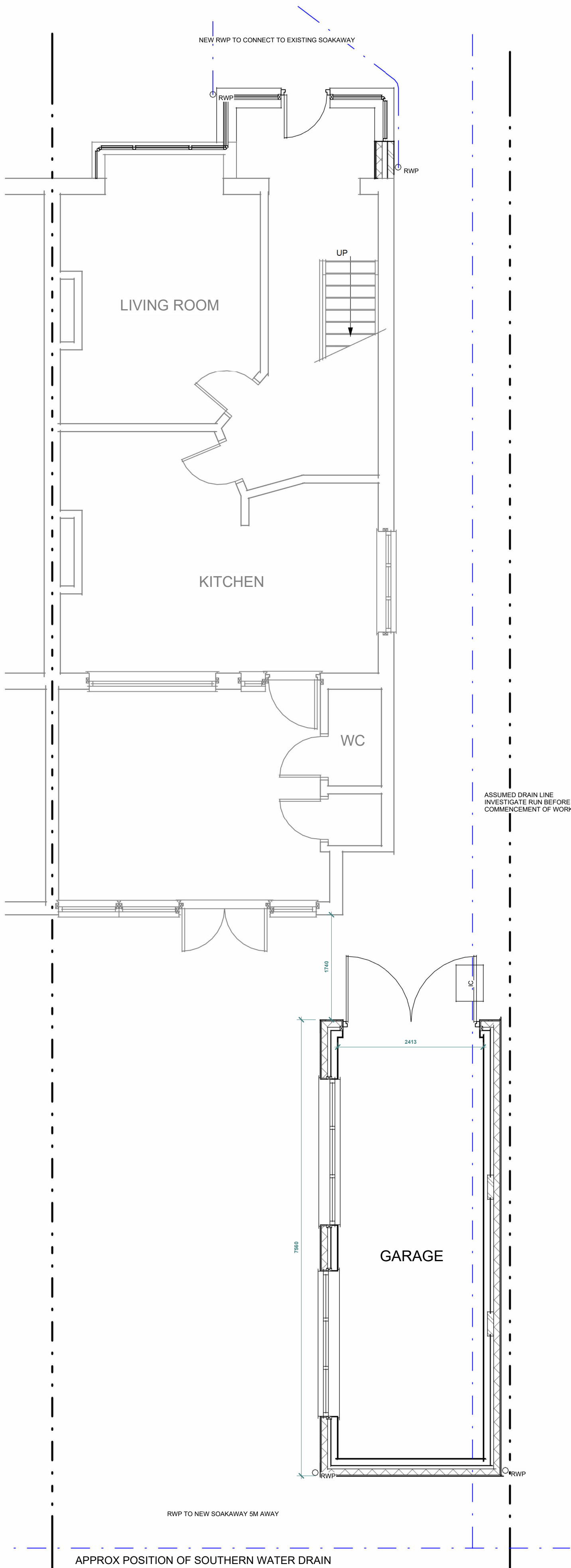




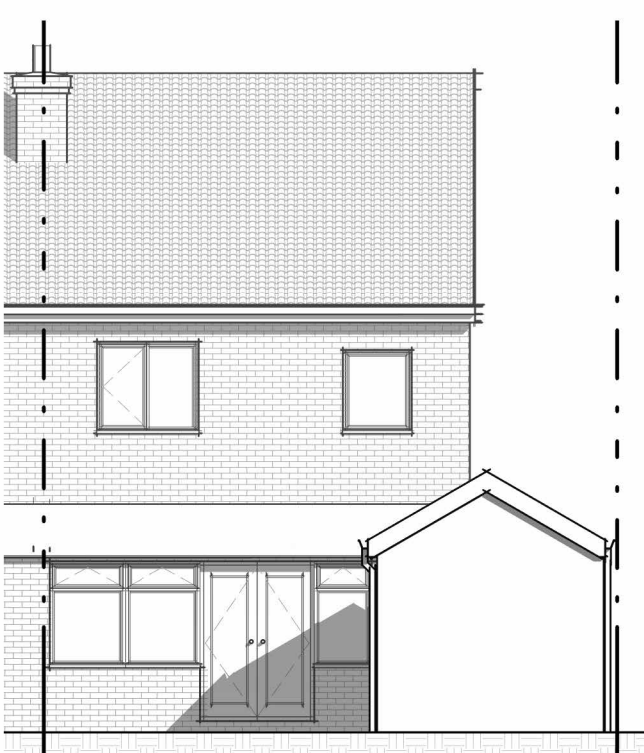
0 - Proposed Ground Floor
1 : 50



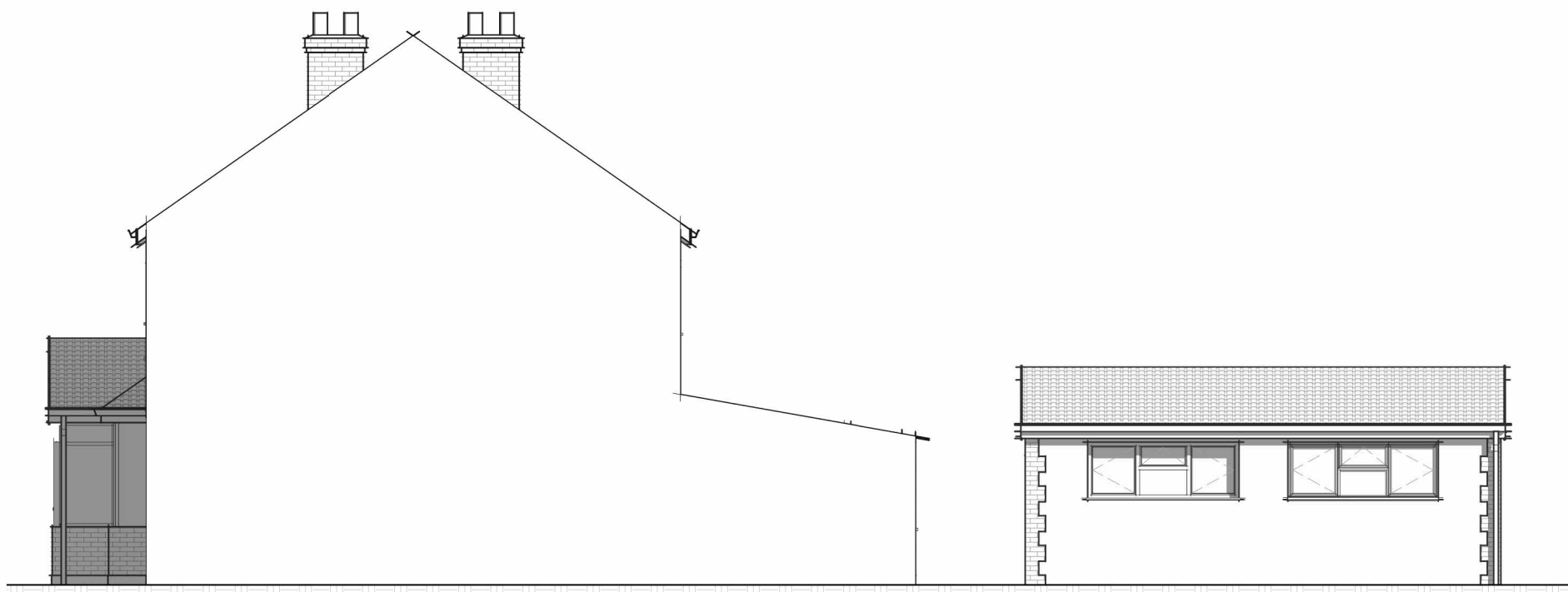
Proposed Side (West)
1 : 100



Proposed Front (South)
1 : 100



Proposed Rear (North)
1 : 100



Proposed Side (East)
1 : 100

DRAINAGE - All drainage to 'BS EN752' plus approved doc H 100mm diam. UPVC drain ware minimum fall 1:40 in 150mm concrete surround new or existing inspection chamber on the existing run. The public sewer being accurately located by the applicant on site prior to commencement of foundation excavations in order that the effect of the proposed works can be determined. Where the public sewer is to be built over, the condition of the public sewer being camera surveyed or fully exposed and determined as satisfactory. Failing this the affected length of pipework being replace with new. All foundations within min. 3.0m of the public sewer being taken down to below invert level of the public sewer. No structures running parallel to the line of the public sewer being located within 500mm of the public sewer. Crossings being adequately supported using pre-cast or appropriately designed in-situ concrete lintels or beams flexible packing surround.

IN SOME CIRCUMSTANCES IT MAY BE NECESSARY TO APPLY TO THE MANAGING WATER COMPANY FOR A "BUILD OVER AGREEMENT" PRIOR TO THE WORKS BEING CARRIED OUT. ADVICE CAN BE SOUGHT FROM THORNS YOUNG OR YOUR LOCAL BUILDING INSPECTOR.

This drawing and the information provided is the property of Thorns Young Architectural and shall not be copied whole, in part, or used for any other purpose without written permission from the company.

Principle Contractor is to ensure all materials and workmanship complies with Regulation 7 of the Building Regulations whether or not specifically stated on these drawings. It is the Principle Contractors' duty to ensure all works on site are approved by an appointed Building Control body.

Principle Contractor is to ensure dimensions are taken on site before procurement of any materials/work proceeding. Structural members are not to be ordered scaling from this drawing.

Existing structure including foundations, beams, walls and lintels carrying new and altered loads are to be exposed and checked by Principle Contractor before commencing the works for adequacy prior to commencement of work and as required by the Building Control Officer. Any discrepancies please contact Thorns Young.

Principle Contractor to ensure full compliance with the amended CDM Regulations (2015) if the project requires.

This drawing, unless noted, does not represent compliance with the Party Wall Act 1996 and if required, all agreements are to be in place before works commence.

It is the Principle Contractors' responsibility to ensure Planning/Building Control approvals are in place prior to works commencing. Should works commence prior to relevant approvals Thorns Young Architectural accept no responsibility.

Do not scale from this drawing except for the purpose of Local Authority Planning department.

ATTENTION
THE BUILDING REGULATIONS HAVE
CHANGED AS OF 15th JUNE 2022.
PLEASE READ THROUGH THE
SPECIFICATION CAREFULLY BEFORE
PROCEEDING WITH THE WORKS.

E	MAY 23	PLANNING AMENDS
D	MAR 23	CLIENT AMENDS
C	MAR 23	CLIENT AMENDS
B	MAR 23	CLIENT AMENDS
A	MAR 23	CLIENT AMENDS
Rev.	Date	Description

THORNS YOUNG
ARCHITECTURAL

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Client

MR M GANDERTON

Job Title

29 BUSHY MEAD
WIDLEY

Drawing Title

PROPOSED PLANS

Scale **As indicated** Date **MAR 23**

Drawn by **RN** Checked by **BT** **A1**

PLANNING

Drg. No. **7069 · 23 · 2** Rev. **E**

