

## Building Control Approval

2<sup>nd</sup> Floor 16 Hoxton Square London N1 6NT

21 January 2022

Our Reference IT/4915

### BCA Site Inspection Record

<b>Project Number:</b>	4915		
<b>Address</b>	Ground floor flat 3 Eton Avenue London NW3 3EL		
<b>Description</b>	Extensions to ground floor flat including basement excavation with rear extension and roof terrace, replacement conservatory at ground floor level and associated landscaping including erection of replacement garden shed		
<b>Date of inspection :</b>	14 January 2022 19 January 2022	<b>Time of inspection</b>	10.30
<b>Inspection Number:</b>	1	<b>Total time including travel and report:</b>	2
<b>Site Surveyor:</b>	Iain Thomson	<b>Contact number:</b>	07923 427 308
<b>Contractor:</b>	Vindec	<b>Site contact:</b>	Vincent Farkas
<b>Reason for inspection:</b>	Commencement of work on site – underpin 1 and new drains connection to sewer		
<b>Weather Conditions:</b>	Fine & Dry		

#### Notes:

Underpin 1 excavated to East side elevation wall 1m back from the front elevation  
1.8m deep trench into firm clay / hoggin  
No tree roots present

New mass concrete foundation to 50mm below existing spread brick footings  
Existing footings are intact and in good condition

New manhole installed to pick up the drainage to the new basement extension  
Bedded correctly to falls with concrete haunching  
Drain connected to existing 100mm clay pipe to the manhole at the front of the property  
This is the foul / rain water connection to the combined TWU sewer

Work is satisfactory on inspection and we confirm it is Approved with no comments

**Other Relevant Comments to the Project:** - Photos 19.1.22 show the new dry pack between the new underpin and the existing spread footings  
Approved

**Photographs:**







14 Jan 2022 at 10:30:05  
3 Eton Ave  
London  
England  
NW3 3EL  
United Kingdom



14 Jan 2022 at 10:38:09  
1 Eton Ave  
London  
England  
NW3 3EL  
United Kingdom



14 Jan 2022 at 16:25:21  
2-8 Lowlands, Eton Ave  
London  
England  
NW3 3EJ  
United Kingdom





Signed

BA(Hons) Dip Surv MRICS FABE  
For Building Control Approval Limited  
Corporate Approved Inspector

Date: 21/1/2022  
Name: Iain Thomson

T: 020 7278 1543

M: 07923 427 308

E: [iain@buildingcontrolapproval.com](mailto:iain@buildingcontrolapproval.com)