

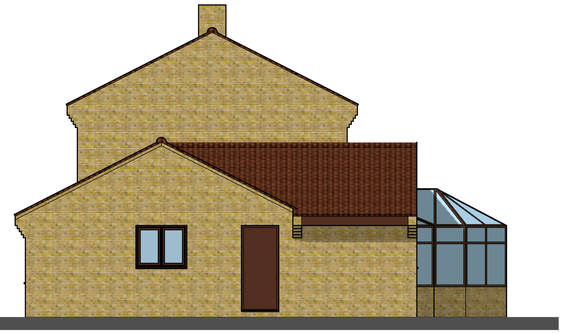
FRONT



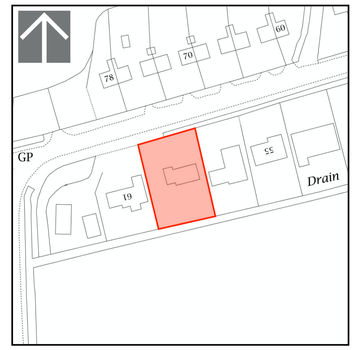
LEFT



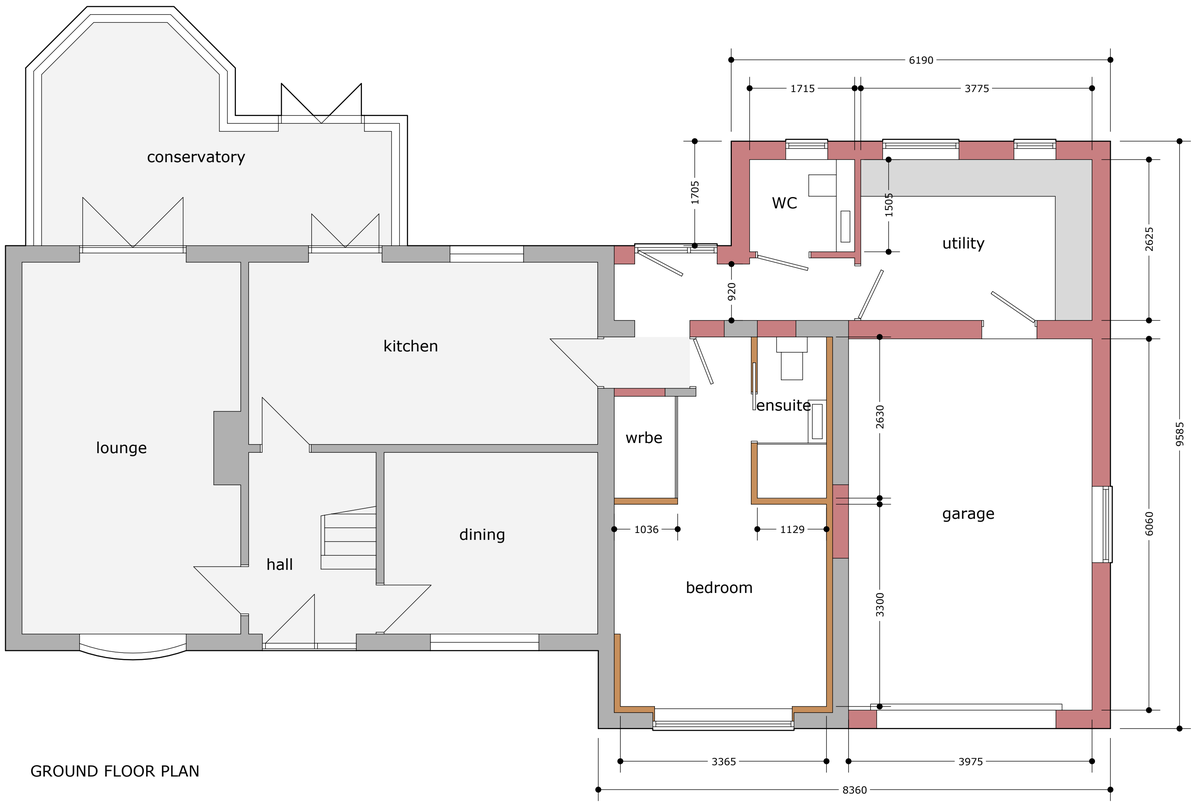
REAR



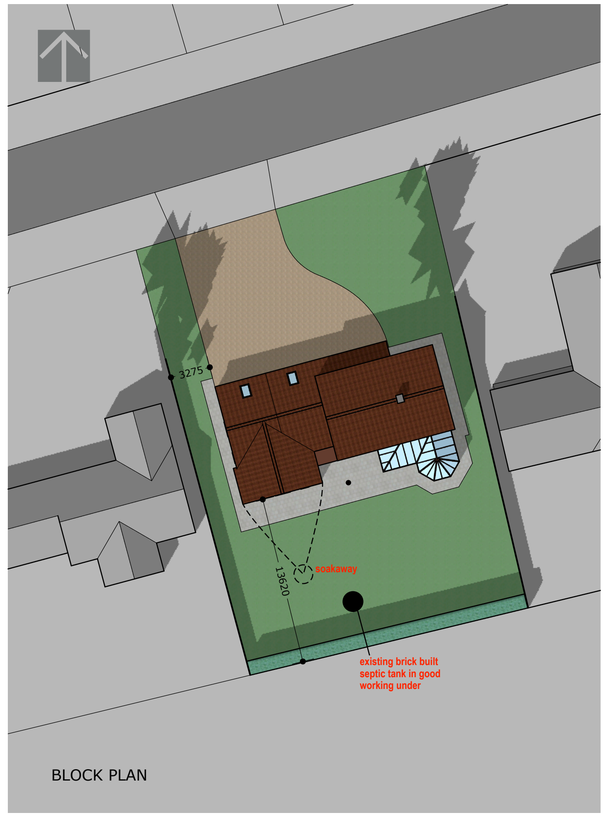
RIGHT



LOCATION PLAN



GROUND FLOOR PLAN



BLOCK PLAN

PROPOSED EXTENSION AND ALTERATIONS AT 59 JEKIL'S BANK HOLBEACH ST JOHNS FOR MISS E SEKIEWICZ

DO NOT SCALE FROM THIS DRAWING

This drawing is copyright and may not be reproduced or used except by agreement with the author. Any person using this drawing for the purpose of construction does so entirely at their own risk and must satisfy themselves as to the accuracy of all dimensions and details relating to the work. No responsibility can be accepted for dimensions taken from scaling this drawing. Any discrepancies must be reported to the author before any work is put in hand. Any design statements made by the author are to be considered as his opinion in accordance with the design philosophy of the work. It is the responsibility of the contractor and all sub-contractors to satisfy themselves as to the adequacy of all temporary and permanent works and shall be responsible for the safety of the building and all persons affected by the works. The author shall not be responsible for any loss or damage howsoever arising from the use of this drawing for any purpose other than that for which it was prepared or intended or for any third party who relies upon it. Any breach of copyright will be subject to legal action. All dimensions are in millimetres unless otherwise stated. Where dimensions are given to existing structure, these are approximate only. It is the responsibility of the contractor to verify all dimensions on site before any work is put in hand or any materials or components are ordered. Any discrepancies are to be reported to the author before any work is put in hand. The Building Regulations 2010 Approved Document B Fire Safety Volume 1 - Dwellings 2019 edition incorporating 2020 amendments for use in England, and Approved Document B Fire Safety Volume 2 - Buildings other than Dwellings 2019 edition incorporating 2020 amendments for use in England shall be used as a primary document in the preparation of this design. The works are to be carried out in accordance with the requirements of the Building Regulations 2010 and any subsequent amendments thereto. Any works which are covered by the Building Regulations 2010 and which are carried out without the submission of a Building Notice or Full Plans application may necessitate the removal or opening up of the work to enable the Building Control Officer to inspect the work. Any costs thereby incurred will be the responsibility of the client. Where the Building Regulations 2010 apply, the Contractor is to give 48 hours notice to the Building Control Officer before commencing the following stages of work: Excavation for foundations; Concrete foundations; Damp proof course; Concrete oversite; Insulation; Drains (when laid or covered up); Drains (when tested); Floor timbers; Roof timbers (when in place before covering); Fire stopping; Sound insulation; Pre-plaster inspection; Final inspection. The Contractor is to give notice to the Building Control Officer and obtain approval before proceeding with the following stages of work: Excavation for foundations; Concrete foundations; Damp proof course; Concrete oversite; Insulation; Drains (when laid or covered up); Drains (when tested); Floor timbers; Roof timbers (when in place before covering); Fire stopping; Sound insulation; Pre-plaster inspection; Final inspection. The Contractor is to comply with the Construction (Design and Management) Regulations as Supplemented CDM Regulations 2015. Work that may not specifically be shown but is to be reasonably inferred as being necessary to form and complete the whole of the work shall be executed as fully as if it were particularly described and shown. Work that may not specifically be shown but that is inappropriate or unsafe or impracticable shall not be executed without reference to the Architect. Materials and workmanship shall be in accordance with the British Standard Specifications or Codes of Practice where such exist. All materials and workmanship shall be to the full satisfaction of the Building Control Officer and/or Architect. Any products particularly specified in these documents shall be installed or used strictly in accordance with the manufacturer's latest printed instructions. Nothing shall be scaled from this drawing except for Planning Purposes. Party Wall etc. Act 1996: where building or other works are to carry out in close proximity to adjoining owner's boundaries, the Building Owner is responsible for serving adequate notice in accordance with the Act. Dimensions should be checked on site before any work is put in hand or any materials ordered. Any discrepancies are to be reported to the Architect before any work is put in hand. The Contractor must be Asbestos Aware & to the latest codes of practice affected by the works. The General Contractor must be Asbestos Aware & to the latest codes of practice

PLANNING PLAN AND ELEVATIONS

1/50 1/75 1/250 1/1250	11/3/18

J096-rooflight 1

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Architectural Design Consultant

SEE your design. Imagine no longer how it looks. SEE how it looks

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