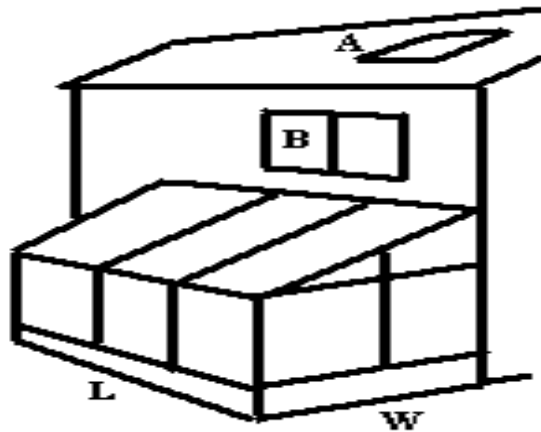


## Do I need Building Regulations Consent to construct a conservatory?



No, provided that it complies with a few simple rules. They are:

- The floor area (Length multiplied by Width, measured internally) is not more than 30 square metres
- The roof has at least 75% and the walls 50% glazing or translucent material
- The glazing must comply with the requirement of Part N of schedule 1 of the Building Regulations 2000, in that, if broken, must, on impact, break in a way which is unlikely to cause injury (i.e. be safety glass), resist impact without breaking or be shielded or protected from impact
- Be separated from the dwelling by external quality window or doors i.e. not be a room extension
- It is advisable that the new construction does not obstruct access from any windows designated for escape in case of fire i.e. such as A or B above.

If you require any further clarification on any of these points please do not hesitate to give the Building Control section at **Hart District Council** a ring on either 01252 774422 or 774423.

These rules apply as at 1<sup>st</sup> June 2003.