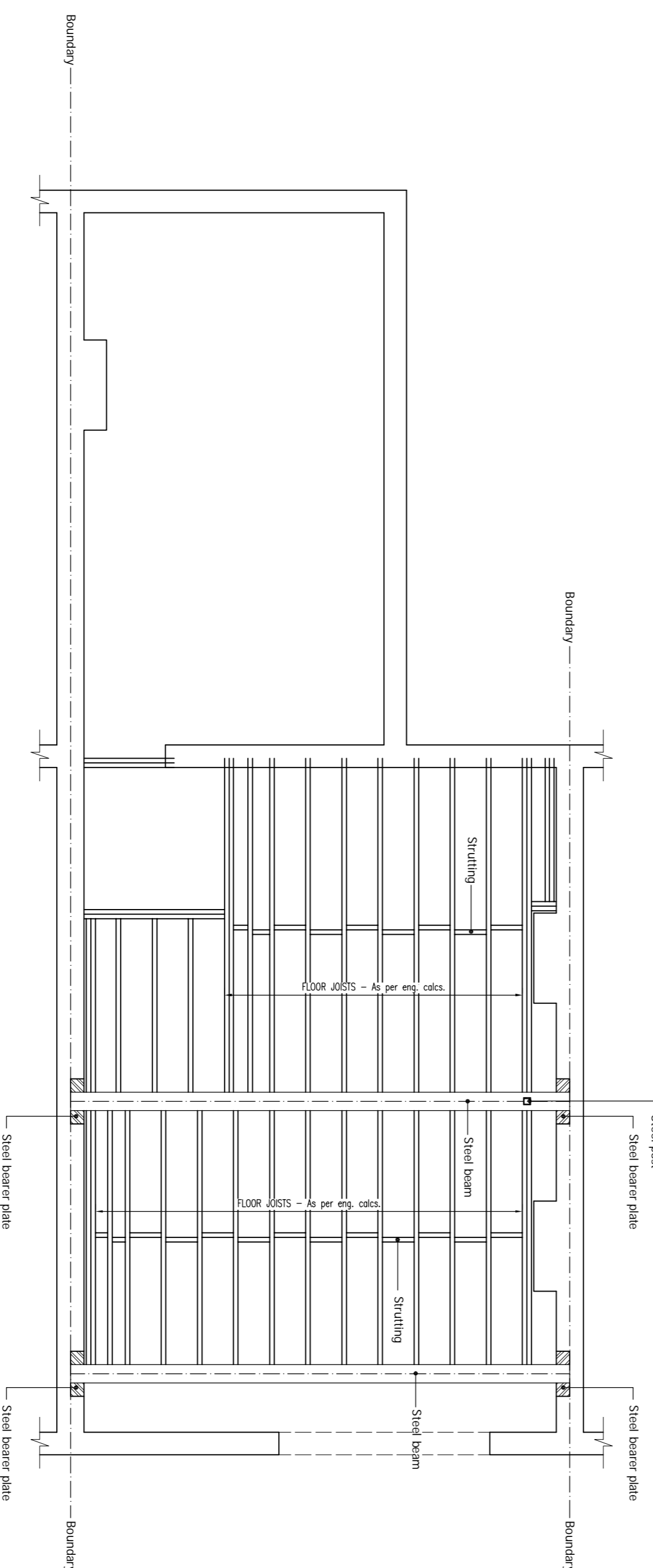
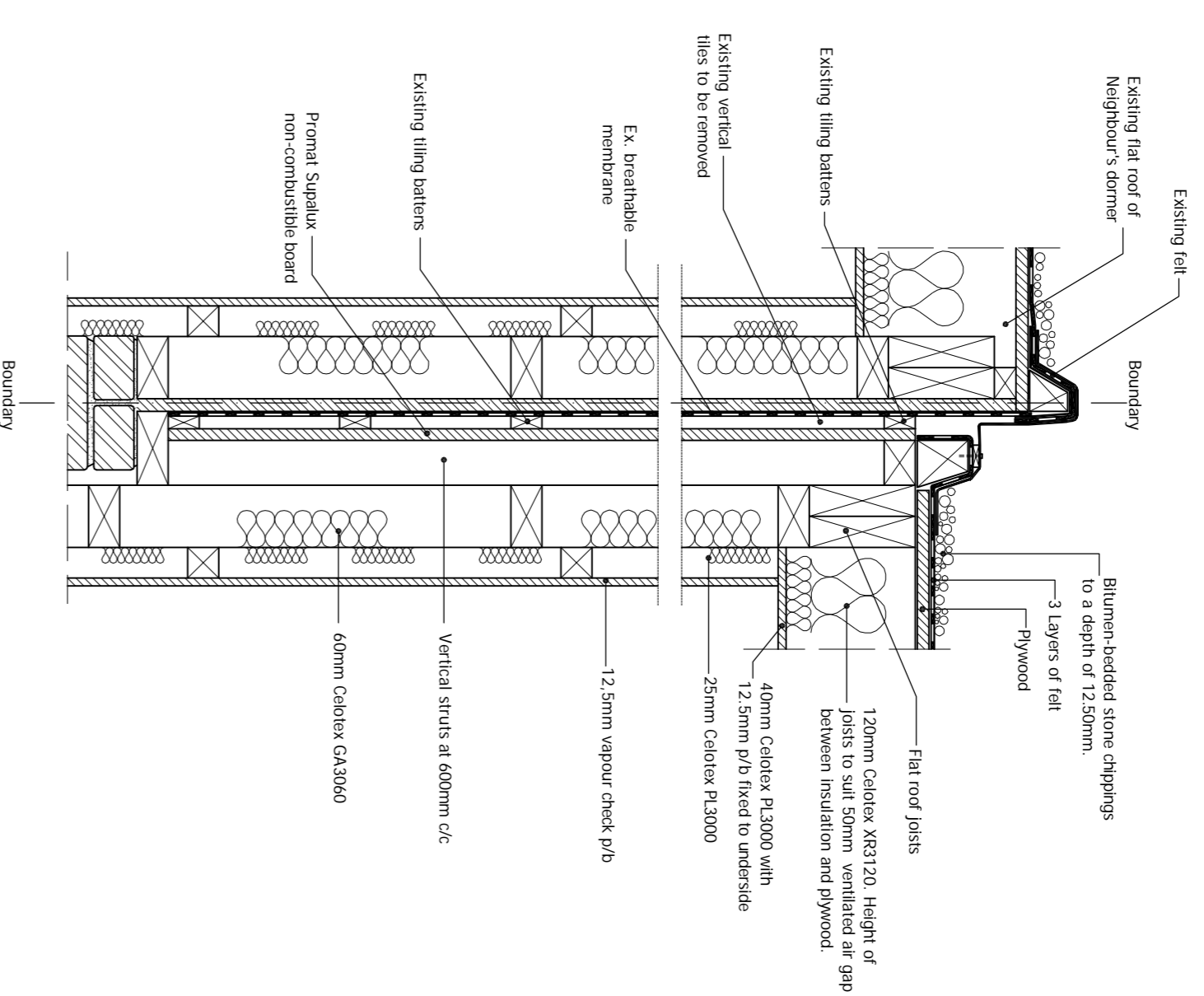


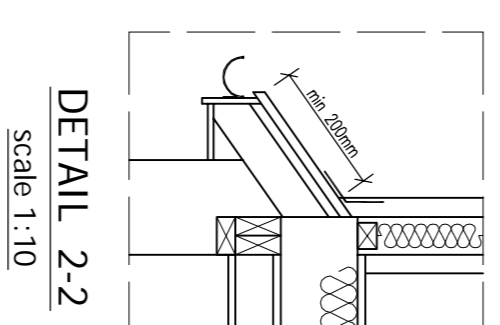
PROPOSED ATTIC FLOOR PLAN
Scale 1:50



STEEL WORK AND JOISTS LAYOUT
Scale 1:50



DETAIL 1-1 - CONNECTION BETWEEN EXISTING DORMER AND NEW DORMER
Scale 1:10



DETAIL 2-2
Scale 1:10

7. TIMBER PARTITIONS:- 100x47mm vertical softwood studs at 600mm c/c secured to 100x47mm head and sole plates. Noggins at 600mm intervals. 12.7mm Gyproc plasterboard and skim finish to both sides. Provide 25mm Isowool APR 1200 sound insulation to partition voids at bathrooms and around bedrooms to comply with E2 requirements for sound deadening. Floor joists to be doubled up when running parallel with and under timber partitions. Stud to front eaves to be 100x47mm at 450mm c/c to provide support to rafters. Provide 100mm Colorex GA3000 set between studs with 12.5mm plasterboard fixed across face of studs. All to give a U-value of 0.28 or better.

8. FIRE PRECAUTIONS:- All doors to stairway serving habitable rooms are to be F120 doors with 25x38mm rebates and provided with either with intumescent strip or 35x25mm doorstops glued and secured at 250mm c/c (existing) to the edge of the door. The fire-rated floor finish surface 18mm finish board to underside of new staircase to skim finish. Mains operated, self-contained and inter-linked smoke alarms must be provided at each landing level. The smoke alarms must conform to BS 5446: Part 1. All units to have rechargeable batteries in case of mains power loss. Any glazing to the stairway enclosure to be replaced with fire-resisting (un-insulated) glazing retained by a suitable glazing system and beads compatible with the type of glass.

9. FRAMES, CASINGS, SKIRTINGS, ARCHITRAVES:- New external doors and windows to be UPVC and double glazed. Internal door linings shall be 100 x 38 with painted stops. Skirting boards shall be 100 x 19mm, chamfered. Architraves shall be 75x19 chamfered. All new internal doors to have min. undercut of 10mm above the fixed floor finish surface. Window frames to be double glazed with safety glazing to all doors, side panels, and all areas extending below 800mm from floor level. New or replacement windows suitable glazed with 16mm air gap or 12mm rigid mineral wool and both finished with low E coating to achieve U-value of 0.28 or better. New external doors to have a U-value of 1.80. Installed either by fens, registered installer or compliance via certificate from L.A. Building control (see Part 6). Max. area of windows, doors and roof lights should not exceed 25% of floor area of the extension.

10. ELECTRICAL INSTALLATION and PART B BUILDING REGULATIONS ELECTRICAL SAFETY:- Where electrical work is required to comply with Schedule 1 of the Building Regulations it will either:

- a. Be installed by electrician who is registered as Part P approved by an authorised body (a completion certificate/certificate of compliance will need to be obtained from their authorised body (NICEIC, ELECSA, NAPIT etc.);
- b. Any other electrician will require and Electrical Safety Building Notice application.

The proposed electrical installation, earthing and bonding to be installed to comply with Regulations to comply with Part P of the Building Regulations. The proposed electrical installation shall be self-contained smoke alarms shall be provided in the circulation areas of the dwelling. The smoke alarms shall be mains operated in accordance with Section 1 of Approved Document B Volume 1. Fixed fitting taking only lamps having a luminous efficiency of 40 lumens per circuit watt shall be used at one per 25 m² of floor area or three of four or 75% fittings which ever is the greater. Fixed external lighting shall be either lamp capacity not exceeding 150 w per light fitting that switches off automatically or fittings taking only lamps of 40 lumens per circuit watt.

11. GAS INSTALLATION & HEATING:- The proposed gas installation shall be designed and installed by GASSAFE registered person and a relevant certificate provided to Building Control pre-completion. Extend existing central heating to new areas to client's instructions. Extend existing central heating to new areas to client's instructions. Where new or replacement boilers are installed must be a condensing boiler and must have a SEDBUK rating of Class A or B and the condensate outlet must be taken to the foul drainage system. New radiators fitted with thermostatic type valves with pipework insulated to non heated locations.

12. NATURAL AND MECHANICAL VENTILATION:- Prior to completion details of commissioning and testing of mechanical systems for extracts to be deposited with Building Control to show compliance with F1 (2).

a) Habitable room:

- Rapid ventilation - 1/20th of floor area - for a hinged or pivot window that opens 30° or more, or for sliding sash windows, 1/10th of floor area - for a hinged or pivot window that opens less than 30°.
- Background ventilation - 8000 m³

13. STAIRS:- New softwood staircase min. go 23mm max. rise 200mm width unobstructed 810mm. Handrail 900mm above pitch line measured vertically with stair rails at max 95mm c/c where required. Minimum headroom over pitch 2100mm measured vertically. New staircase as per detail closed tread design. Site measure for new staircase prior to ordering. All to comply with approved Doc K.

THE CONTRACTOR SHALL ALLOW FOR MAKING GOOD OF ALL DISTURBED WORKS.

Other Notes - Alterations.
1. All existing foundations, beams and/or finishes accepting additional load, are to be exposed, if necessary, for consideration by the Building Control Surveyor and upgraded if found necessary.

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Project: Loft Conversion with Dormer Window to Rear.

For: Mr. Martin Stone
24 Achilles Road
Kilburn
London
NW6 1EA

Scale: As shown
Sheet: 2 of 3
Date Drawn: 08-May-2018
L.R.

For Drawings Tel: 0800 7836790
E-mail: drawnplansco@aol.com

