

BEDROOM

EN-SUITE

BEDROOM

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FIRST FLOOR LANDING WITH 18mm BUTT BOARDING THAT OVER SAILS HABITABLE ROOMS ON GROUND FLOOR ARE TO HAVE 4mm STANDARD HARDBOARD LAID OVER TO ACHIEVE FULL 30 MINUTES F.R.



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POSITION OF PROPOSED STAIRCASE

BEDROOM

BEDROOM

BATHROOM

BEDROOM

PROPOSED FIRST FLOOR

FIRE PRECAUTIONS: (2007)

ALL DOORS MARKED ** TO ACHIEVE FD20 STANDARD THIS TO BE ACHIEVED BY NEW FIRE DOORS OR EXISTING DOORS TO BE UPGRADED USING ENVIROGRAF INTUMESCENT PAPER SYSTEM (RISK SIDE ONLY) FULLY IN ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS. HOWEVER, IF THE DOORS ARE FOUND TO BE UNSUITABLE FOR SUCH TREATMENT THEY WILL BE REPLACED WITH NEW FD20 DOORS. DOOR GLAZING AND FANLIGHTS WITHIN THE STAIR ENCLOSURE TO BE FITTED WITH 6mm PILKINGTON PYROSHIELD GLASS. ANY INTERNAL WALL GLAZING WITHIN THE STAIR ENCLOSURE TO BE CHANGED TO 15mm PILKINGTON PYROSTOP GLASS. ALL NEW HABITABLE ROOMS TO HAVE AN OPENABLE WINDOW WITH AT LEAST 0.33m² CLEAR OPENING. SELF CONTAINED MAINS OPERATED INTERLINKED SMOKE ALARMS (BS5446) AND FITTED WITH BATTERY BACKUP TO BE PROVIDED TO ALL LANDING AND HALL CEILINGS SHOWN THUS.

ALL DIMENSIONS TO BE CHECKED ON SITE PRIOR TO COMMENCEMENT
NO DESIGN ALTERATIONS TO THE APPROVED DRAWINGS TO BE MADE
WITHOUT LOCAL AUTHORITY APPROVAL.

Rev:

PROJECT: LOFT CONVERSION

DATE: SEPT: 2007

SHEET No: 2 OF 6

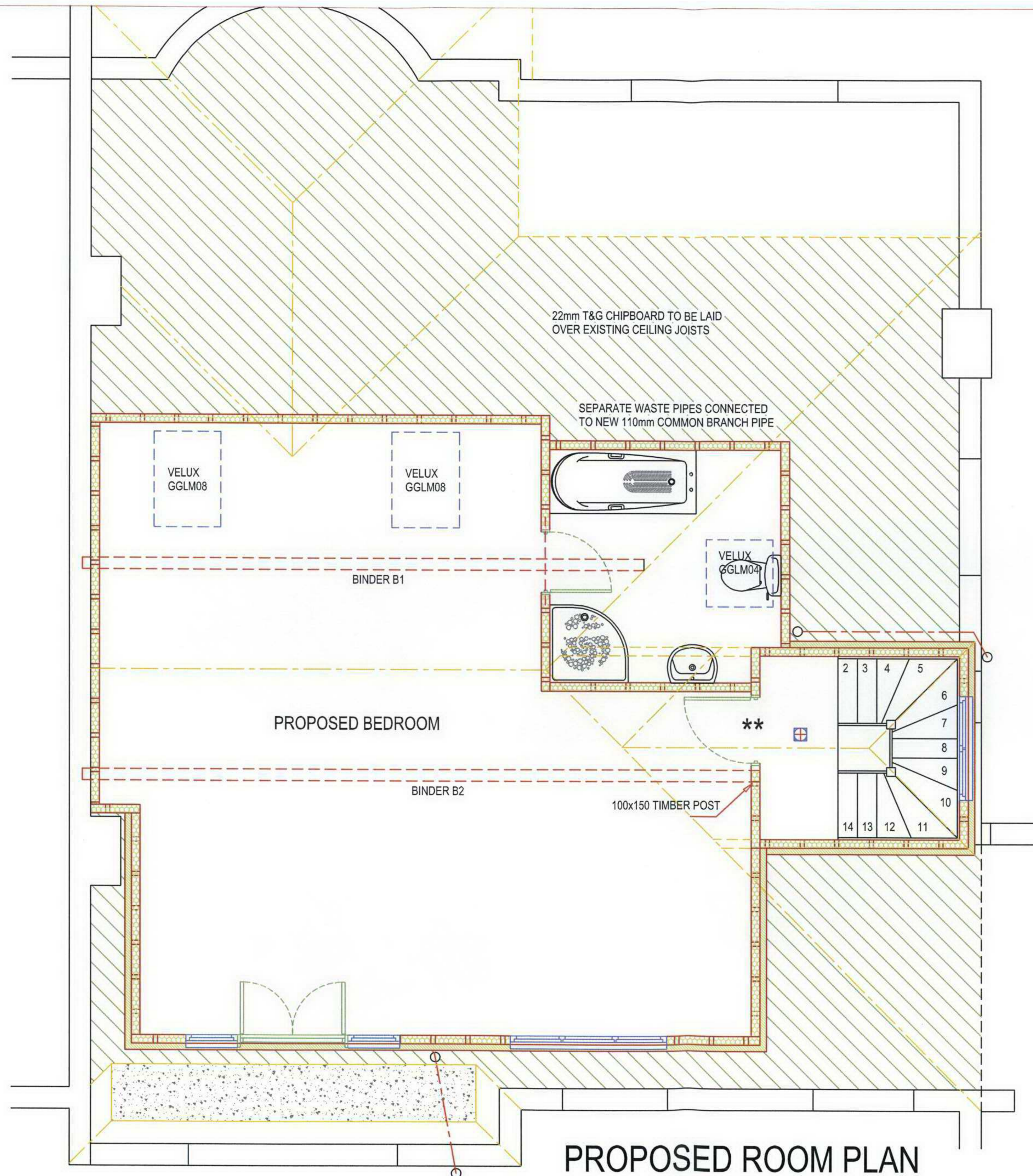
CLIENT: MR & MRS WALSH
72 MINSTER ROAD
CRICKLEWOOD
LONDON NW2 3RG

DRAWING No: 1340

SCALE: 1:50 & 1:100



Committed to Quality
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PROPOSED STAIRCASE:

ESTIMATED FLOOR-TO-FLOOR = 2015, WIDTH = 800 AT 42° PITCH GIVES 15 EQUAL RISERS OF 201mm AND EQUAL STRAIGHT TREAD GOING OF 224mm. CONSECUTIVE TAPERED TREADS TO HAVE EQUAL GOING AND AT LEAST THE GOING OF THE STRAIGHT TREADS, MINIMUM GOING OF TAPERED TREADS TO BE 50mm. HANDRAIL PROVIDED TO RISK SIDE OF STAIRCASE SET 900mm ABOVE PITCH LINE WITH VERTICAL SPINDLES SET AT 99mm SPACINGS. BALUSTRADE SET AS HANDRAIL.

VELUX WINDOWS:

ALL WINDOWS TO BE DOUBLE GLAZED (3x16x4 lowE PROTEX STAR) AND FITTED IN ACCORDANCE WITH MANUFACTURERS INSTRUCTIONS, TRIMMED BOTH SIDES WITH DOUBLE RAFTERS WITH TRIMMERS ABOVE AND BELOW VELUX.

UPVC / TIMBER WINDOWS & VENTILATION:

ALL NEW WINDOWS TO BE DOUBLE GLAZED USING LOW E GLASS (4:16:4 lowE $\epsilon^2=0.05$ (1.8) MINIMUM) WITH SILL HEIGHT SET 800mm MINIMUM ABOVE FLOOR LEVEL, HABITABLE ROOMS TO BE PROVIDED WITH RAPID VENTILATION 1/20th OF ROOM AREA AND 8000mm² BACKGROUND VENTILATION. SHOWER / BATHROOM (IF INSTALLED) TO HAVE BACKGROUND VENTILATION OF 4000mm² AND FITTED WITH A MECHANICAL EXTRACTOR TO ACHIEVE 15 L/S EXTRACTION (CONNECTED TO THE LIGHT SWITCH AND SET TO OVERUN 15 MINUTES IF WITHOUT WINDOW). EXISTING ROOF TO BE PROVIDED WITH PROPRIETARY VENTILATORS TO ACHIEVE THE EQUIVALENT CONTINUOUS VENTILATION OF 25mm (EAVES) AND 5mm (RIDGE)

PLUMBING:

BATH, SHOWER AND BASIN WASTE PIPES TO BE 40mm DIAMETER, RUNS OVER 4 METRES TO BE 50mm DIAMETER ALL CONNECTED SEPARATELY VIA 75mm DEEP SEAL TRAPS TO EXISTING S.V.P. OR NEW 110mm COMMON BRANCH PIPE (1:40 FALL), CLEANING ACCESS TO BE PROVIDED AT CHANGE OF PIPE DIRECTION. CONNECTIONS TO S.V.P. TO BE AT LEAST 200mm FROM W.C. BRANCH. EXISTING VENT PIPE WITHIN 3 METRES OF OPENABLE WINDOWS TO EXTENDED 900mm ABOVE OPENINGS AND PROVIDED WITH VENTILATING COVER.

PART P (ELECTRICAL)

A: ALL ELECTRICAL WORK REQUIRED TO MEET THE REQUIREMENT OF PART P (ELECTRICAL SAFETY) MUST BE DESIGNED, INSTALLED, INSPECTED AND TESTED BY A PERSON COMPETENT TO DO SO.
B: PRIOR TO COMPLETION THE COUNCIL SHOULD BE SATISFIED THAT PART P HAS BEEN COMPLIED WITH. THIS MAY REQUIRE AN APPROPRIATE BS 7671 ELECTRICAL INSTALLATION CERTIFICATE TO BE ISSUED FOR THE WORK BY A PERSON COMPETENT TO DO SO.

LIGHT FITTINGS

ONE PER FOUR FIXED LIGHTING FITTINGS TO BE ENERGY EFFICIENT AND ACHIEVE A LUMINOUS EFFICACY GREATER THAN 40 LUMENS PER CIRCUIT WATT.

PROPOSED ROOM PLAN

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