

The floor plan shows a hairdressing salon with the following layout and features:

- Entrance:** Located at the top left, with a door opening into the main area.
- Reception Area:** A large open space at the top, containing a reception desk and a large mirror.
- Waiting Area:** A large open space in the middle, containing several chairs and a table.
- Kitchen:** Located on the left side, containing a sink, stove, and cabinets.
- WC:** Located on the right side, containing a toilet and a sink.
- Store:** Located on the right side, containing shelves and a door leading outside.
- Hairdressing Area:** Located at the bottom, containing a large mirror and a chair.
- Staircase:** Located on the right side, leading up to a mezzanine level.
- Mezzanine Level:** A small area at the top right, containing a desk and a chair.
- Notes:**
 - In-line hot water tempering valves** should be provided to ensure that the temperature supplied to the domestic hot water distribution system does not exceed 60 degrees C.
 - Adequate provision** is required for the storage of solid waste this should be correctly sized and ventilated and not located so as to cause a fire risk to escape routes or unwanted smells.
 - ALL STEELWORK TO BE READ IN CONJUNCTION WITH SE CALCULATIONS**
 - Investigate exg drainage system** and determine if separate or combined. New connections to be made to the appropriate drainage systems where separate i.e. foul to foul, sw to sw.
- Fire Safety:**
 - FIRE** (in red)
 - SD** (Smoke detector)
 - EL** (Emergency lighting)
 - ES** (Emergency exit sign)
 - HD** (Heat detector)

The walls and floors separating the newly formed dwellings should provide reasonable resistance to the passage of sound. For dwellings formed by a material change of use the separating walls and floors should achieve a minimum airborne sound insulation rate of 43dB. The floors should achieve a maximum impact sound insulation value of 64dB.

Common internal parts of buildings which contain flats or rooms for residential purposes should be designed and constructed to prevent reverberation around the common parts.

Upon completion of the project, all design, installation and commissioning certificates must be received in order that we can issue our Final Certificate within the timescale of no later than 4 weeks following occupation.

A series of acoustic tests will be required at completion to demonstrate these values listed below have been achieved or approved robust construction details should be used.

Common Areas

Fire alarm, emergency lighting and escape signage to be provided adapted as necessary to ensure compliance with BS 5839-1:2017, BS 5266-1:2019 and BS 5499-4:2013 respectively. Commissioning Certificates are to be provided to the Responsible Person and a copy forwarded to the Building Control body within 28 days of completion/occupation to show compliance with Regulation 4, Schedule 1, Part B (Means of warning and escape)

replace window. Provide unobstructed opening for escape purposes at least 750mm high and 450mm wide with a minimum area of 0.33m². The bottom of a window opening should be not more than 1100mm and not less than 800mm above the floor.

treatment room

treatment room

All new boarding to achieve a minimum of class 2 flame rating in accordance with BS: 1989 and BS: 476 Part 7: 1987 (or class B-s3, d2 in and class C-s3, d2 elsewhere to BS EN 13501).

The floor plan shows a three-room flat with the following dimensions and features:

- Overall Dimensions:** Total width is 4090 (1420 + 1800 + 1145). Total depth is 3000.
- Bedroom:** Dimensions 4115 (width) x 3000 (depth). Contains a bed and a window.
- Bathroom:** Dimensions 2165 (width) x 1800 (depth). Contains a toilet, sink, and shower area.
- Study:** Dimensions 3165 (width) x 1992 (depth). Contains a desk and chair.
- Network Termination Points:** Indicated by red squares labeled 'RL' and 'RD' in the bedroom, bathroom, and study.
- Staircase:** Located on the right side of the flat, with a width of 900.
- Doorways:** Labeled 'Fd30' for the entrance to the bedroom and bathroom.

PROVIDE A NETWORK TERMINATION POINT TO EACH FLAT FOR HIGHSPEED ELECTRONIC COMMUNICATIONS NETWORK.

Background ventilation to habitable rooms to be provided with controllable trickle vents with an equivalent area of 5,000mm² to suit 1/20th of the floor area.

Stud wall around stairwell stair side 2 layers of 12.5mm plasterboard and skim finish with 75x50mm studing, 50mm air gap, 75x50mm studing with sound deadening insulation between studs with 2 layers of 12.5mm plasterboard and skim finish.

FIRE SEPARATION BETWEEN GROUND AND FIRST FLOOR MUST BE A MINIMUM OF 60MINS.

All stair enclosure walls to be checked for half hour fire resistance - expose on site for BCO inspection. Upgrade as found to be necessary via over boarding with 12.5mm fireline board & skim, architraves and skirtings adjusted to suit (room side).

section through main building

All service penetrations through the fire rated walls or ceiling should be fire stopped and fitted with fire dampers/collars as appropriate. All fire resisting walls should be suitably fire stopped at perimeters and around penetrations following the guidance provided by Association of Specialist Fire Protection (ASFP) Ensuring best practice for passive fire protection in buildings.

D		
C		
B		
A	9-4-2023	minor amendments
	DATE	

SCALE	1:50	DATE	Aug 21
DRAWN	JDJ	PP	B.R

CUSTOMER
Miss Holly Healy

PROJECT First floor, dormer loft and
 single storey extension

LOCATION
145 Jubilee Road, Rochdale, M24 2LY

LOCAL AUTHORITY

Extensions

Cribden Street, Rawtenstall, Rossendale. BB4 8H
 Mob: 07068130195

JOB No. 2912 - 01 AMD

proposed second floor plan