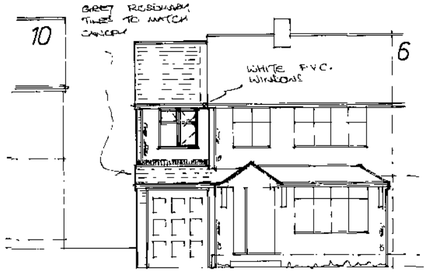
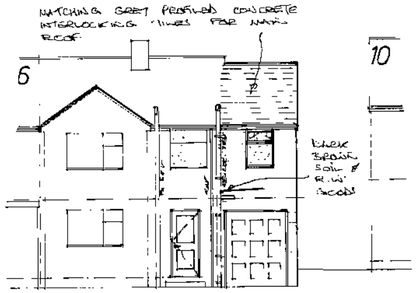
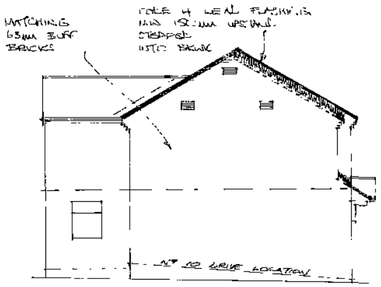
Elevations



Front – street scene



Rear



Side

Denotes escape windows to be at least 0.33m² and be at least 450 mm high and 450 mm wide. To be located max 1100 mm from floor to actual opening part of window and 800 mm min height.

Denotes approx location of interconnected smoke detectors, mains supplied with battery back up in case of power failure.

Denotes wall mounted boiler position, with concealed flue [illegible]

Denotes local on of mechanical extraction unit direct to ext air through wall at ground and first & second floor via ceiling mounted and direct to ext air at eaves vent where located at front or rear the unit where located more central

The drawings are prepared for the purpose of Planning and Building Regulation Approvals only.

All the electrical and heating information are to be calculated by specialist contractors and to ensure are all under the "competent person scheme" - the electrical/heating layouts. If shown are indicative only.

Trust layouts are indicative only. Please refer to the boiler manufacturers for details of layout, wall bracing details etc.

The foundations, steelwork, trimming information and wall stability are to be calculated by structural engineer if required and if appointed.

Denotes mild steel anchor straps applicable to reading, joist sizes etc and ensure fixed in accordance with manufacturer's recommendations.

ALL RELEVANT DETAILS FOR THIS PROJECT HAVE BEEN DESIGNED IN ACCORDANCE WITH THE ACCREDITED CONSTRUCTION DETAILS

This drawing to be read in conjunction with the Standard Construction Specification relating to the project.

This drawing is copyright. All dimensions to be checked on site prior to commencement on site and any discrepancy notified to the designer either immediately. DO NOT SCALE from drawing. Contact the design office.

The contractor, client shall be responsible to ascertain the nature of the foundations prior to commencement on site.

The contractor shall be responsible to ensure the suitability of all materials proposed for this project and fixings of such in accordance with manufacturer's instructions.

The contractor shall be responsible for formulation of a working system to comply with the requirements of the Regulations and all construction to be in accordance with document to best construction practice, BS Codes of practice as required & relevant.

The contractor shall be responsible to make good any damage caused to adjacent property during construction under the Party Wall Act 1996.

The client shall be responsible to inform the adjacent property owner/s with works under the Party Wall Act 1996. For further information see booklet and advice at www.gov.uk/party-wall-etc-act-1996

All boiler/s for new boiler/s required to be provided by heating contractor prior to completion.

Any proposed boiler to achieve min "SEDBUK" rating of 86%.

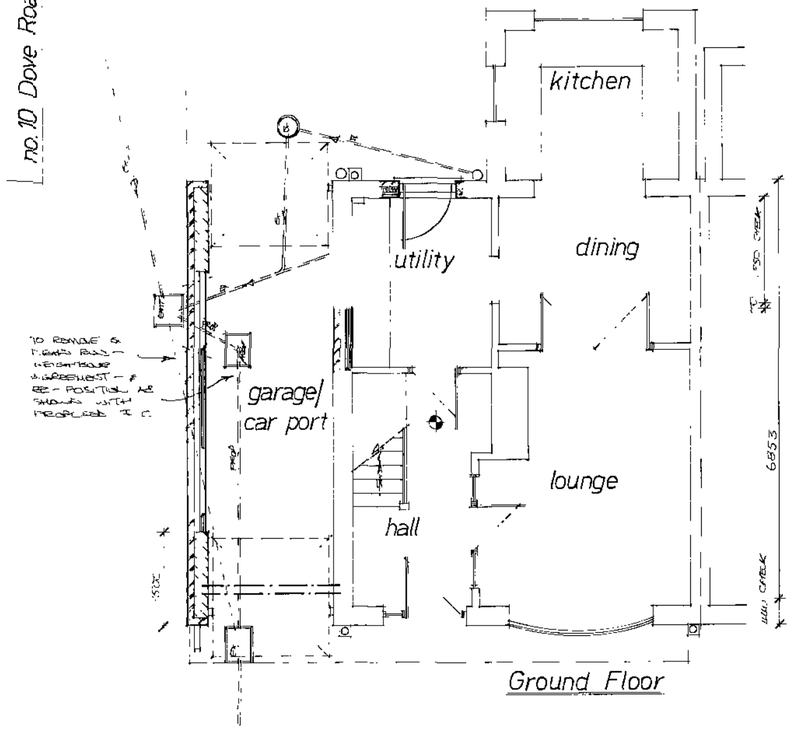
Space heating system controls, programmer/boiler and insulation of pipework to be in accordance with Part L1.

The Heating Engineer to issue suitable commissioning certificate in respect of heating system prior to completion along all operating/maintenance instructions issued to owner occupier on completion.

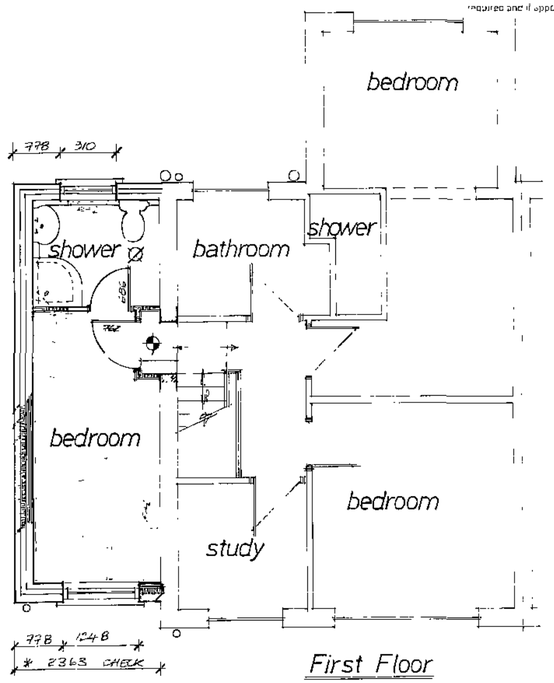
The Electrical Contractor to issue any/all suitable commissioning certificate in respect of the electrical system provided for this project.

Layouts

no.10 Dove Road



Ground Floor



First Floor

RECEIVED
17 JAN 201

Rev	Notes	Date

B/Regs:

Planning:

Garry Greetham Associates Ltd
Residential Design Consultant
Westwood House
18 Carr Lane
Tankersley
Barnsley S75 3BE
Tel (0226) 746573

PROJECT	2 Storey Side Ext.
CLIENT	Mr. & Mrs. M. Elliott
TITLE	Property as Proposed
ADDRESS	8 Dove Road, Wombwell, Barnsley. S73 0TE.
DRAWN BY	GGG
SCALE	1:100; 1:50 DATE Jan.11
DRAWING No	733-03 REV.

Member of the Chartered Institute of Architectural Technologists