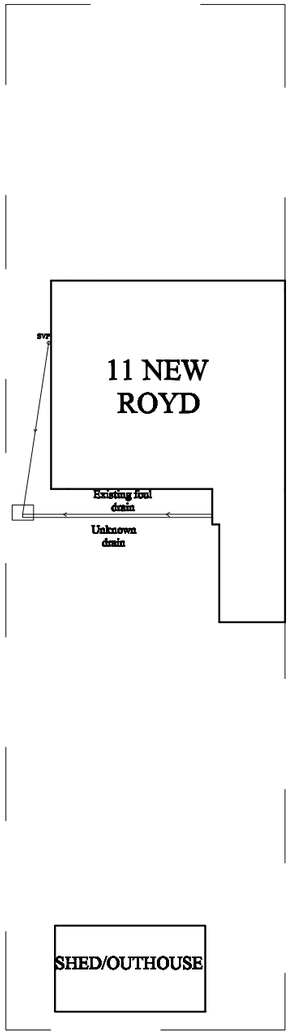
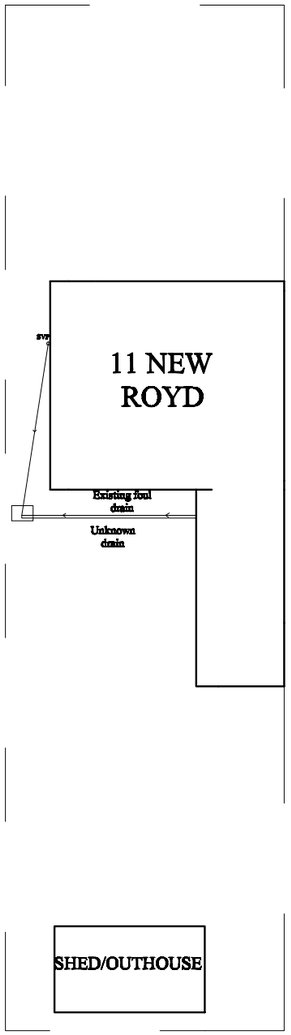
EXISTING SITE PLAN
SCALE 1:200



PROPOSED SITE PLAN
SCALE 1:200



BUILDING REGULATIONS

VENTILATION

All habitable rooms to have rapid ventilation equalto $\frac{1}{20}$th of floor area
Kitchen to have extract fan equal to 30 litres/sec over hob and 60 litres/sec elsewhere.

DRAINAGE

A survey has been attempted to try to ascertain the existing drainage runs. However only 1 inspection chamber can be found on the site and this does not appear to be serving the WC at ground floor. It is anticipated that the new bathroom drainage will be connected into the existing toilet waste that is most likely under the floor. All conections and runs to be agreed with the LocalAuthority Building Control Surveyor. The existing extension has a rainwater pipe that discharges into the ground. It is hoped that the new pipe can discharge into a new gully and into the mains drainage if located. Alternatively this will be taken to a soakaway at least 5.0m away from the property and a percolation test carried out all to the satisfaction of the building inspector

LINTELS

Lintels above new windows and doors to be Catnic CG 90/100 with a min of 150mm end bearing.

EXTERNAL STEPS

Form new steps from guest room comprising risers at 180mm goings at 220mm all in accordance with approved document Part K. Provide ballustrade/handrail to either side at 1100mm from pitch line. All ballustrades to be set at max 100mm centres
Steps from rear door to be 166mm rise with 220mm goings balustrade/handrail as detailed above

INTERNAL STUD WALLS

To comprise 100x50 softwood timber with studs at 450 and noggins at 1200mm centres. Infill with 100mm sound quilt with a density minof 10kg/m3. 12.5 mm plasterboard and skim to outer faces

BUILDING REGULATIONS/PLANNING

11 NEW ROYD
MILLHOUSE GREEN
SOUTH YORKSHIRE
S36 9NW

PROPOSAL - PART REMOVAL OF EXISTING EXTENSION TO CREATE NEW SINGLE STOREY EXTENSION TO CREATE GUEST ROOM
PROPOSED/EXISTING GROUND FLOOR PLAN- SCALE - 1:100