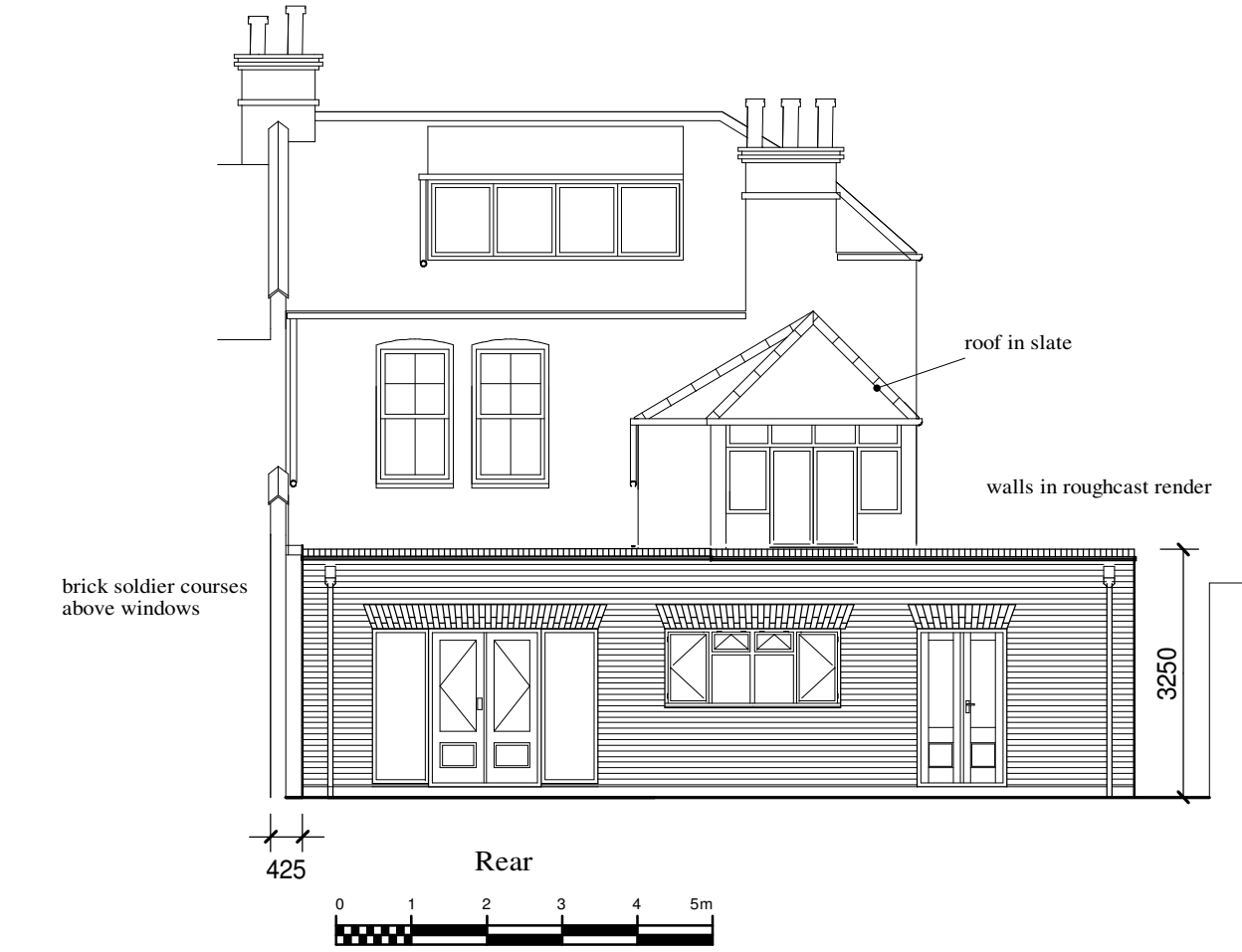




form steps in blockwork between 225 mm retaining walls, rise 170 mm with 325 mm tread, finish with Indian Sandstone slabs



Heat detector

All electrical work required to meet the requirements of Part P (Electrical safety) must be designed, installed, inspected and tested by a person competent to do so.
Prior to completion The BCO should be satisfied that Part P has been complied with
This may require an appropriate BS 7671 electrical installation certificate to be issued for the work by a person competent to do so.
100% of all new light fittings are to be low energy type.

All windows, in hardwood frames to be double glazed with toughend glass to BS 6202 and Part N of the Regulations. Double glazing to have a 16mm Argon gas unit and to exceed 1.2 M/msq. Fix 800mm sq trickle vents above heads.

Glazing to doors and windows within 300 mm of doors and within 1500 mm floor levels and elsewhere glazing to windows within 800 mm of ground/floor levels to be toughened to BS 6206

Means of escape to be in accordance with Approved Document B:Volume 1

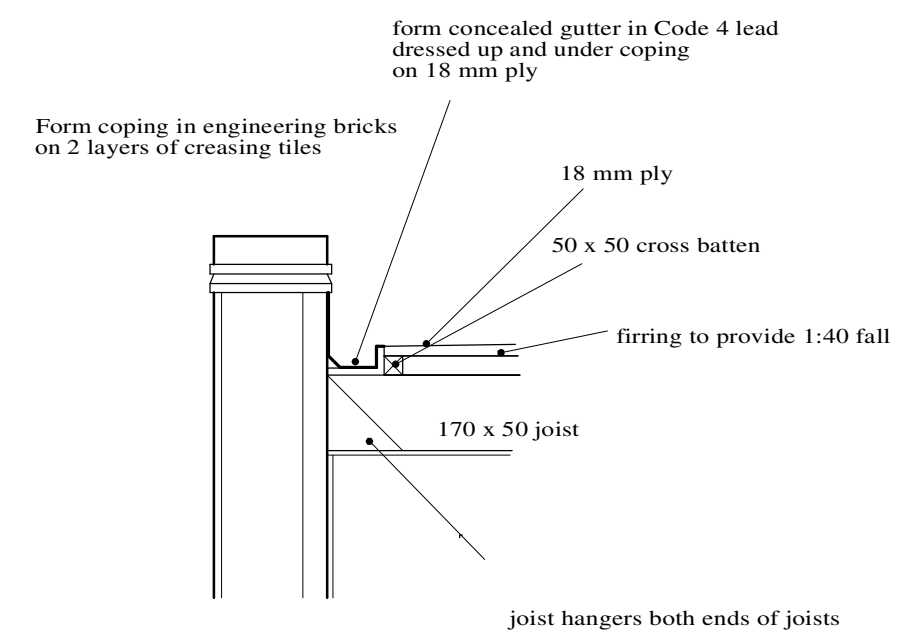
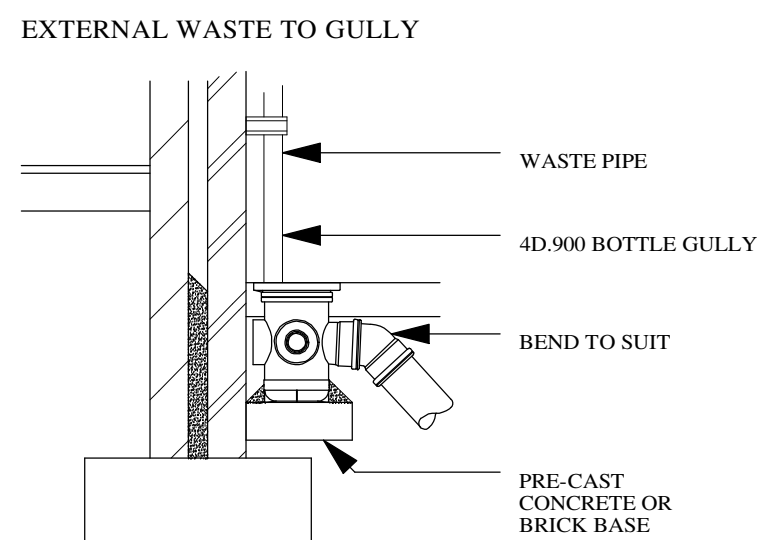
All elements of structure to have half hour fire resistance.

Internal finishes to clients specification

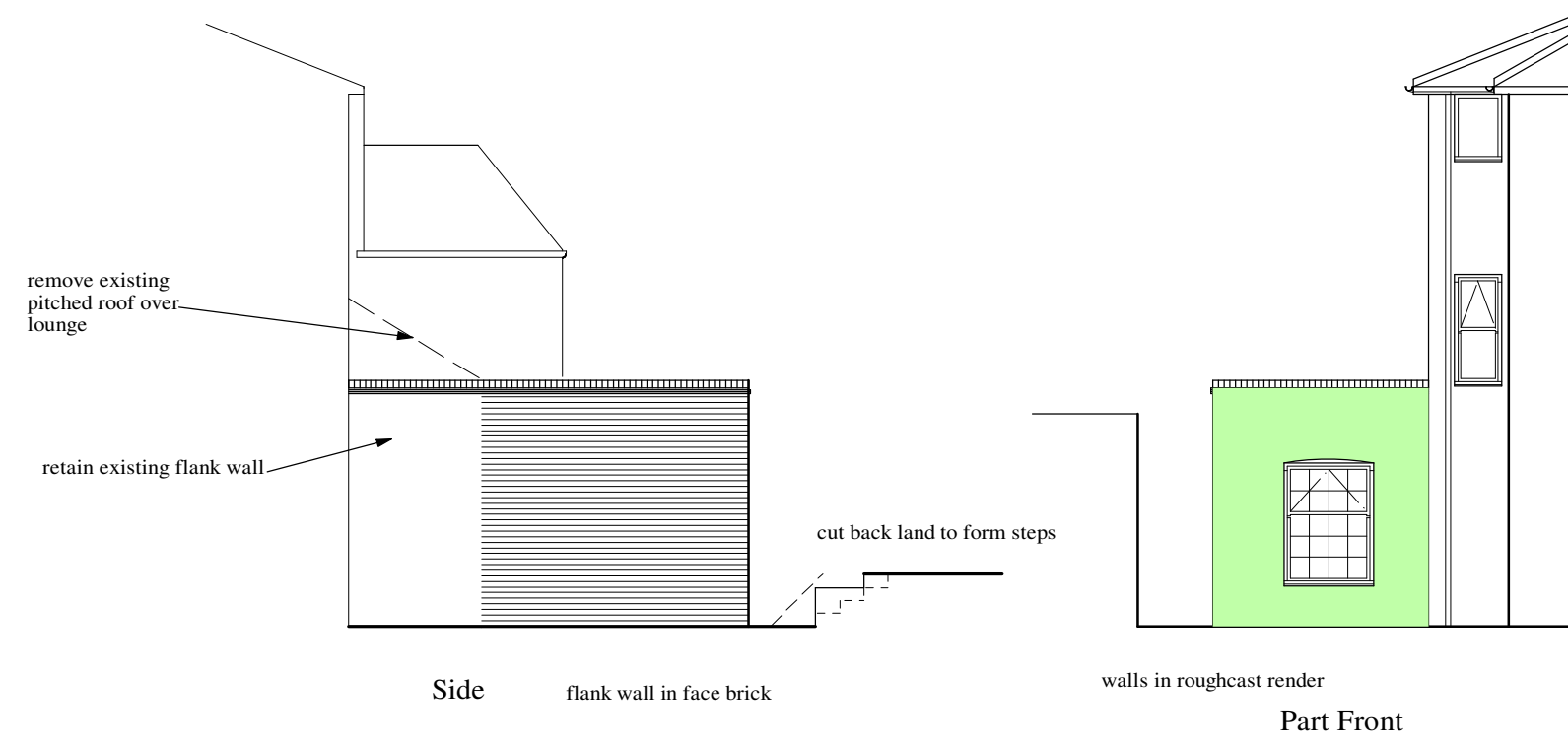
Stud wall in 100 x 50 sw studs at 400 x 600 cts, built between continuouse 100 x 50 plates. Pack studs with mineral wool. Face both sides with 12.5 mm plasterboard and skim.

Plumbing.

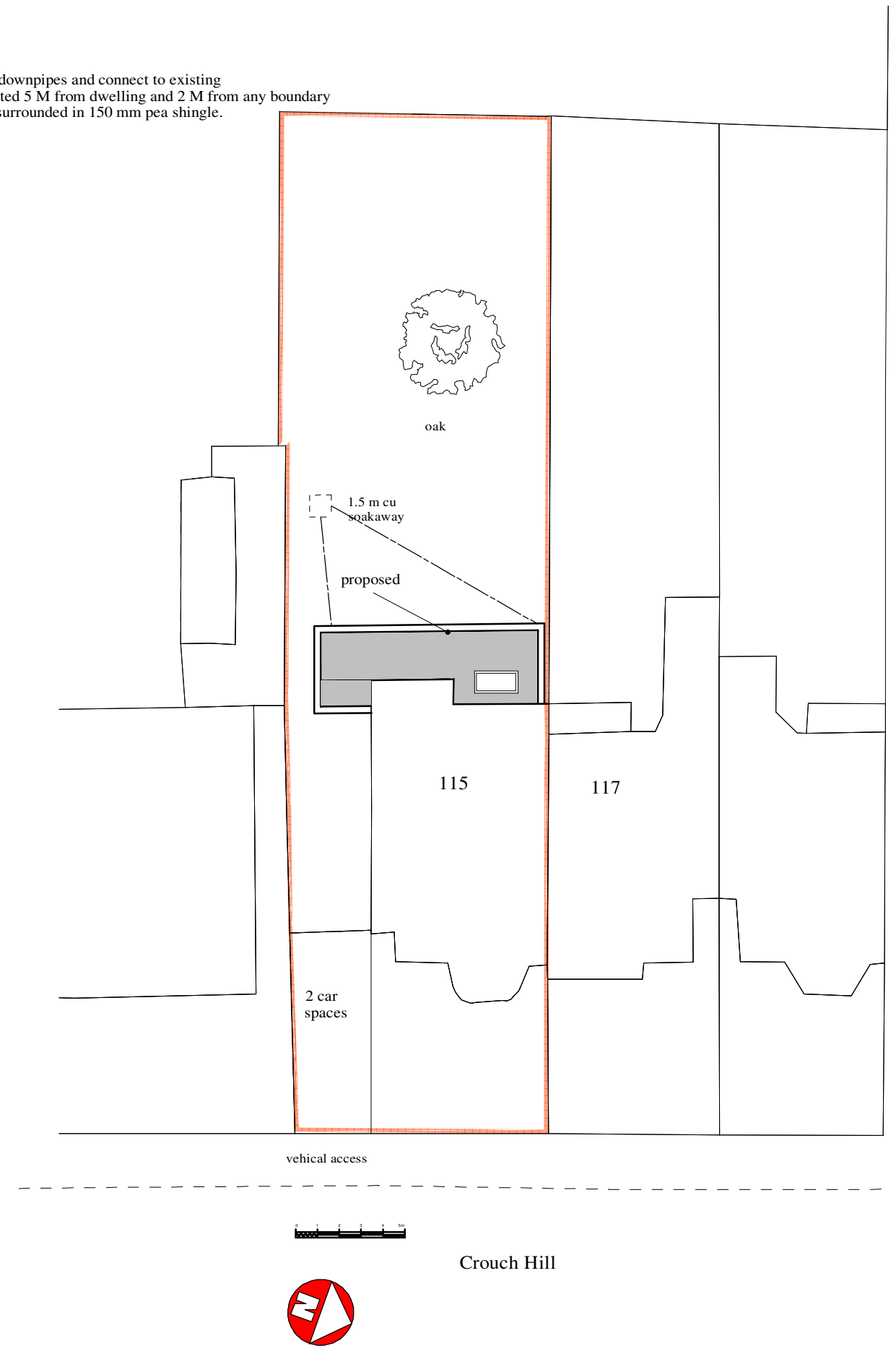
Sink, dishwasher to new BIG via 75mm deep seal trap and 38 mm wastes.
New 100 mm Osma drain, laid to 1:40 fall and surrounded in 150 mm pea shingle to existing BIG
Vent: Utility with mechanical extract fan capable of changing 30 litres of air per minute and ducted externally. operated with light switch with a 20 minute over run.
Vent kitchen through Berbel extractor fan to the external air.



Parapet detail 1:20



Surface water disposal- Relocate existing 68mm downpipes and connect to existing surface water drain or to 1.5 M cu soakaway located 5 M from dwelling and 2 M from any boundary via 100 mm Osma drain, laid to a 1:40 fall and surrounded in 150 mm pea shingle.



ALL FINISHES TO BE SPECIFIED BY CLIENT
BUT ARE GENERALLY TO MATCH EXISTING
HOUSE

N.B. All dimensions to be checked prior to commencement of work, any discrepancies to be reported back to me.

This drawing is for planning and Building Regulations purposes only. Everyday hazards likely to be obvious to a competent contractor and unforeseeable hazards and risks have not been indicated.



Wren Designs

Planning & Building Consultants • Land Agent
Tel: 01442 263081

1 Thistlecroft, Hemel Hempstead, Herts HP1 1PB

CLIENT: Mr James Andersion and Anita Clifford

PROPOSED:

Single storey side and rear extension

LOCATION:	115a Crouch Hill, N8 9QN
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SCALE:	1:50,1:100,1:250
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DATE:	17/08/2026
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REF:	wren naj 032a 2026
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REVISION:	B	Reduction in height of parapet wall
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