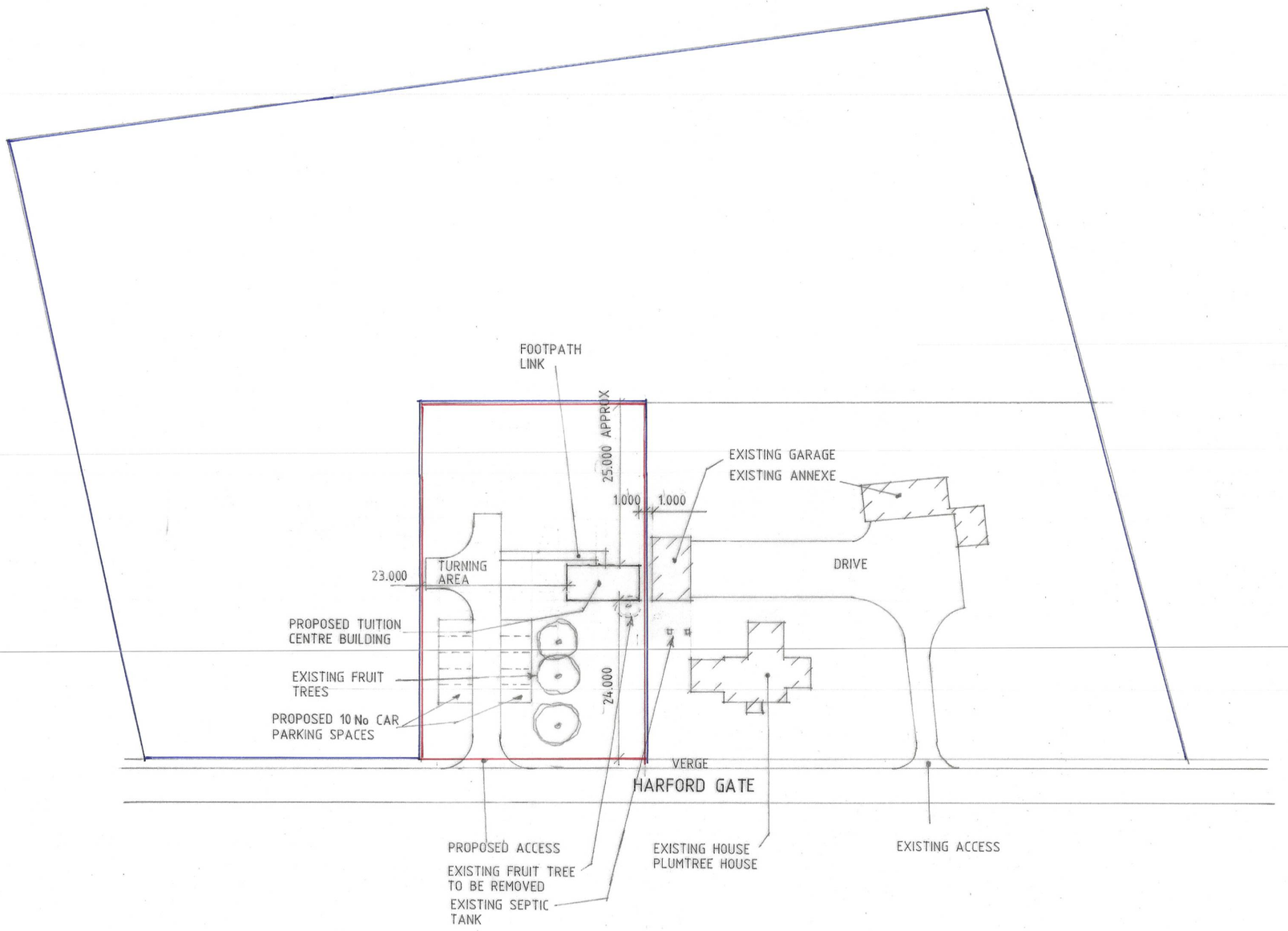


SITE PLAN

THIS DRG. TO BEREAD IN CONJUNCTION WITH
SD22-027/2

Roof to have 1.6mm rubber membrane by classic bond.

Wall cladding to be black fibre cement feather edge effect cladding board with matching trims by Cladco.

Walls to be timber frame on concrete base.

Windows and doors to be white UPVC.

Foul Drainage to be connected to existing septic tank.

Surface water drainage to be too onsite soakaways.

Private drive and parking area to be off washed gravel on 150 compacted hardcore with suitable edging curbs.

Form new access were shown all to LCC highways requirements.

General Notes

Do not scale from this drawing

This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than that for which it is issued without written permission from Messrs Status Design.

The General Contractor is to check all dimensions on site and report discrepancies to the Architect.

All details shown on this drawing are based upon typical site conditions refered to the area. No responsibility can be accepted for abnormal conditions unless reported to the Architect so the design implications may be considered. Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.

Please note this drawing is not a conveyance drawing.

Proposed ex-site roadways to be maintained by the owner for the life duration of the property.

This drawing is limited in the amount of information contained and does not purport to contain a full specification of the works. It is solely for the purpose of obtaining Planning and Building Regulation approvals. This drawing must not be used as a contract document alone. The works will not be supervised or inspected by Status Design unless specifically contracted to do so. It is the client or their agent's responsibility to control workmanship, substitution of materials, adherence to specification, variation to contract, etc.

All materials to be new unless stated otherwise and all components and materials, etc. to be used, fixed and installed, etc. in strict accordance with manufacturers' instructions and relevant Code of Practice. Materials should conform to appropriate British Standard specification or BBA Certificate, or European Code equivalent.

The Employer/Client shall ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health and Safety Legislation for Building Sites and Work Places. The Employer/Client is advised that should the works need to comply with the Construction Design and Management Regulations 2015 (CDM) and Health and Safety at Work, etc. Act 1974 (HSW Act) an independent Planning Supervisor will be required, whom should be supplied with a set of all relevant drawings, etc.

The works shall comprise of all that shown on the drawings and information, etc. Works that may not specifically be shown but may be reasonably inferred as necessary to carry out the works shall be deemed to be included.

These notes relate to this drawing and all associated drawings.

It is the property/landowner's responsibility to be aware of the Party Wall, etc. Act 1996 when building or carrying out alterations in close proximity to adjoining neighbour's boundaries.

B - ALTS - 30.8.22
A - ALTS - 26.8.22

Status DESIGN
CONSULTANTS IN ARCHITECTURE & PLANNING

PROPOSED TUITION CENTRE
AT PLUMTREE HOUSE,
HARFORD GATE, GEDNEY.
FOR

MRS. B. SNOWDEN.

SITE PLAN

1:500	SD22-027/1
AUG-22	B.GILHAM.

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