

NOTES:-

All dimensions must be checked on site and not scaled from this drawing.

These drawings to be read in conjunction with Structural Engineers Specification.
All materials to be fixed in strict accordance with manufacturer's specification.

All structural timber to be preservative treated.
All floors to have a minimum bearing of 150mm.
All new windows to comply with the requirements of Part L of the Building Regulations.
Minimum area 8000mm² for habitable rooms & minimum 4000mm² for all other rooms unless stated.

Prior to commencement of work:-

a) All existing foundations & inlets over openings which will have an increased loading, are to be exposed to check their load bearing capacity to full Local Authority satisfaction as agreed on site, & if found necessary to be amended to their full approvals.

b) Existing drains which are to be used, are to be exposed to check their capacity & depth is correct for use.

c) All existing drains which are to be exposed, are to be exposed & if found in sound condition to be exposed to full Local Authority satisfaction as agreed on site, & if found necessary to be amended to their full approvals.

d) All existing services where needing to be altered or extended are to be clarified by the builders with the owners, & any discrepancies to be reported.

All work to be carried out in accordance with the latest Building Regulations and British Standards.

No work is to encroach over adjoining land without the written permission of the owner prior to commencement of work.

All lintels to be installed to give U value of 0.12 w/m² K.

All glazing to be toughened glass to BS 6206.

Surface water taken to existing surface water drain which is to be exposed & outfall checked for suitability to full Local Authority satisfaction as agreed on site. If existing drains are found to be unsuitable for use, lay 100mm dia. Terram UPVC drain with 150mm surround of granular fill & laid to falls to new soakaway, sited not less than 5000mm from any building & constructed open chamber of a size to Local Authority satisfaction as determined on site, min 1 Cubic Metre.

Where any drain passes through a wall it is to have a concrete inlet over and a minimum 50mm gap around the pipe with rigid insulation.

Lay minimum 100mm dia. UPVC ducts under new concrete floor to existing suspended floor vents.

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ARCHITECTURAL DESIGNS

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Client

Mr. & Mrs. S. Price

Job Title

4 NOOKS LANE

HIGHAM

Drawing Title

EXISTING DRAINS.

Scale

1/100 @ A3.

Date

08.04.24

Drawn

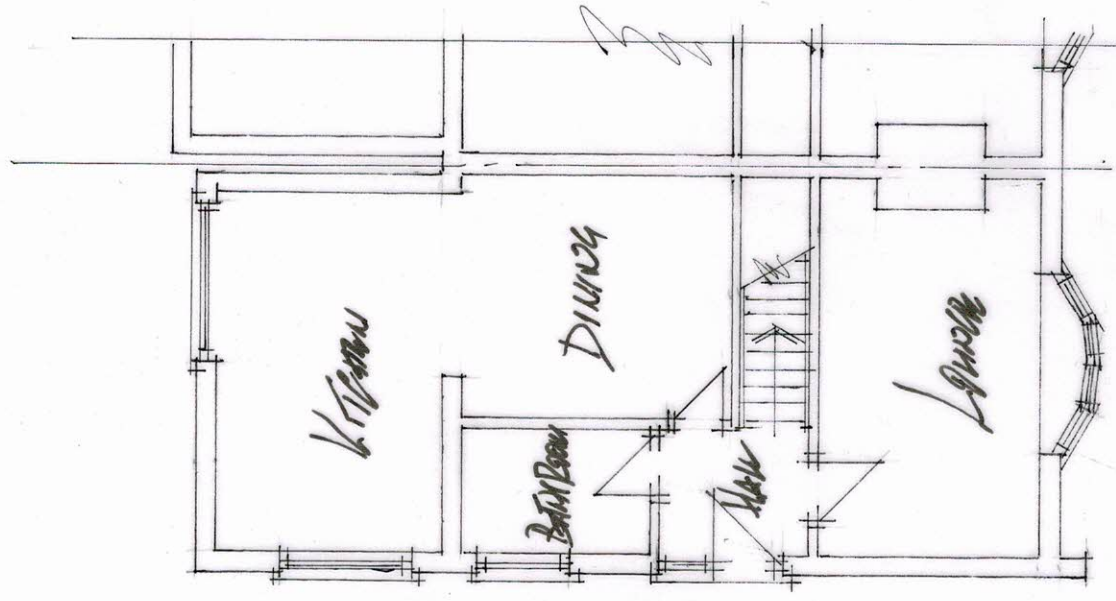
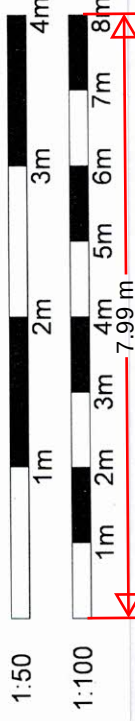
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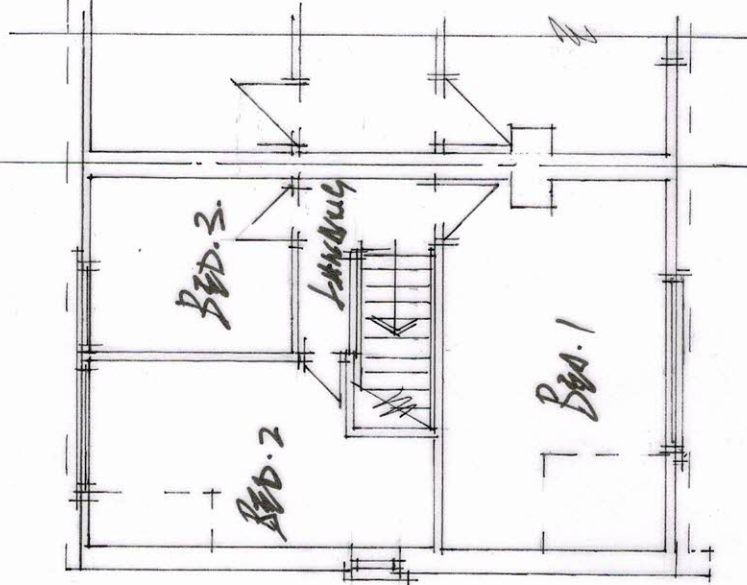
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Rev:

Scale Bar



EXISTING GROUND FLOOR



EXISTING FIRST FLOOR