



Regulations of Construction Conditions And Specifications in the Emirate of Sharjah

3. The area and specifications of skylights overlooked by kitchens equipped with mechanical ventilation must not be less than the areas and measurements stipulated in this Regulations.

Openings

Article (2/11): General Conditions for Windows and Balconies.

1. Every facility used in the building must be provided with an opening for lighting and ventilation, which total area must not be less than 10% of the room's floor area allocated for housing and 5% of the floor area allocated for services (kitchens, bathrooms, water closets, depots, staircases and corridors).
2. The lighting and ventilation openings maybe made in the ceiling at the same ratios mentioned in the previous item, provided that such openings to be connected directly with the external air. This system may not be used for bedrooms and that these openings must be equipped with mechanical opening devices to be installed at a height of 1m. above the room floor.
3. Ventilation openings and natural lightings must be provided to warehouses and workshops at the rate no less than (5%) of the floor area. The warehouses doors shall form a part of ventilation and lighting.
4. Handrails must be used in balconies and roofs for preventing falling down and at the points where there is change in levels and heights exceeding 0.90m.
5. The height of windows sills must not be less than 1m, except in the case where there are balconies in front of these windows from outside, or in the case of providing handrails at a height no less than 1m. to prevent falling down.
6. Highest standards of safety must be provided to the way of opening and closing the windows, particularly for the top hinged windows for protecting children from the risk of falling down.
7. Mesh should be installed to windows for preventing the entry of insects.
8. The glass of the kitchens and bathrooms windows must be of the semi transparent type, which permits the entry of daylight and prevents vision at night.