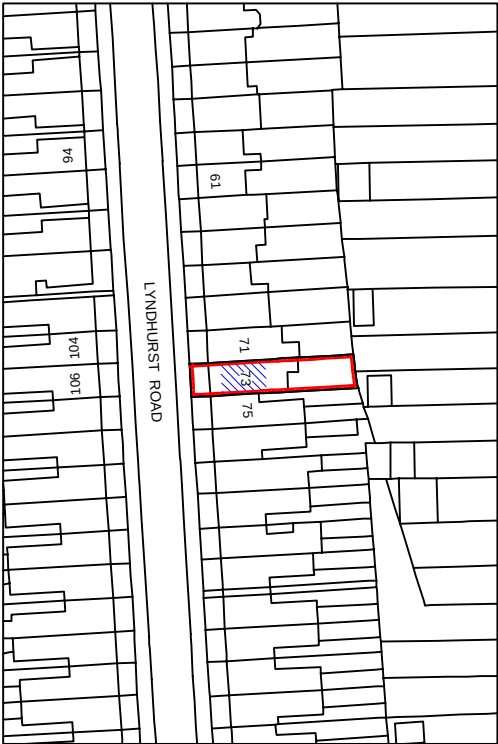
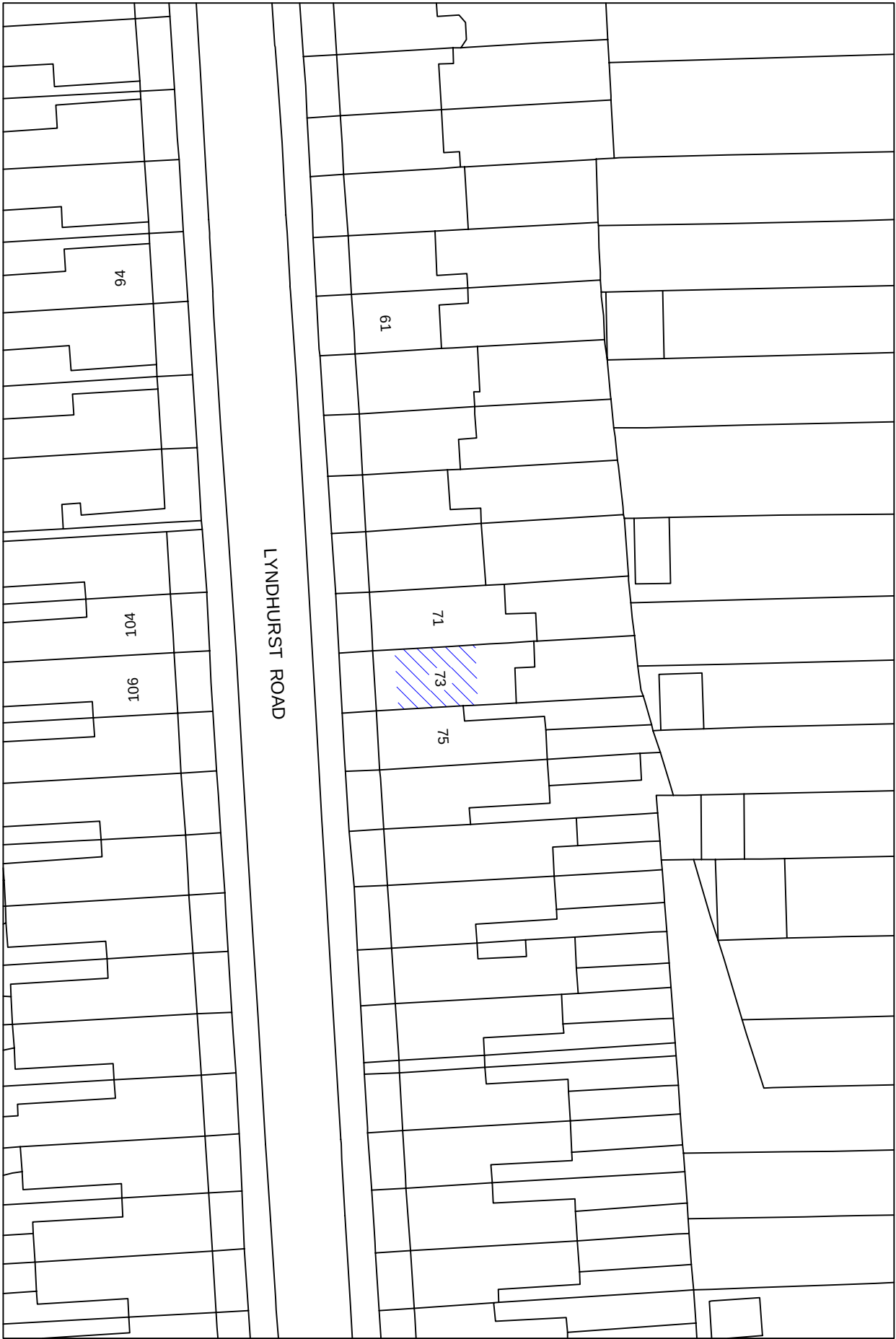
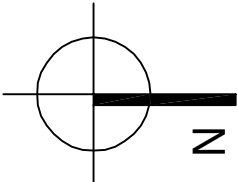


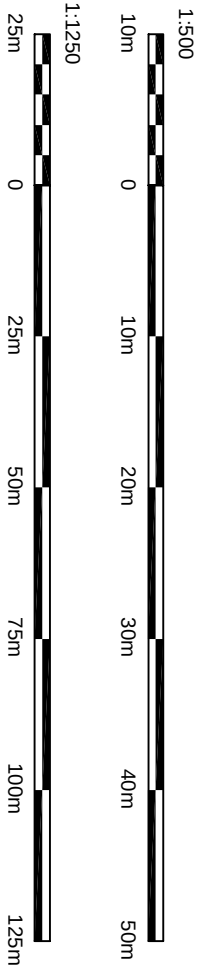


LOCATION PLAN

Scale 1:1250

BLOCK PLAN

Scale 1:500



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DRAWING STATUS	PLANNING	GENERAL NOTES: 4. Dimensions shown are indicative only and are subject to verification on site. The contractor to set out, check, and co-ordinate all dimensions on site during the course of the works and prior to setting out on site. This drawing to be read in conjunction with all other Architect's and Engineer's drawings. Structural Engineer's calculations and any specialist supplier's drawings, however, is responsible and should be read in conjunction with the drawings. The client is responsible for ensuring that all working drawings and calculations are completed, approved by Building Control or Planning Departments & that they are the current revised drawings before any works start on site. 2. Inform the Building control department that the works are about to commence on site after receiving an approved decision from planning / building control in writing for your proposed works. 3. Verify boundary lines & ground conditions including checking positions and new connections of all gas, electricity, water, drainage, and other services. The client is responsible for ensuring that all services are correctly located and that any necessary alterations are made before the start of the works. 4. DPL are not responsible for builders changing design methods from proposed works. The client is responsible for ensuring that any changes are made in writing and approved by the homeowner/contractor. 5. DPL are not responsible for any additional structural design changes on site from the start to end of building works requested by building control or any other third party's instruction during building works. 6. Request a copy of the Party Wall Award where works affect party wall or involve excavations within 3 meters of adjoining buildings or building over a public sewer. (clients responsibility) 7. Where works involve demolition to ensure that all elements of the building and adjoining structures are accounted for and that all necessary propping and temporary supports are in place. Do not scale off this drawing as the scaling may be off by up to 10mm. Works carried out under a building notice or prior to approval of drawings are at the contractor's/owner's risk. (all DPL drawings must be approved before works commence) and the client is responsible for ensuring that all necessary permissions are obtained from the relevant departments are fully responsible for the likelihood of condemned works. 8. Any discrepancies, either between written and site dimensions or between this drawing and other consultant's or supplier's drawings, should be brought to the immediate attention of DPL before the start of the works. The client is responsible for ensuring that all necessary permissions are obtained from the relevant departments are fully responsible for the likelihood of condemned works. 9. All of the structural drawings are subject to checking being in place, otherwise the client is responsible for ensuring that all necessary permissions are obtained from the relevant departments are fully responsible for the likelihood of condemned works. 10. All of the structural drawings are subject to checking being in place, otherwise the client is responsible for ensuring that all necessary permissions are obtained from the relevant departments are fully responsible for the likelihood of condemned works. 11. All work / site layout must be approved by building control before any work commences on site by building control inspector/builder for load bearing or non-load bearing status before purchase of steel/s. If non-load bearing then steel's should not be ordered. No refund or claim can be given against DPL on the design/materials charged for these steel/s.	
REV.	DATE	NAME	DESCRIPTION
Architectural Design Studio			
4 ST ANNES, DORIC WAY, EUSTON, LONDON NW1 1LG +44 07838 135 957			

OTHER NOTES:
All new proposed roof and wall finishes on this drawing to match existing materials. All new proposed skylights and windows to be installed in accordance with the Building Regulations. All new proposed windows shown on this drawing which overlook other property's are designed to be non opening and of obscure glazing. For a permitted development loft design the dormer designed on this drawing is set back from the existing roofline by 200mm, this note is a confirmation that it is designed this way. All works to be carried out in accordance with the latest appropriate codes of practice and to comply with current building regulations.
An inspection of the underground drainage was not possible on survey. Contractor should check drainage runs and ensure that they are in good condition. All drainage connections are assumed & is subject for confirmation by builder. Thomas water & building control, no refund will be allowed or claim made of drawing and any other drawing's relating to this project for whatever reason can be made. All work / site layout must be approved by building control before any work commences on site by building control inspector/builder for load bearing or non-load bearing status before purchase of steel/s. If non-load bearing then steel's should not be ordered. No refund or claim can be given against DPL on the design/materials charged for these steel/s.
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SITE ADDRESS	
73 LYNDHURST ROAD, WOOD GREEN, LONDON, N22 5AX	
DRAWING TITLE	
PROPOSED DRAWINGS	
DRAWN AT	HEAD OFFICE
SCALE	as shown
DRAWING NO.	@ A3
REVISION	11. NOVEMBER. 2022
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