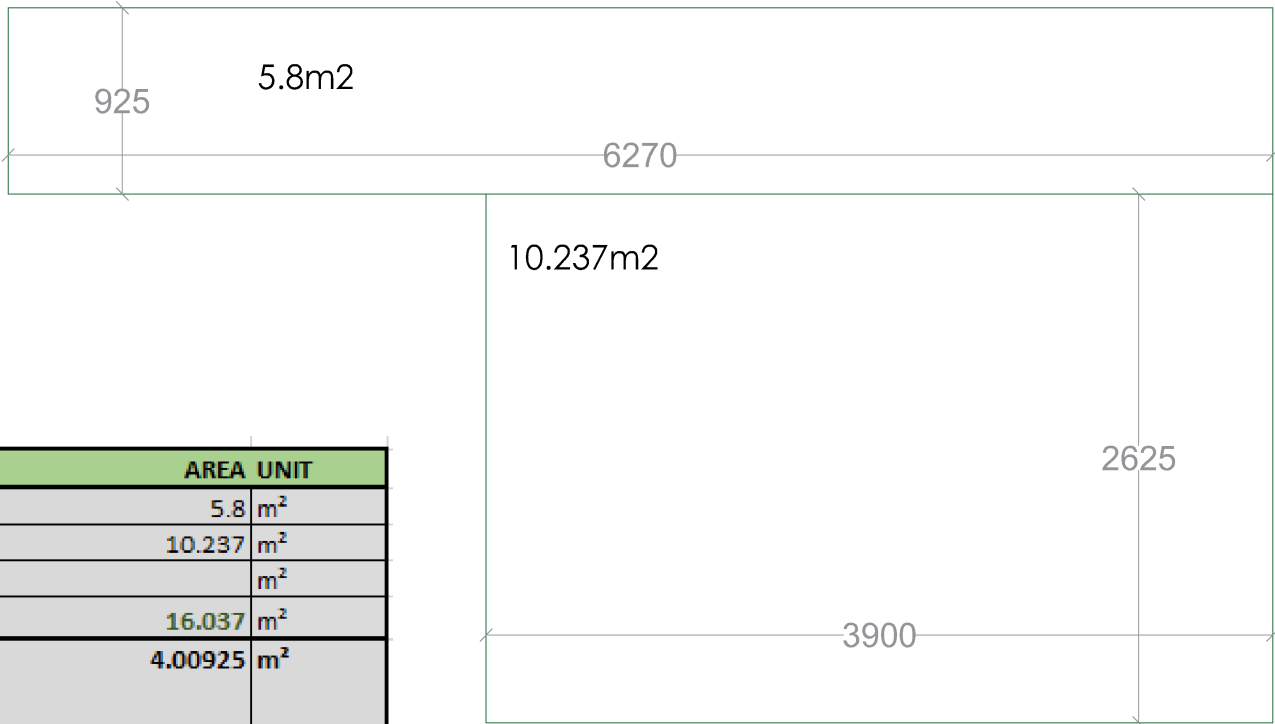
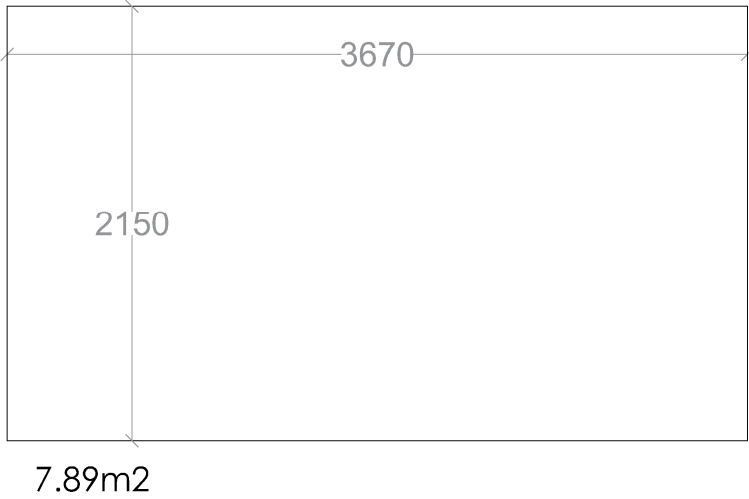
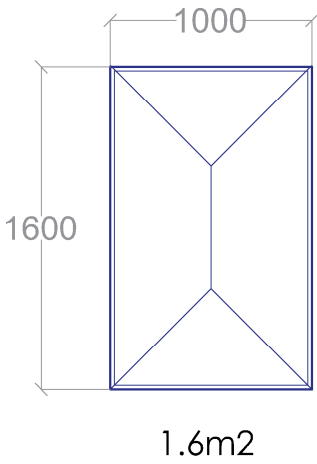
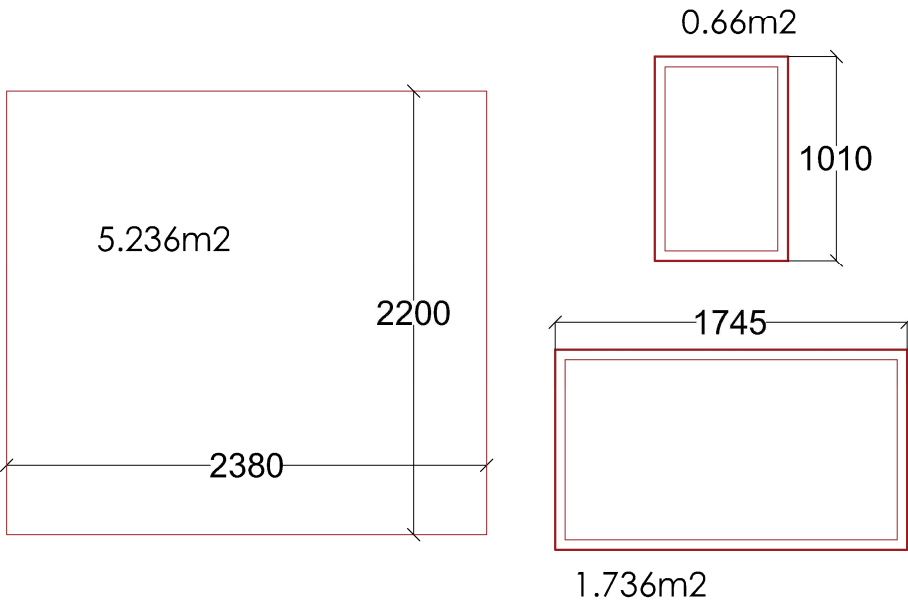




NEW FLOOR AREA CREATED		AREA UNIT
Area 1 -	5.8	m ²
Area 2 -	10.237	m ²
Area 3 -		m ²
Floor Area of Extension	16.037	m ²
25% of extension floor area Automatically calculated	4.00925	m ²
REMOVED GLAZING		
Area of openings removed as a result of the extension		
Add together all removed windows and doors		AREA UNIT
Area 1 -	5.236	m ²
Area 2 -	0.66	m ²
Area 3 -	1.745	m ²
Total Removed Glazing	7.641	m ²
Total Glazing Allowance (25% + Removed Glazing)		11.65025 m ²
NEW GLAZING		
Area of openings added as a result of the extension		
Add together all new windows and doors		AREA UNIT
Area 1	1.6	m ²
Area 2	7.89	m ²
Total New Glazing	9.49	m ²
OVER ALLOWANCE:		2.16025 m ²



ALL WORKS TO BE UNDERTAKEN TO LATEST BUILDING REGULATIONS, BRITISH STANDARDS AND MANUFACTURERS RECOMMENDATIONS.

TOWN AND COUNTRY PLANNING ACT 1990 - Advice to be taken from the Local Authority by Client, Planning permission should be applied for and obtained by the owners prior to work commencing.

BUILDING REGULATIONS APPROVAL - Building control approval is required for this project. The contractor must provide the appointed Building control body with plans for assessment and all statutory notices for inspections and must liaise with the statutory undertakers and comply with their requirements.

- Full plans approval building control approval to be obtained by the owners prior to work commencing. or
- Building Notice for domestic extension projects only, additional inspections and notifications will be needed to ensure compliance throughout the build.

PARTY WALL ACT - Prior to commencing work the builder/owners shall ensure that neighbors have been given notice under the Party Wall Act 1996.

CDM REGULATIONS 2015 - The contractor/builder shall be fully aware of the latest Construction (Design and Management) Regulations 2015. The contractor shall notify the Health and Safety Executive where required. Client is responsible for the appointment of a competent contractor/builder.

GENERAL - All dimensions given whether figured or scaled are to be checked and verified on site by the contractor prior to commencement of work. Figured dimensions are to take preference over scaled dimensions.

PURPOSE Planning and Building Regulations Only	SITE ADDRESS 24 Charlwood Ave Liverpool L36 5UH	
	Number 4	REVISION A
DRAWING Glazing	SCALE 1 - A3	