

Windows (Maximum U-Value : 1.6 W/m²K)
All windows to be double glazed k-glass 4-16-4 argon filled.
Toughened glazing to be installed to any windows and doors where the glass is below 800mm from finish floor level, within and adjacent doors.
All windows to be fitted with trickle vents.

Escape openings new windows. Min openable area 0.33m² with no dimension less than 450mm. (please note: any existing window openings that are to be altered are to be made into escape windows).

Sills to windows to be no lower than 800mm or any higher than 1100mm from finish floor level.

Electrics
Any new electrics or any alterations to the existing electrical layout are to be carried out by a certified electrician and be a member of an approved body such as NAPIT, Elecsa etc. Certification to be provided upon completion. This certification is to be issued to the relevant Building Control body within 5 working days of completion. All works to comply with the 18th Edition IET Wiring Regulations.

Heating
Alterations to the existing heating system or the provision of any new heating installation (including flues) to be carried out by a qualified Gas Safe engineer. Certification to be provided within five working days of completion and submitted to the relevant Building Control body.
All new radiators to be fitted with TRV's.

Fire Protection
All lintels and beams to have a minimum of 30 minutes fire protection - 15mm fire rated plasterboard and skim.

Smoke alarms to be fitted within entrance lobby and first floor landing. All alarms to be mains wired, interlinked and provided with battery backup.
Heat detector to be provided within kitchen area.

General Items :
All measurements to be checked on site
Locations of electrical & heating points to be agreed with client prior to installation.
All new windows and doors to be in accordance with PAS24:2012