

Render upper floors - White KRend
New windows and doors anthacite grey
Raised pation to match existing higher level
Pitched roof on front porch
New dormer with rendered finish

Sheet List		
Sheet Number	Sheet Name	
Bregs101	Elevations	
Bregs101.1	Plans	
Bregs102	Structure and	
	Sections	
Bregs104	New Regulations Advice	

<u>Revision</u>

Revision Description

These are Planning drawings and should not be used for construction. All structural elements are illustrative and dimensions are estimates - no calculations have been completed or specification for building regulations.

<u>Date</u>

<u>Client</u>	
ON doL	Vickers-Walton

<u>Project</u> New dormer and layout changes

<u>Status</u> Building Regulations for Approval

<u>Site</u> Welton Drive Wilmslow

plans and planning
Petworth Lodge
1a Hillbrook Rd
Bramhall
Stockport SK7 2BT

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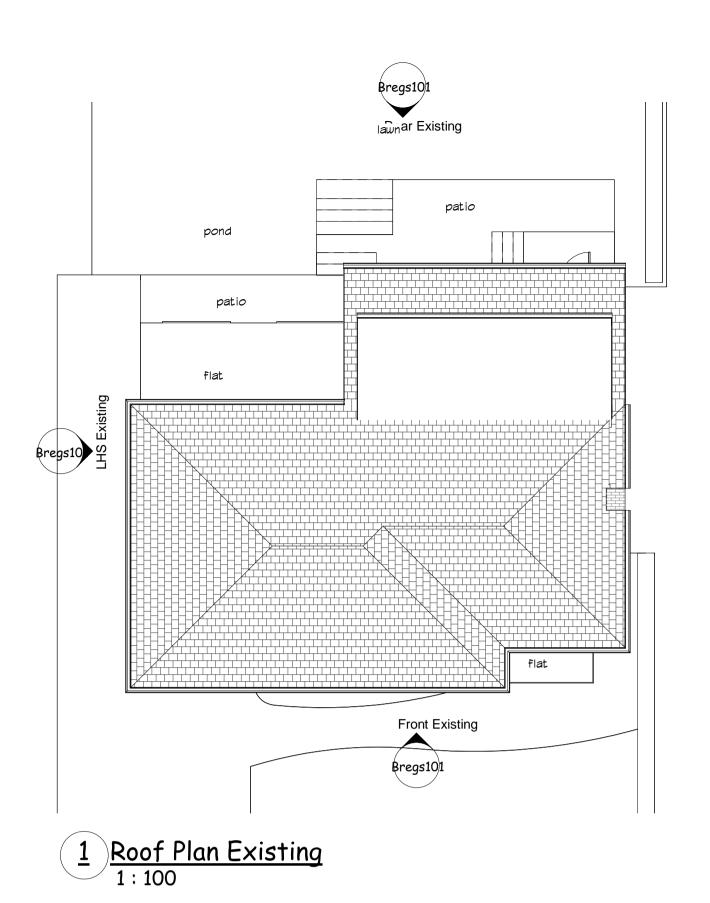
Drawing No; Bregs101 - 8/10/22

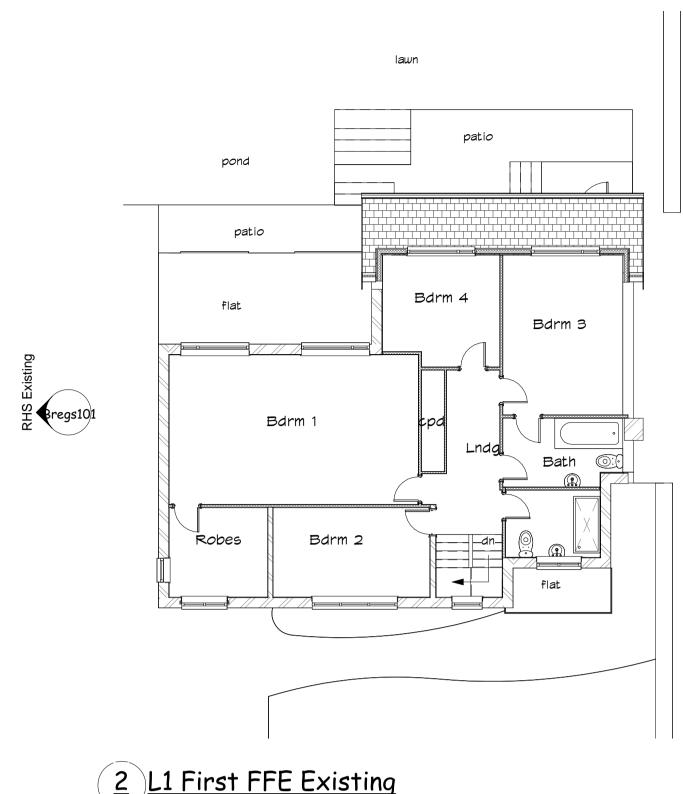
Drawing; Elevations

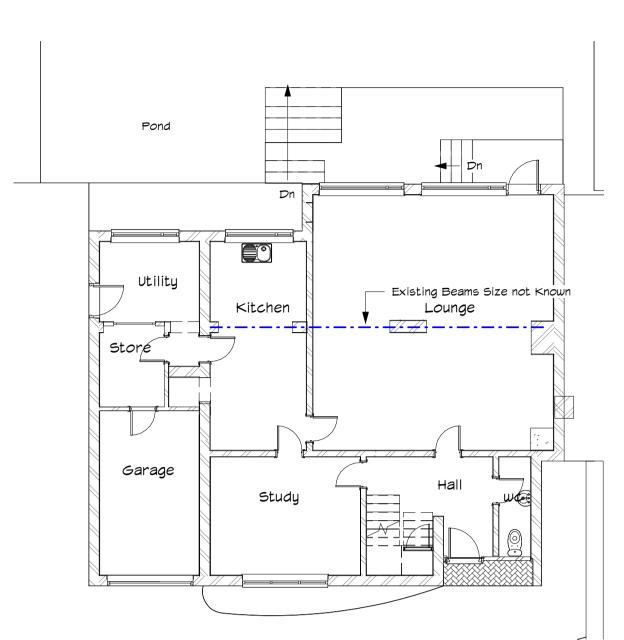
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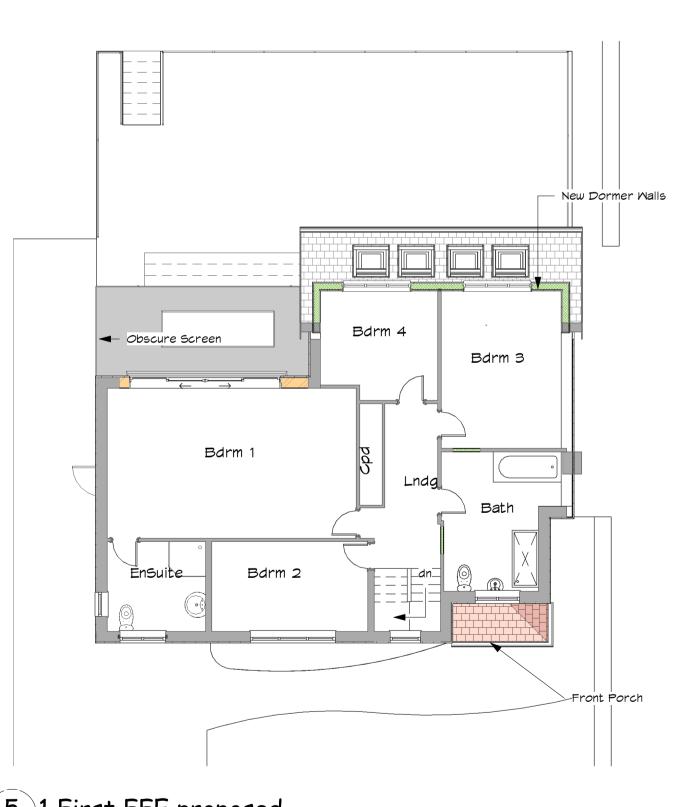


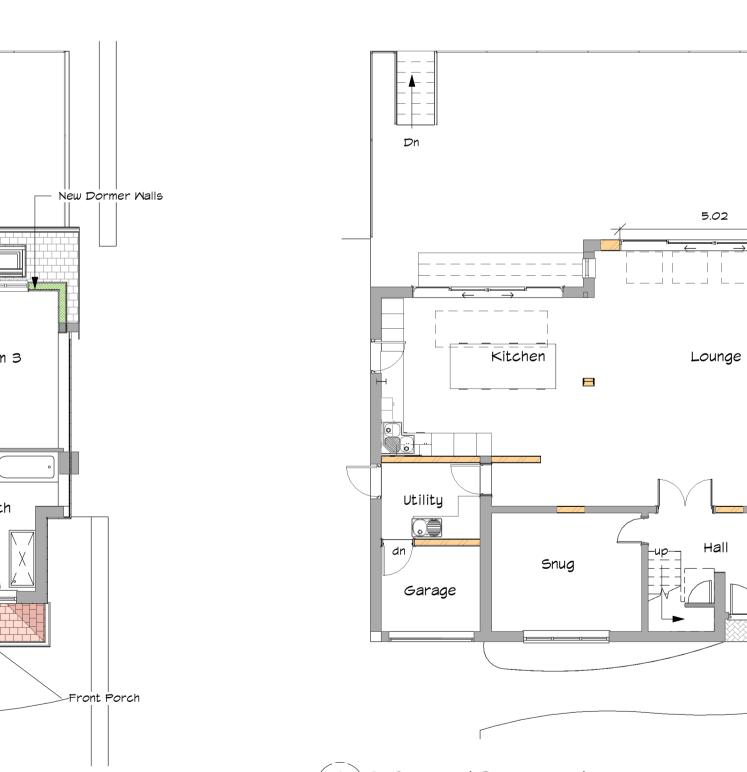






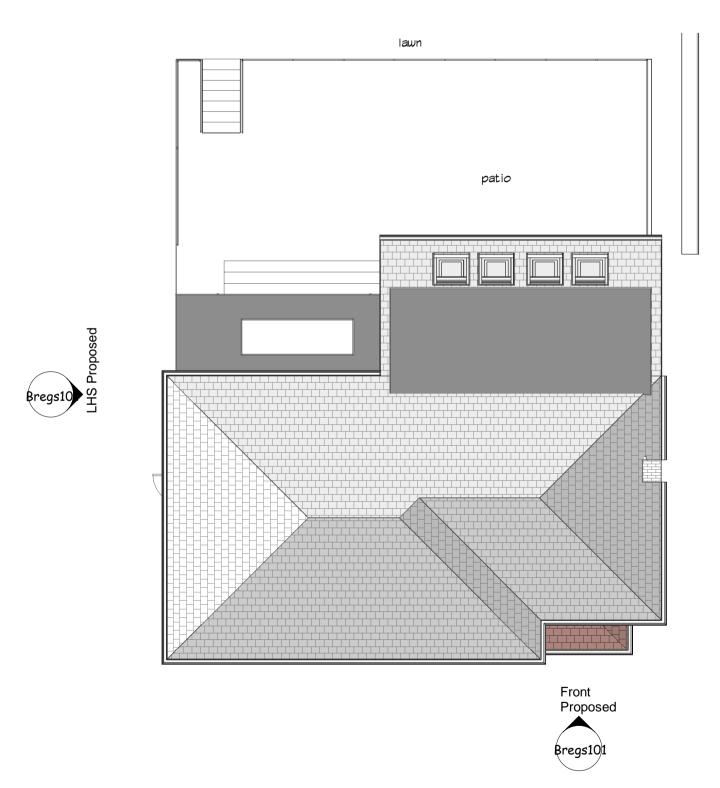






3 LO Ground FFE Existing
1:100

 $\begin{array}{c|c}
\hline
6 & O Ground Proposed \\
\hline
1:100
\end{array}$



Roof Plan Proposed
1: 100

5 1 First FFE proposed 1:100

These are Planning drawings and should not be used for construction. All structural elements are illustrative and dimensions are estimates - no calculations have been completed or specification for building regulations.

<u>Date</u> <u>Revision</u> <u>Client</u>

<u>Job No</u> Vickers-Walton

<u>Site</u> Welton Drive Wilmslow

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plans and planning Petworth Lodge 1a Hillbrook Rd

Bramhall Stockport SK7 2BT

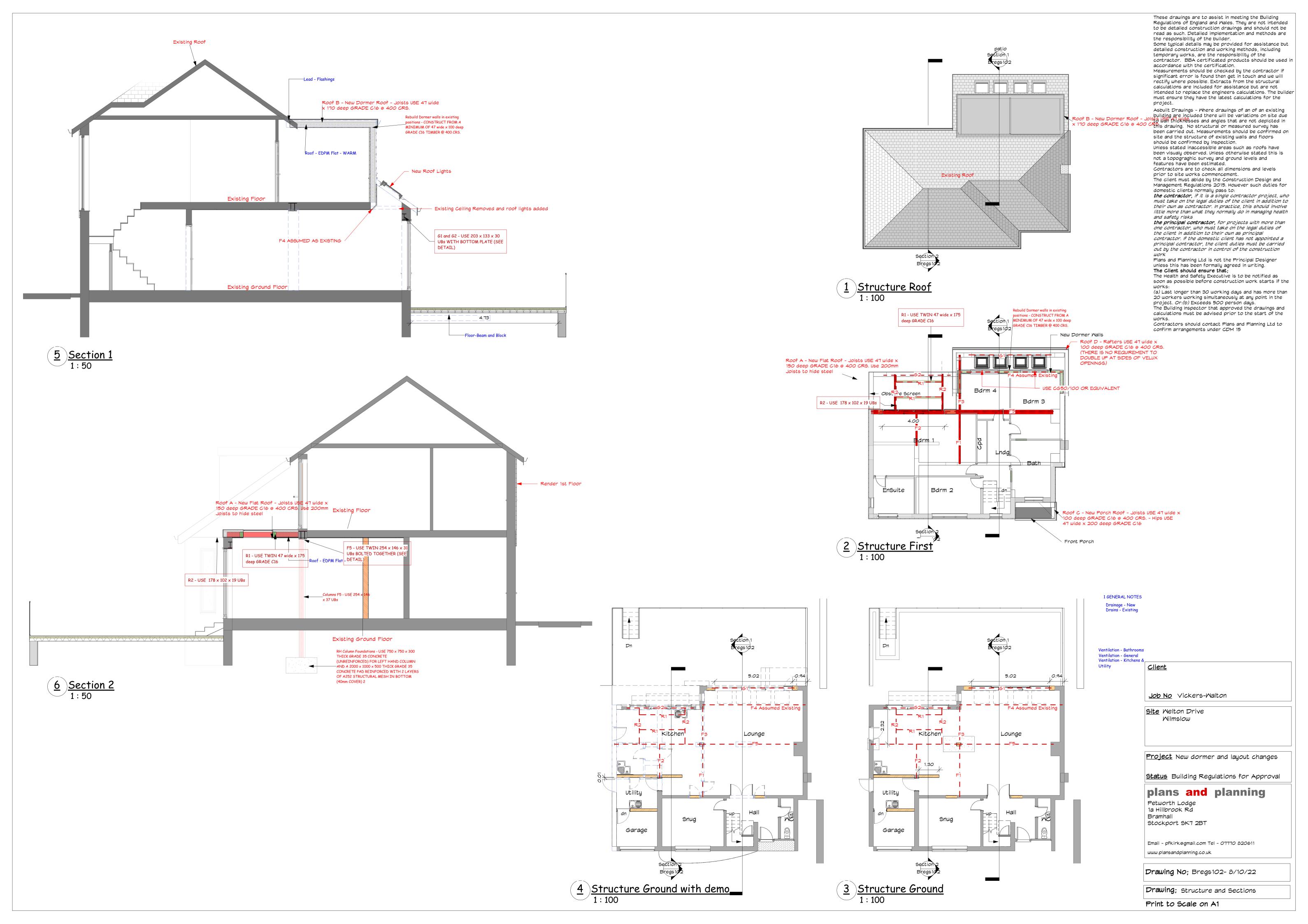
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Drawing No; Bregs101.1 - 8/10/22 Drawing; Plans

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Construction Notes Also refer to Engineers Notes Key Value Keynote Text I GENERAL FIRE ALARMS - Smoke and heat detectors to be installed in accordance with BS 5839: Pt.6 - Minimum System D to Grade LD3. Heat alarm in kitchen with smoke alarms in hallways and landing areas. Mains powered Interlinked alarms with back up power supply. Once installed and commissioned all certificates and instructions for maintenance and use of the system are to be given to the householder Smoke Detection - In accordance with BS5446 FIRE PROTECTION - Any existing steel beams exposed following site strip out supporting elements of structure are to be wire brushed \$ intumescent painted, all steel beams to be cased in on all sides with one layer of 12.5mm or 15mm British Gypsum Fireline board on Gyproc Gypliner framing as necessary finished with 5mm gypsum two coat plaster skim to achieve one hour fire resistance. DIMENSIONS - All dimensions are indicative and should be checked and adjusted to meet actual conditions where necessary and as appropriate. BATHS - All Baths to be provided with a temperature mixing value to the bath, to prevent the temperature of delivered water not exceeding 48°C |FIRE SPREAD - Ensure all new/replacement linings meet National Class 1 FIRE ESCAPE - New habitable rooms at first floor level to have minimum unobstructed opening of 0.33m2 and at least 450mm high and 450mm wide. The bottom of the opening area to be 1100mm maximum and 800mm minimum above finished floor level. THERMAL BRIDGING - Care shall be taken to limit the occurrence of thermal bridging in the insulation layers caused by gaps within the thermal element, (i.e. around windows and door openings). Reasonable provision shall also be made to ensure the dwelling is constructed to minimise unwanted air leakage through the new building fabric. All openings closed at jambs and sills with proprietary closers or block work of suitable depth to give minimum 0.45m2 K/W. LINTELS - insulated and to have base plate perforated. Cavity insulation to be taken up to underside of roof insulation. Door/window frames to overlap proprietary/block work closer by 30mm. All joinery weather stripped. All junctions of joinery and masonry and plaster/render to have sealant joint. FACIAS & GUTTERS - Fascias, soffit's and barge boards to match and line through with existing. Install PVC gutter 125 half round to eaves and 75mm down pipes, securely fixed back to roof and external walls to give overhang to roof as shown on design details. ensure breathable membrane turns into gutter from main roof in accordance with manufacturers instructions. GUTTERS/RMP - Rainwater fittings to match existing. Allow for rodding access at LEADMORK - All lead work to be to Lead Association Guidelines ELECTRICS - Electrical services shall be designed and installed in accordance with the latest amendments of the NICEIC and IEE regulations and installed in accordance with Part P of the Building Regulations for the safety of electrical installations for buildings. See wiring regulations (BS 7671) Electrical Certificate issued by competent person issuing BS7671 certificate SMITCHES & SOCKETS - To be positioned between 450mm and 1200mm above the floor level. ENERGY - At least 75 of lighting to be energy efficient in accordance with the DOMESTIC SERVICES COMPLIANCE GUIDE 2010 HEATERS - and thermostatic controls to radiators and other heater types to be in accordance with the DOMESTIC SERVICES COMPLIANCE GUIDE 2010 GAS APPLIANCES - Installed and tested by Gas Safe Registered plumber GLAZING -All glazing located with 800mm above the finished floor level in internal and external walls and partitions. Within 1500mm above the finished floor level in a door or adjacent side panel, should be safety glass in accordance with BS 6206. DOORS - All new doors to have a U Value of 1.8 w/m2k or lower DOOR BETWEEN HOUSE AND GARAGE Door between garage and house to be FD30 self closing with a 100mm step down into garage, fitted with 3 steel hinges, intumescent strips and smoke seals. Construction between house and garage to be 30 minutes fire resisting. VELUX - Cavity Closers required - Fire Designation of any roof lights to be MINDOMS - All new windows to have a U Value of 1.6 w/m2k or lower minimum Double glazed units, with min 16mm Argon gas filled or 20 mm air gap and low 'e' soft coated inner pane - or as specified in any Heat Loss Calculation supplied PRODUCTS - other products may be used in construction with BBA Certification. Used and installed to the manufacturers instructions. SKIRTINGS & ARCHITRAVES - generally to match existing unless specified by client COVING - To match existing unless specified by client LINTELS - For uniformly distributed loads and standard 2 storey domestic loadings $|\mbox{Lintel}\>$ widths are to be equal to wall thickness. All lintels over 750mm sized internal door openings to be 65mm deep pre-stressed concrete plank lintels. 150mm deep lintels are to be used for 900mm sized internal door openings. Lintels to have a minimum bearing of 150mm on each end. All pre-stressed concrete lintels to be designed and manufactured in accordance with BS 8110, with a concrete strength of 50 or 40 N/mm□ and incorporating steel strands to BS 5896 to support loadings assessed to BS 5977 Part For other structural openings provide proprietary insulated steel lintels suitable for spans and loadings in compliance with Approved Document A and lintel manufacture standard tables. Stop ends, DPC trays and weep holes to be provided above all externally located lintels. SVP - Ventilation pipe to terminate min. 300mm above where it penetrates through the finished roof level or if within 3.0m of a window then 900mm above window head. - Pipes which pass through the roof finish to be dressed with roof flashing and to terminate in proprietary vent fitted with durable wire cage or other cover which does not restrict the flow of air. RODDING - SVP to have removable Rodding access at base of SVP to allow for Rodding. INTERNAL SYP - SYP's to be boxed in with 50 x 50mm stud work with plywood finish, with removable panel to allow for access to SVP. MASTE - 100mm waste from MC. 40mm waste from MHB with 75mm deep seal trap. 50mm waste from shower with 75mm deep seal trap. ALL PROPOSED brickwork/blockwork to be tied into existing walls where they abut lusing tooth bonding. Cavities are to be made continuous. SAFETY GLASS - Where cill Ht is below 800mm use toughened glass to BS 6399 Pt1 and fit adult overridable opener restrictor (100mm) CDM REGULATIONS 2015 The client must abide by the Construction Design and Management Regulations 2015. The client must appoint a contractor, if more than one contractor is to be involved, the client will need to appoint (in writing) a principal designer (to plan, manage and coordinate the planning and design work) and a principal contractor (to plan, manage and coordinate the construction and ensure there are arrangements in place for managing and organising the project). Domestic clients The domestic client is to appoint a principal designer and a principal contractor when there is more than one contractor, if not your duties will automatically transferred to the contractor or principal contractor. The designer can take on the duties, provided there is a written agreement between you and the designer to do so. The Health and Safety Executive is to be notified as soon as possible before construction work starts if the works: (a) Last longer than 30 working days and has more than 20 workers working simultaneously at any point in the project. Or:(b) Exceeds 500 person days. All schedules of windows and doors and room sizes are for general assistance and should all be verified by the builder. They should not be used for ordering or relied on for cost estimates. Drainage - ABOVE GROUND DRAINAGE All new above ground drainage and plumbing to comply with B5.5572.1978 for sanitary pipework. All drainage to be in accordance with Part H of the Building Regulations. Mastes to have 75mm deep anti vac bottle traps and rodding eyes to be provided at Size of wastes pipes and max length of branch connections (if max length is exceeded then anti vacuum traps to be used) Wash basin - 1.7m for 32mm pipe 4m for 40mm pipe Bath/shower - 3m for 40mm pipe 4m for 50mm pipe W/c - 6m for 100mm pipe for single WC All branch pipes to connect to 110mm soil and vent pipe terminating min 900mm above any openings within 3m. Or to 110mm UVPC soil pipe with accessible internal air admittance valve complying

with BS EN 12380, placed at a height so that the outlet is above the trap of the

All new drains must be roddable and have a minimum fall of at least a 18mm fall in for

Underground drainage to consist of 100mm diameter UPVC proprietary pipe work to give a 1:40 fall. Surround pipes in 100mm pea shingle. Provide 600mm suitable cover

(900mm under drives). Shallow pipes to be covered with 100mm reinforced concrete slab over compressible material. Provide rodding access at all changes of direction

Waste pipes not to connect on to SVP within 200mm of the MC connection.

Existing Drain positions are approximate - no survey has been carried out. New Services are to connect to existing to the satisfaction of the Building

and junctions. All below ground drainage to comply with B57158 and B5801.

Supply hot and cold water to all fittings as appropriate.

Any services terminated must be removed or blocked.

every metre of pipe run - min diameter 110mm

UNDERGROUND FOUL DRAINAGE

highest fitting.

Construction Notes Also refer to Engineers Notes Key Value Keynote Text Floor-Beam SUSPENDED BLOCK AND BEAM FLOOR and Block Remove top soil and vegetation, apply weed killer -The underside of beams not less than 150mm above the top of the ground. PCC beams to be supplied and fixed to beam manufacturer's plan, layout and details (details and calculations to be sent to Building Control and approved before works commence). Minimum bearing 100mm onto DPC and load bearing walls. Provide concrete blocks to B56073 pt.1, wet and grout all joints with 1:4 cement/sand mix. Provide double beams below non-load bearing partitions. Lay 1200g DPM/radon barrier, with 300mm laps double welted and taped at joints and service entry points using radon gas proof tape, over beam and block floor. Lay floor insulation over DPM, 75mm Kingspan Kooltherm K3 applied as a rigid material to give min U Value of Lay 500g separating layer over insulation and provide 75mm sand/cement screed over and prepare for floor finishes as required. The top surface of the ground cover under the building shall be above the finished level of the adjoining ground. Ventilation - Provide cross-ventilation of the under floor to outside air by ventilators in at least 2 opposite external walls of the building. Ventilation openings having an opening area of 1500mm□ per metre run of perimeter wall or 500mm□ per square metre of floor area, whichever is the greater. Sleeper walls shall be of honeycombed construction or have provision for distribution of ventilation. BACK GUTTER & COVER FLASHINGS - code 4 lead in lengths not exceeding 1500mm - rolled lead to BSEN 12588 SOAKERS - Minimum Code 3, where deeply profiled tiles are used Code 5 should be STACK WIDTH - If greater than 500mm clip free edges of apron to suit exposure STACK BRICKMORK - fit flashings in correct relation to any damp proof tray LAP LENGTH - to suit pitch in accordance with Lead Association guild lines WARM FLAT ROOF |EDPM Flat - | (imposed load max 1.0 kN/m□ - dead load max 0.75 kN/m□) To achieve U value of 0.18 W/mUK Flat roof to be single ply membrane roofing providing aa fire rating for surface spread of flame with a current BBA or WIMLAS Certificate and laid to specialist specification. Single ply membrane to be fixed to 22mm exterior quality plywood over 120mm Kingspan Thermaroof TR27 /FM LPC. With VCL Below. Insulation bonded to 22mm external quality plywood decking or similar approved on SM firings to minimum 1 in 80 fall on SM treated 47 \times 220mm C24 flat roof joists at 400mm ctrs to give a max span of 5.08m or as Structural Engineer's details and calculations. Underside of joists to have 12.5mm foil backed plasterboard and skim. Provide cavity tray to existing house where new roof abuts existing house. Provide restraint to flat roof by fixing of $30 \times 5 \times 1000$ mm MS galvanised lateral restraint straps at maximum 2000mm centres fixed to 100 x 50mm wall plates and anchored to wall. THIS IS A GENERAL GUIDE BASED ON NORMAL LOADING CONDITIONS FOUND IN DOMESTIC CONSTRUCTION. IT IS YOUR RESPONSIBILITY TO ASSESS YOUR DESIGN TO ASCERTAIN WHETHER ENGINEER'S DETAILS/CALCULATIONS ARE REQUIRED. PLEASE REFER TO THE TRADA DOCUMENT - 'SPAN TABLES FOR SOLID TIMBER MEMBERS IN FLOORS, CEILINGS AND ROOFS FOR DWELLINGS' OR ASK YOUR BUILDING CONTROL OFFICER FOR ADVICE Ventilation RAPID VENTILATION - MECHANICAL EXTRACT VENTILATION capable of extracting at a rate not less than 30 litres per second which may be operated intermittently and Bathrooms | should also have rapid ventilation by means of a ventilation opening with a total area of at least 1/20th of the floor area of the room, with part of that opening at least 75m above the floor NATURAL VENTILATION - To be provided by one or more ventilation openings with a total area of at least 1/20th of the floor area of the room, with part of that opening at least 1.75m above the finished floor level. BACKGROUND VENTILATION - To be provided by trickle ventilators positioned in the window head which should be controllable and secure having a total area not less that 4000 square millimetres. Maintain min. 10mm air gap beneath doors. DOORS - All new doors to have trickle vents - 10000mm2 INNER ROOMS WITHOUT WINDOWS - Ensure 15min extract overrun to WC's and Ventilation NATURAL VENTILATION - To be provided by one or more ventilation openings with a - General total area of at least 1/20th of the floor area of the room, with part of that opening at least 1.75m above the finished floor level. BACKGROUND VENTILATION - To be provided by trickle ventilators positioned in the window head which should be controllable and secure having a total area not less that 8000 square millimetres. Maintain min. 10mm air gap beneath doors. DOORS - All new doors to have trickle vents - 10000mm2 Ventilation RAPID VENTILATION - To be provided by means of an extract fan capable of - Kitchens & extracting at a rate not less than 60 litres per second, or cooker hood capable of extracting a rate of 30 litres per second direct to the external air. NATURAL VENTILATION - To be provided by one or more ventilation openings with a total area of at least 1/20th of the floor area of the room, with part of that opening at least 1.75m above the finished floor level. BACKGROUND VENTILATION - To be provided by trickle ventilators positioned in that 2500 square millimetres. Maintain min. 10mm air gap beneath doors. MECHANICAL VENTILATION in Utility of a minimum 30 litre per second

PLAN ON ROOF SHOWING ROOF ARRANGEMENTS &
LINTELS AT FIRST FLOOR LEVEL ON DORMER

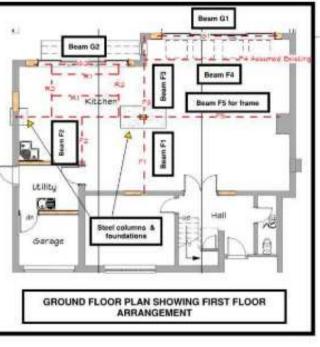
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ISSUE C

Project: 42 Welton Drive, Wilmslow

ARRANGEMENT & SUMMARY

SECTION 1



Kenneth Irish C.Eng., MIStructE

Project: 42 Welton Drive, Wilmslow ISSUE C Date 02/08/2022

Notes specific to this project:

Holding down bolts for RH column need to be embedded in concrete foundation by a minimum of 350mm. They are to be provided with spacer tubes 70mm nominal diameter & a bottom plate 100 x 100 x 10mm thick. On no account are they to be set into drilled or cored holes.
 Frame beam F5 to be supplied and installed in two lengths meeting directly over the column. Beams F1 & F3 are to be bolted to the ends of beam F5 (see detail)

3. The end of existing beam F4 is to be adequately connected to new beam F3 if required.

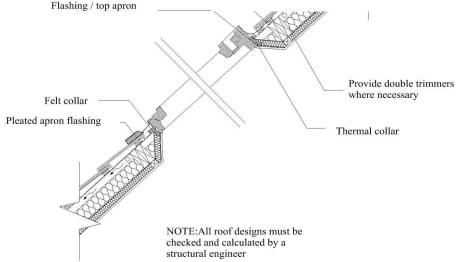
SECTION 2

SUPPORTING CALCULATIONS

	CONTRACTORS/CLIENTS: Every effort is made to produce a correct and complete set of calculations based thers for what are sometimes quite complicated structures; in the event that an error or omission is suspect with the originator on:			
07568 364681 or by ema	il at kenirish@outlook.com			
GENERAL	 Lengths of steelwork / timber sections must always be checked on site and never ordered using dimensions shown in these calculations. 			
	When ordering steel or timber beams, any beam of a depth greater than that specified may be used so lo as the beam width is equal to, or greater than, the width specified.			
	 Reference should be made to the architect's drawings for the exact location and precise level of structus members. 			
	 Where details of critical connections are included, these are suggestions only and may be changed by t steelwork fabricator so long as the design forces and moments are respected. 			
DESIGN	 Main roof members such as hips, valleys, ridges and purlins are selected so as to limit dead load deflecti to 1/325 of span, deflection due to total load being limited to 1/300 of span. Defection on sway frames limited to no more than 1/450 of height. 			
FOUNDATIONS	6. Unless otherwise stated, all strip foundations to be 600mm wide x 250mm thick and of grade 35/45 concre			
	 Unless stated otherwise, pad foundations have been designed assuming a safe ground bearing pressure 150kN/m². 			
	8. Columns should (unless otherwise indicated) always be sited central on pad foundations.			
	Unless information has been provided as to the presence of trees, unless stated otherwise the influence same has not been allowed for in these calculations.			
STEELWORK	10. It is advised that where calculations indicate that steelwork needs to be fabricated, all welding and drilli should be carried out by the steelwork fabricator and not on site.			
	11. It is recommended that consideration be given to using galvanized steel wherever possible.			
MASONRY	12. The contractor / builder is to ensure that any existing brickwork, blockwork or stone construction that relied on for beam support, is sound.			
	13. All pad stones to be minimum grade 35/45 concrete and a minimum of 150 mm thick. Sizes shown may varied to suit site circumstances so long as an equivalent plan area is provided.			
	14. Unless stated otherwise, steel beams are to have 100mm bearing onto pad stones.			
TEMPORARY WORKS	15. Temporary works, including support of original construction, are the responsibility of the contractor builder.			
LEGAL &	16. Construction or procurement of materials prior to Building Regulation approval being granted is at t client's risk.			
ADMINISTRATIVE	17. It is drawn to the reader's attention that party wall matters are the responsibility of the client or his archite			
	18. It is drawn to the reader's attention that any application for Building Regulation approval is the responsibil of others.			
	19. It should be noted that as structural engineer, I am not principal designer for the purposes of C.D.M.			

Kenneth Irish C.Eng., MIStructE

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Sarking felt to BS747

Provide drainage gutter as

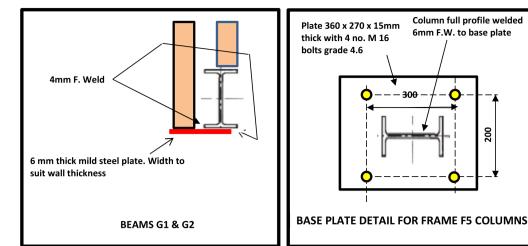
required by manufacture

Support batten

Project: 42 Welton Drive, Wilmslow ISSUE C

Date 02/08/2022

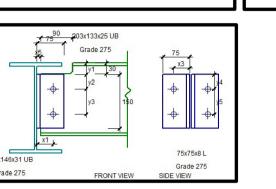
SUGGESTED/TYPICAL DETAILS



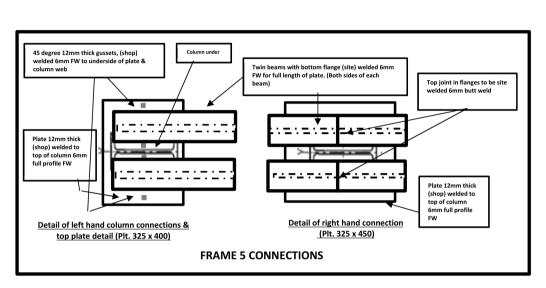
Date 02/08/2022

Page 3

Date 02/08/2022



CONNECTION BEAMS F1, F2 & F3 TO BEAM F5. FOR DIMENSIONS SEE LATER



Kenneth Irish C.Eng., MIStructE

SUMMARY OF THE CALCULATIONS

Project: 42 Welton Drive, Wilmslow

LOCATION	MEMBER	MEMBER TYPE	APPROX CLEAR SPAN FOR DESIGN (m)	MEMBER DETAILS (Dimensions shown are in mm)	TRADA REF OR PADSTONE SIZE
	ROOF A JOISTS	TIMBER C16	2.5	USE MINIMUM OF 47 wide x 150 deep GRADE C16 @ 400 CRS.	TABLE 7.1
	ROOF A BEAMS R1	TIMBER C16	3.0	USE TWIN 47 wide x 175 deep GRADE C16	===
	ROOF A BEAMS R2	UBs	2.5	USE 178 x 102 x 19 UBs	250 x 105
ROOFS	ROOF B JOISTS	TIMBER C16	3.25 SPANNING SIDE TO SIDE	USE 47 wide x 170 deep GRADE C16 @ 400 CRS.	TABLE 7.1
	ROOF C RAFTERS	TIMBER C16	1.2 (ON SLOPE)	USE 47 wide x 100 deep GRADE C16 @ 400 CRS.	TABLE 6.1
	ROOF C HIP	TIMBER C16	1.3 (ON PLAN)	USE 47 wide x 200 deep GRADE C16	====
	ROOF D RAFTERS	TIMBER C16	1.8 (ON SLOPE)	USE 47 wide x 100 deep GRADE C16 @ 400 CRS. (THERE IS NO REQUIREMENT TO DOUBLE UP AT SIDES OF VELUX OPENINGS)	TABLE 6.1
	ROOF D CEILING	THE EXISTING CEILING IS TO BE REMOVED			===

LOCATION	MEMBER	MEMBER TYPE	APPROX CLEAR SPAN FOR DESIGN (m)	MEMBER DETAILS (Dimensions shown are in mm)	TRADA REF OF PADSTONE SIZE
	BEAM F1	UB	3.5	USE 203 x 133 x 25 UB	250 X 105
	BEAM F2	UB	1.75	USE 203 x 133 x 25 UB	250 X 105
	BEAM F3	UB	APPROX 2.5	USE 203 x 133 x 25 UB	250 x 105
	BEAM F4	UB	3.5	ASSUMED AS EXISTING	====
FIRST FLOOR	BEAMS F5 FOR FRAME	UBs	MAX 5.5	USE TWIN 254 x 146 x 31 UBs BOLTED TOGETHER (SEE DETAIL)	500 X 105
	LINTELS F6	CATNICS	2	USE CG50/100 OR EQUIVALENT	
	DORMER CHEEKS	TIMBER C16		CONSTRUCT FROM A MINIMUM OF 47 wide x 100 deep GRADE C16 TIMBER @ 400 CRS.	
LOCATION	MEMBER	MEMBER TYPE	APPROX CLEAR SPAN FOR DESIGN (m)	MEMBER DETAILS (Dimensions shown are in mm)	TRADA REF OR PADSTONE SIZ

				400 CRS.		
LOCATION	MEMBER	MEMBER TYPE	APPROX CLEAR SPAN FOR DESIGN (m)	MEMBER DETAILS (Dimensions shown are in mm)	TRADA REF OR PADSTONE SIZE	
	COLUMNS	UBs		USE 254 x 146 x 37 UBs	====	
GROUND FLOOR	FOUNDATIONS FOR COLUMNS	USE 750 x 750 x 300 THICK GRADE 35 CONCRETE (UNREINFORCED) FOR LEFT HAND COLUMN AND A 2000 x 1000 x 500 THICK GRADE 35 CONCRETE PAD REINFORCED WITH 2 LAYERS OF A252 STRUCTURAL MESH IN BOTTOM (40mm COVER)				
	BEAMS G1 & G2	UB	MAX 5.5	USE 203 x 133 x 30 UBs WITH BOTTOM PLATE (SEE DETAIL)	250 x 105	

Kenneth Irish C.Eng., MIStructE

Sheet List
Sheet Number Sheet Name
Bregs101 Elevations
Bregs101.1 Plans
Bregs102 Structure and Sections
Bregs104 New Regulations
Advice

read as such. Detailed implementation and methods are the responsibility of the builder.

Some typical details may be provided for assistance but detailed construction and working methods, including temporary works, are the responsibility of the contractor. BBA certificated products should be used in accordance with the certification.

Measurements should be checked by the contractor if significant error is found then get in touch and we will rectify where possible. Extracts from the structural calculations are included for assistance but are not intended to replace the engineers calculations. The builder must ensure they have the latest calculations for the

These drawings are to assist in meeting the Building

Regulations of England and Wales. They are not intended

to be detailed construction drawings and should not be

Asbuilt Drawings - Where drawings of an of an existing building are included there will be variations on site due to wall thicknesses and angles that are not depicted in this drawing. No structural or measured survey has been carried out. Measurements should be confirmed on site and the structure of existing walls and floors should be confirmed by inspection.

Unless stated inaccessible areas such as roofs have been visually observed. Unless otherwise stated this is not a topograghic survey and ground levels and features have been estimated.

Contractors are to check all dimensions and levels prior to site works commencement.

The client must abide by the Construction Design and Management Regulations 2015. However such duties for domestic clients normally pass to:

the contractor, if it is a single contractor project, who

must take on the legal duties of the client in addition to their own as contractor. In practice, this should involve little more than what they normally do in managing health and safety risks

the principal contractor for projects with more than

and safety risks

the principal contractor, for projects with more than
one contractor, who must take on the legal duties of
the client in addition to their own as principal
contractor. If the domestic client has not appointed a
principal contractor, the client duties must be carried

out by the contractor in control of the construction

Plans and Planning Ltd is not the Principal Designer unless this has been formally agreed in writing.

The Client should ensure that;

The Health and Safety Executive is to be notified as soon as possible before construction work starts if the works:

(a) Last longer than 30 working days and has more than 20 workers working simultaneously at any point in the project. Or:(b) Exceeds 500 person days. The Building Inspector that approved the drawings and calculations must be advised prior to the start of the works.

works.
Contractors should contact Plans and Planning Ltd to confirm arrangements under CDM 15

<u>Client</u>

Job No Vickers-Malton

Site Melton Drive Milmslow

Project New dormer and layout changes

Status Building Regulations for Approval

plans and planning
Petworth Lodge
1a Hillbrook Rd

Bramhall Stockport SK7 2BT

Email - pfkirk@gmail.com Tel - 07770 820611 www.plansandplanning.co.uk

Drawing No; Bregs103-8/10/22

Drawing; Notes and Typical Details

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