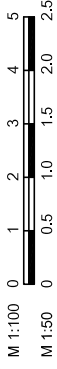


NOTES

- 1) This drawing is the copyright of Rosenthal Architectural Services and cannot be reproduced without written authority.
- 2) This drawing is for guidance only, as it may form part of a planning application and/or be subject to Building Regulation approval. No building work should commence until the relevant approvals as required by law have been obtained.
- 3) This drawing if appropriate should be read in conjunction with the structural engineer's drawings and calculations and the Building Regulation approval. Any necessary alterations to the drawings should be agreed with the structural engineer and the Building Regulation approval should be amended accordingly in writing to Rosenthal Architectural Services for clarification prior to any building work and/or any off-site fabrication work being carried out.
- 4) Whilst every effort has been made to identify existing underground drainage/services, these are Assumption's and it is the contractors responsibility to ensure a survey is carried out to verify and identify any existing services and ensure they are not affected by the proposed building work. In some cases a build over Agreement is needed with the Water Authority. It is the homeowners responsibility and at the home owners cost. Any mains sewer found on site is the responsibility of the home owner and at risk of the build being altered or turned down by the water authority.
- 5) Whilst every effort has been made to ensure dimensions are correct, it is the contractors responsibility to check all dimensions on site prior to any building work commencing. Off-site fabrication work being carried out should be carried out in accordance with current Building Regulations British Standards Codes of Practice manufacturers recommendations and to the approval of the Building Control Inspector including the issuance of all requisite notices and the provision of appropriate certificates of testing and commissioning on completion.
- 6) The contractor is responsible for ensuring that all building work is carried out in compliance with current Building Regulations and to ensure all building work is carried out in compliance with current Construction Design and Management (CDM2015) regulations and current Health and Safety Legislation.
- 7) These plans may be subject to "Planning & Building Regulation Approval" or any other Statute in law before the commencement of building works.



Existing GF Plan

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Design 3A - 03.04.20

CLIENT NO:

DRAWN: DS

JOB NO:

DATE:
25.03.20

SCALE @ A3: 1:50

PG NO: 01

