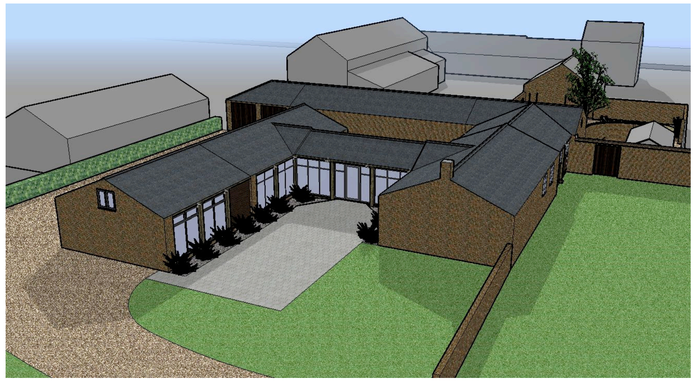
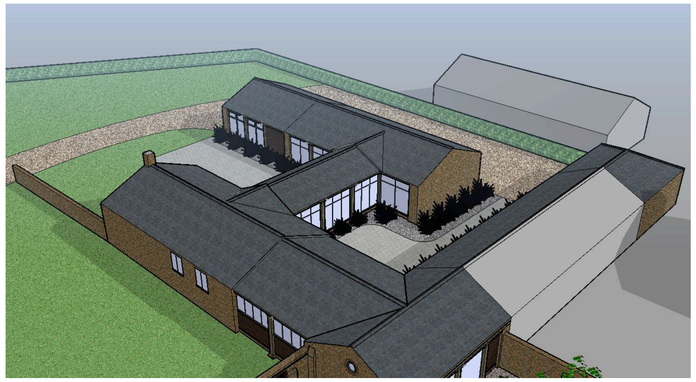
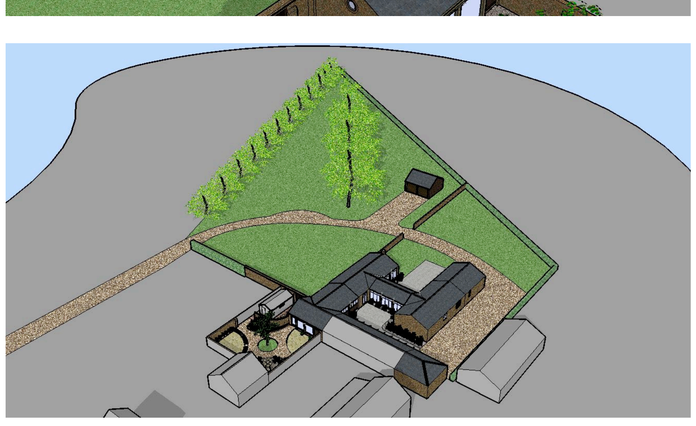
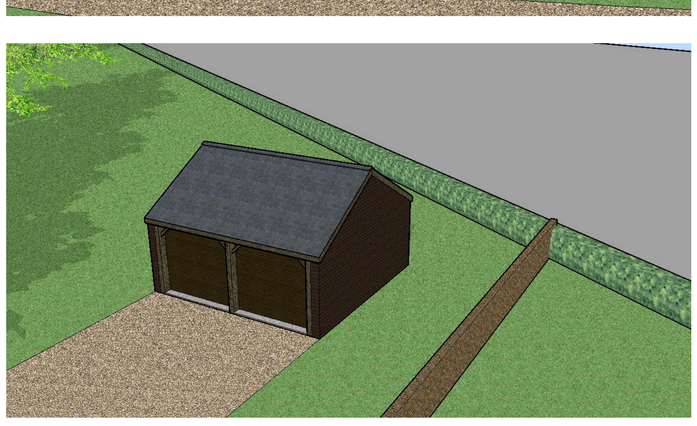
















PROPOSED EXTENSION, ALTERATIONS AND NEW GARAGE AT THE MAZE NORTH DROVE SPALDING for MR & MRS C BROOKS

DO NOT SCALE FROM THIS DRAWING

The drawing is the property of the Architect. The Architect holds the copyright and other intellectual property rights in accordance with the Copyright, Designs and Patents Act 1988 and the drawing must not be loaned, copied or passed to any third party without the written consent of the Architect. Any unauthorised use will be actionable by the Architect. The Architect shall not be responsible for any errors or omissions arising from the use by any third party of dimensions contained on this drawing that are scaled by reproduction or measurement. This drawing is to be read only in conjunction with all relevant Structural Engineer's drawings and specifications. Any discrepancies must be reported to the Architect before any work is put in hand. Figured dimensions must be taken in preference to scaled dimensions. All dimensions are in millimetres unless otherwise stated. Any work carried out by the Contractor prior to the receipt of any discrepancies or queries relating to this drawing is entirely at the Contractor's own risk and responsibility. All work must comply with the Building Regulations, Statutory Instruments, Codes of Practice and British Standards. All persons employed in the construction process have a responsibility for the health and safety of themselves and others. Any risks must be assessed and adequate precautions taken. The Principal Contractor must be competent and adequately resourced to carry out the work safely and without risk to health. Any person who has control over the extent to which, or the manner in which, any part of the construction work is carried out (e.g. a client, principal contractor, designer or contractor) must ensure that they appoint competent contractors and provide adequate resources. Where a project is notifiable under the Construction (Design and Management) Regulations 2015, the client must appoint a competent CDM coordinator and competent principal contractor. Work must not start on site until the client has received confirmation that the F10 notification has been accepted by the HSE. Where the Principal Contractor is to be appointed by the client, the Principal Contractor must be appointed before construction work starts. Prior to the commencement of any demolition work, the Contractor must carry out a full survey of the building to identify any asbestos containing materials (ACMs) and prepare a method statement for safe removal. Any ACMs found must be removed by a licensed asbestos contractor before demolition begins. Party Wall etc. Act 1996: when building or close proximity to adjoining neighbour's boundaries, you must serve notice on adjoining owners at least two months before work starts. Failure to do so may result in enforcement action. The Control of Pollution Act 1974 and the Environmental Protection Act 1990 regulate noise from construction sites. Contractors must comply with these regulations, including restrictions on working hours and noise levels. Dust suppression measures must be implemented to minimise nuisance to neighbours. The Construction (Design and Management) Regulations 2015 apply to this project. The Principal Designer must ensure that all designers comply with their duties under these regulations, including the preparation of adequate health and safety information. The Principal Contractor must prepare a construction phase plan before work begins. The Building Regulations 2010 require that adequate means of escape in case of fire are provided. Fire doors must be fitted with self-closing devices and must not be propped open. Fire alarms must be installed and tested regularly. The Regulatory Reform (Fire Safety) Order 2005 applies to the common areas of multi-occupied residential buildings. The Equality Act 2010 requires that reasonable adjustments are made to avoid discrimination against disabled persons. This includes access to and within buildings, sanitary facilities and signage. The Energy Performance of Buildings (Certificates and Inspections) (England and Wales) Regulations 2007 require that an Energy Performance Certificate (EPC) is obtained before a building is sold or let. The Waste Electrical and Electronic Equipment Regulations 2013 apply to the disposal of electrical equipment. The Hazardous Waste (England and Wales) Regulations 2005 control the disposal of hazardous waste. The Environmental Protection Act 1990 requires that waste is disposed of responsibly. The Control of Substances Hazardous to Health Regulations 2002 (COSHH) require that hazardous substances are assessed and controlled. The Manual Handling Operations Regulations 1992 require that manual handling risks are minimised. The Provision and Use of Work Equipment Regulations 1998 require that work equipment is suitable, maintained and used safely. The Lifting Operations and Lifting Equipment Regulations 1998 require that lifting operations are planned and supervised. The Working at Height Regulations 2005 require that work at height is avoided where possible and that suitable precautions are taken. The Confined Spaces Regulations 1997 require that confined spaces are identified and that safe systems of work are implemented. The Ionising Radiations Regulations 2017 require that exposure to ionising radiation is kept as low as reasonably practicable. The Noise at Work Regulations 2005 require that employers assess the risk to their employees from noise and take action to reduce it. The Control of Vibration at Work Regulations 2005 require that employers assess the risk to their employees from vibration and take action to reduce it. The Control of Asbestos Regulations 2012 require that asbestos is managed and removed safely. The Control of Lead at Work Regulations 2002 require that lead is handled safely. The Control of Noise at Work Regulations 2005 require that noise is assessed and controlled. The Control of Vibration at Work Regulations 2005 require that vibration is assessed and controlled. The Control of Substances Hazardous to Health Regulations 2002