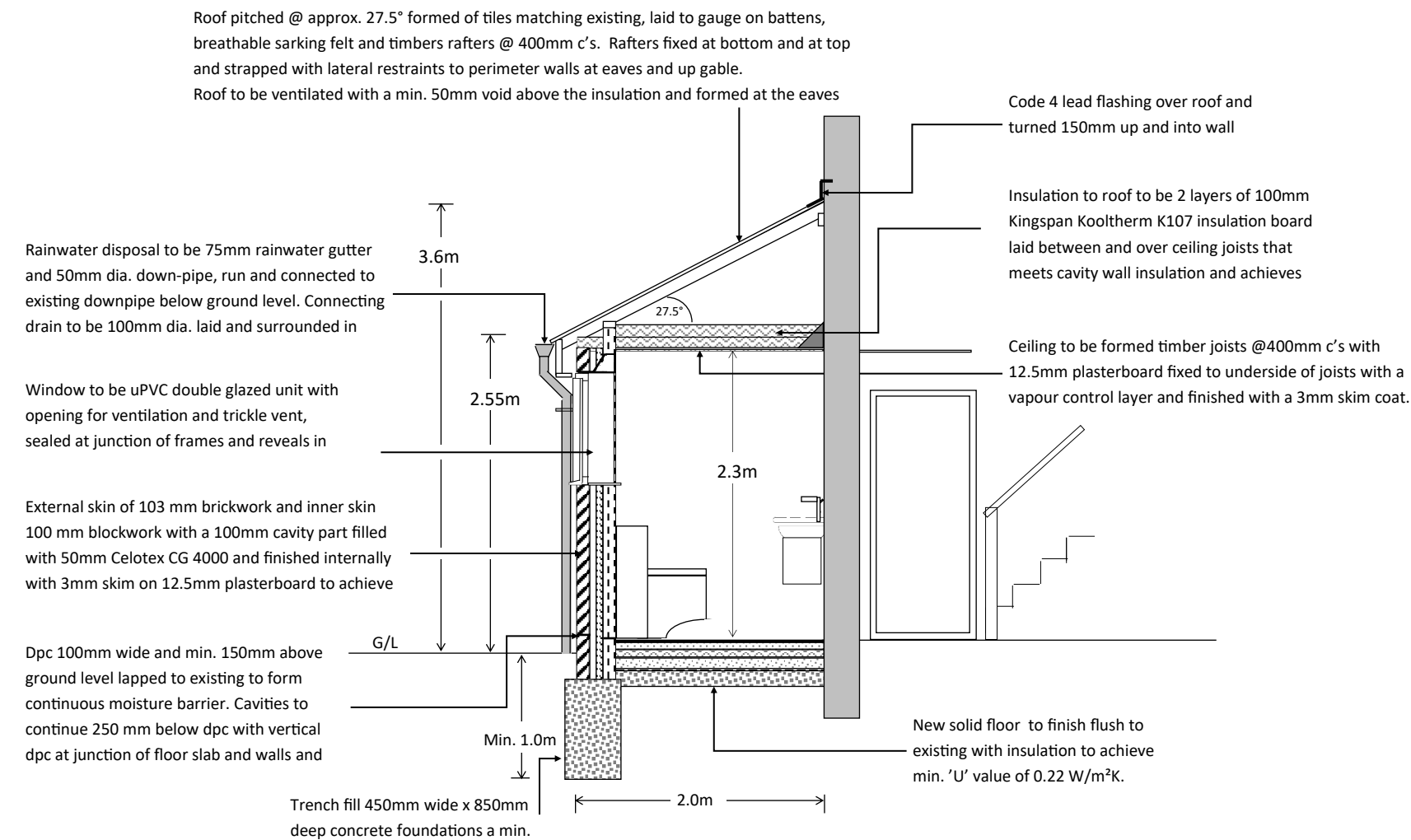
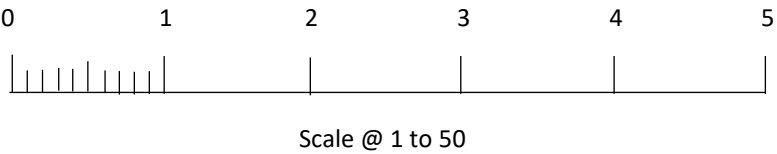


SECTION THROUGH EXTENSION @ 1 to 50



SECTION 'A' - 'A'



All dimensions in metres, unless stated otherwise, and to be checked on site before the commencement of work and not scaled from drawings.

Commencement of any works prior to the necessary Local Authority approval is entirely at the owner's risk.

The owners are to ensure that any requirements of the Party Wall Act are completed in advance.

CONSTRUCTION NOTES:

WINDOWS: Window to cloakroom to be uPVC double glazed unit with 16mm air gap and K glass or Argon filled sealed units with opening for ventilation and trickle vent of min. 8000mm. Window and door to be sealed at junction of frames and reveals in mastic. Window to achieve a minimum 'U' value of 1.6 W/m²K and the door a minimum 'U' value of 1.6 W/m²K.

OPENINGS INTO REAR EXTENSION: Opening into extension from hall provided by removing front entrance door with brickwork above supported by existing lintol/cavity tray.

RAINWATER DISPOSAL: Rainwater disposal from extension to have a min. flow capacity of 0.38 litres/sec. achieved by running a 75mm half round rainwater gutter discharging through a 50mm dia. down-pipe and run and connected to existing rainwater downpipe below ground level. Connecting drain to be 100mm dia. and laid and surrounded in 150mm pea shingle @ min. fall of 1:80. Gutters to be laid to fall and fixed on brackets to fascia beneath roof slope.

PLUMBING: To be in accordance with BS EN2056 and Approved Document H. Waste from wash hand basin and WC to be run to new stub stack with air admission valve terminating above the wash hand basin's waste highest point. Wastes to be upvc with deep seal traps and rodding access at changes of direction, sizes to be 110m to WC and 32mm diameter to wash hand basin. Waste from stub stack to be run and connected to new drainage with drain vented by existing soil & vent pipe

VENTILATION TO WC: Mechanical extractor fan to be installed in cloakroom achieving a min. 15 litres per second extraction to external air.

DRAINAGE: Exact positions, invert and direction of existing drains to be determined prior to commencement of works. New drainage to be in accordance with BS EN752 and approved document H. New drains to be 110mm-diameter upvc laid on minimum 150mm-pea shingle bed and surround to minimum falls of 1 in 40. Walls bridging drains to be supported on concrete lintols incorporating flexible materials with protection to be undertaken to the satisfaction of Southern Water / Building Control inspector. New inspection chamber sizes to suit invert of drain with inspection chamber in drive a min. of 600 x 450mm internal size with 225mm semi-engineering brickwork sides built off 150mm concrete slab base and a heavy duty frame and lid. Garage floor to be broken out where new drain line to run and drain encased in 150mm concrete.

ELECTRICAL: New electrical lighting to be energy efficient fittings in accordance with Approved Document LI installed and tested in accordance with BS7671 and latest IEE Regulations (18th edition). The works to be undertaken by an installer registered under a self-certification Part P scheme or by a suitably qualified person with a certificate of completion produced for Building Control on completion of works.

WORKS: PROPOSED GROUND FLOOR SINGLE STOREY REAR EXTENSION

LOCATION: 74, TERRIER CLOSE - HEDGE END - SO30 2ND

DRAWN: NOVEMBER 2023

FOR: ELERI TAYLOR

DRAWING NO: 74TC/1123-4 of 4

SCALED @ 1:100 on A3