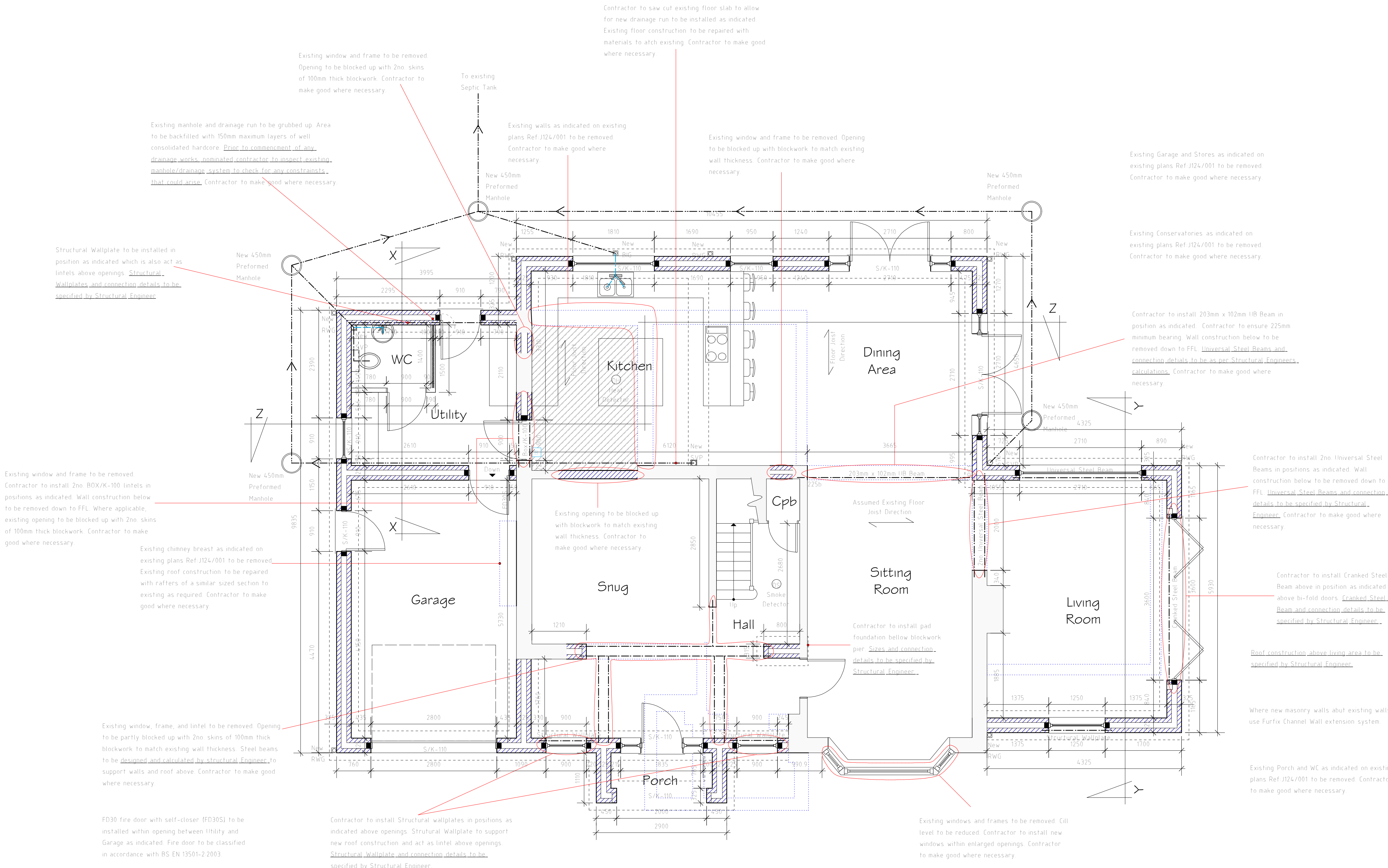


rainwater to be collected in uPVC gutting/hopper where applicable and uPVC downpipes to match existing. Water to discharge to Polypropylene rainwater gullies and to be taken to soakaways located in garden. Soakaways to be 1000mm diameter x 1000mm deep filled with 50mm minimum clean stone up to 300mm minimum of finished ground level, covered with visqueen membrane and back filled up to surrounding finished level with top soil. Soakaways to be at least 5m away from structure within lower ground. Where applicable, existing guttering/downpipes to be extended to new areas to discharge rainwater gullies.

All new drains are to be 110mm diameter PVC drains laid in granular material at a fall of 1 in 40. New drainage to connect into new Soil Vent Pipes (SVP) or Short Stack where applicable. SVP's and Short Stack have to 600mm radius bend at base and terminate 900mm above nearest opening lights if within 3000mm and be fitted with anti-pest terminal. Drains passing through walls are to be isolated from structure with 600mm long x 100mm wide x 150mm deep reinforced concrete linels. Drains passing under structure and within 300mm of finished external ground level are to be encased with 150mm concrete. Wastes to connect into existing foul water drains. New preformed manholes to be fitted in strict accordance to manufacturer's instructions. Invert and cover levels of manholes to be confirmed prior to commencement of any drainage works.

Removable guarding to be fitted to all windows that have a sill height within 800mm of first floor level. Guarding to constructed from balustrade formed out of softwood turned balusters. Contractor to ensure that a 100mm diameter sphere cannot pass through any gaps within its construction. Guarding to be made removable for escape during fire. Guarding to be able to withstand a horizontal uniformly distributed line load of 0.74kN/m and to comply with BS6206. First floor siting room windows be fitted with laminated toughened safety glass in accordance with BS 6206 and permanently marked. Glazing to be fixed to provide containment.

Existing storage tank to be checked by specialist for adequacy and relocated to position of clients discretion and to specialist manufacturer's advice. If required to be replaced, new storage system to be installed as per the following requirements. Fuel storage installation including the pipework connecting them to the combustion appliances in the building are to be located and constructed so that they are reasonably protected from fires which may occur in dwelling in accordance with approved document J2010. Pipework also to be reasonably resistant to physical damage and corrosion and designed and installed to minimise the risk of oil escaping during the fitting or maintenance of the tank, tank to be accessible by refuelling vehicle. Proprietary fire shut off valve required to be fitted to pipework. Tank is to be labelled with information on how to respond to a leak. Tank is to be fitted by specialist conforming to all relevant codes of practice. Storage tank to be placed more than 1800mm away from dwelling on a fire resistant base. Tank to be placed more than 760mm away from any boundary.



DO NOT SCALE FROM DRAWINGS IF IN DOUBT ASK.

A	01/22	Design Amends	D J E
Rev	Date	Detail	Initial

Project: Proposed Alterations at Three Acres, Rosemary Lane, Burton, LL12 0LA.	
Title: Ground Floor Plan	Scale: (A1) 1:50
Drawn By: E.M.Jackson	Date: June 2021
Drawing No: J124/016	Sheet: 1 of 4