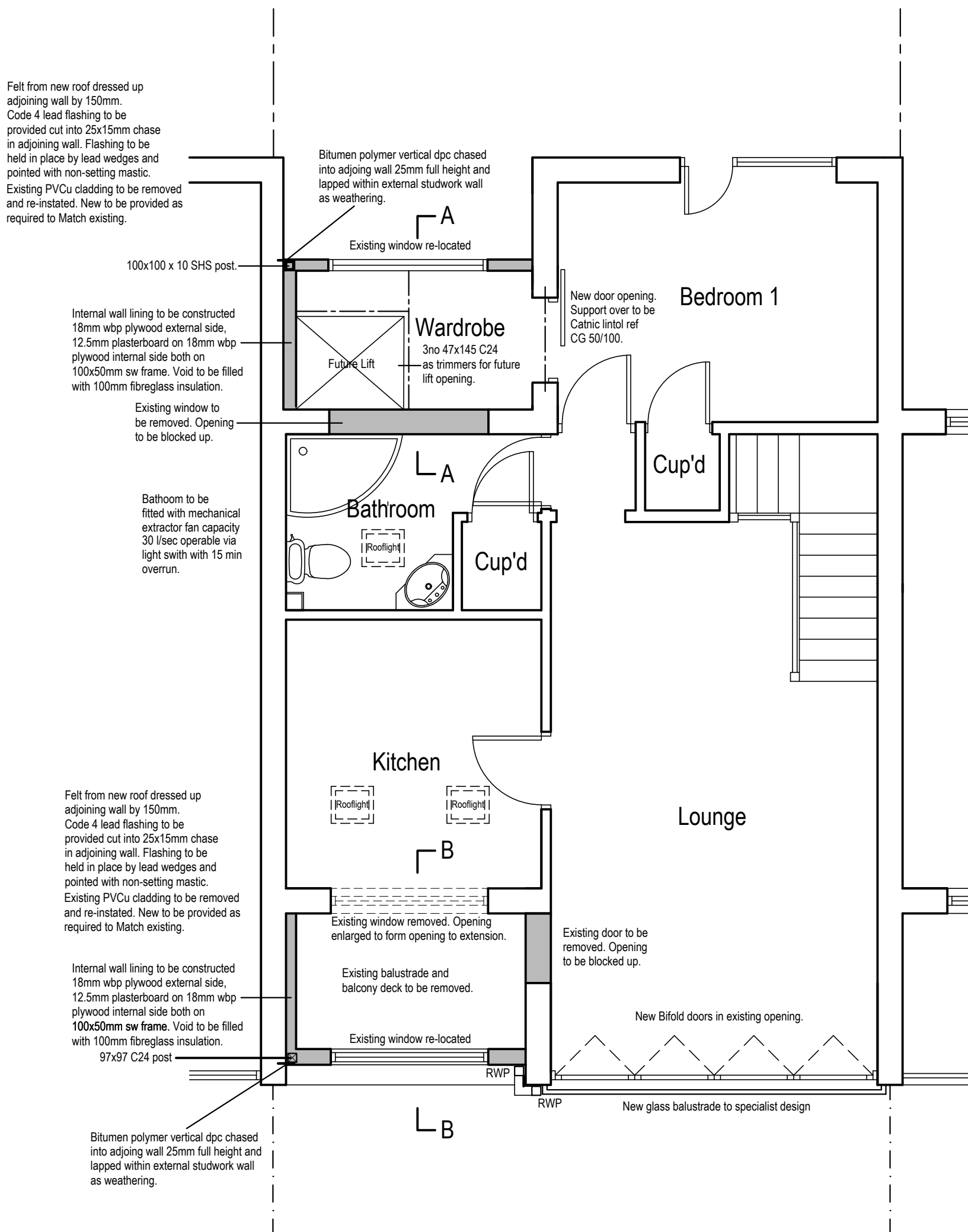
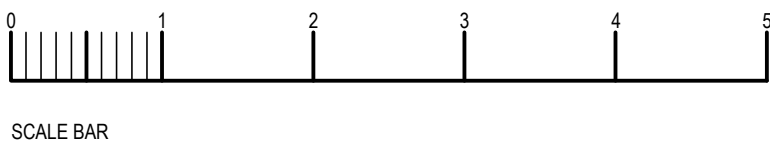


GENERAL
DO NOT SCALE FROM THIS DRAWING EXCEPT FOR PLANNING APPLICATION PURPOSES. ALL DIMENSIONS TO BE CHECKED ON SITE PRIOR TO COMMENCEMENT OF WORK. ALL DIMENSIONS RELATING TO SUB-CONTRACTORS OR SUPPLIERS WORK MUST BE CHECKED AND AGREED BETWEEN THE CONTRACTOR AND THE SUB-CONTRACTORS AND SUPPLIERS. ALL DIMENSIONS ARE IN MILLIMETRES. IF IN DOUBT ASK.
ALL WORKS OR MATERIALS INDICATED ON THE DRAWING ARE TO BE TO THE LATEST BRITISH STANDARDS AND ARE TO BE CARRIED OUT IN ACCORDANCE WITH THE RELEVANT CODES OF PRACTICE OR RECOGNISED TRADE ASSOCIATION RECOMMENDATIONS AND PUBLICATIONS.
THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT DRAWINGS AND SPECIFICATIONS OF OTHER CONSULTANTS. ANY DISCREPANCIES TO BE BROUGHT TO THE ATTENTION OF THE PROJECT MANAGER.

NOTES
HEATING- To be extension of existing gas fired wet system. Radiators to be sized to give an inside temperature of 21 deg C, with an outside temperature of -1. deg C
Thermostatic radiator valves to be provided throughout. System to comply with Building Regulations Part L1B.
ELECTRICS - Exact fittings to be agreed with client. Certification to be provided to comply with part P Electrical Safety. 75% of new light fittings to be low energy light fittings and min 45 lamp lumens per circuit watt.
DRAINAGE - All Sanitary Pipework is to be installed strictly in accordance with the recommendations of BS EN 12056. Gravity drainage systems inside buildings.
Ensure that access can be gained to top of all wastes for rodding purposes.
All Foul Drainage is to be installed strictly in accordance with the recommendations of BS EN 752, BS EN 1610, BS EN 1295 and BS EN 12056.
All Rainwater Drainage is to be installed strictly in accordance with the recommendations of BS EN 752, BS EN 1610, BS EN 1295 and BS EN 12056.
All new SVPs to be encased in 12.5mm plasterboard on 50x50mm sw frame. Voids to be packed with Fibreglass sound insulation quilt.
LEADWORK - Flashings to be Code 4 lead installed in accordance with the recommendations of The Lead Sheet Association and in accordance with their recommended specifications and details.
TEMPORARY SUPPORT - Existing structures to remain to be adequately supported prior to commencement of demolitions to maintain structural stability. Method statements to be provided for approval prior to commencement of work.
TIMBER CERTIFICATION - Timber certification to be submitted to building control.
WINDOWS / DOORS / ROOFLIGHTS
Windows to habitable rooms to have ventilation openings 1/20th of the floor area and be fitted with trickle ventilators to provide 6000mm sq background ventilation.
Habitable rooms to have an emergency escape window.
Emergency escape windows to have opening at a height between 800 and 1100mm with the operable unobstructed opening area min 0.33m2 and be at least 450mm high by 450mm wide.
Glazing to windows / doors to be 24mm double glazed sealed unit, incorporating 6mm pane of low emmissivity glass and to give a max U-value of 1.2 w/m sq K or WER Band C or better.
Glazing to critical locations to be safety glazing to BS6206.



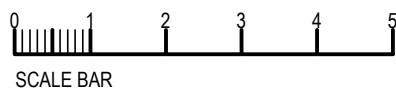
GROUND FLOOR PLAN PROPOSED 1:50



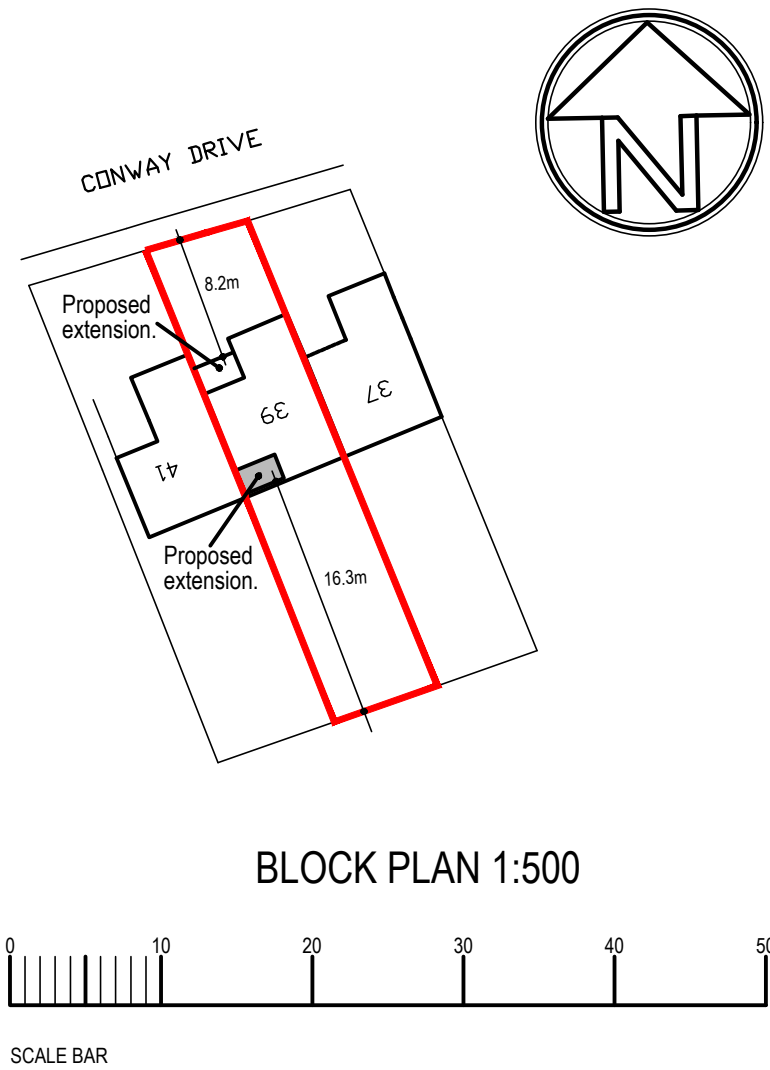
FIRST FLOOR PLAN PROPOSED 1:50



FRONT ELEVATION PROPOSED 1:100



REAR ELEVATION PROPOSED 1:100



D	ST	13.12.18	Party Wall Queries answered. Drawings revised accordingly.
C	ST	19.11.18	Building Regulation Queries Answered
B	ST	22.10.18	Amendments to satisfy Party Wall matters.
A	ST	2.7.18	Front 2 storey extension set back 1m.
REV	DRAWN	DATE	DESCRIPTION

CLIENT	Mr Minden Hanley
SITE ADDRESS	39 Conway Drive Bognor Regis West Sussex PO21 4XD
DRAWING TITLE	Proposed Front and Rear Extensions Proposed Plans and Elevations
SCALE	As shown
DATE	March 2018
REFERENCE	39 Conway Drive
DRAWING No.	002
REV.	D