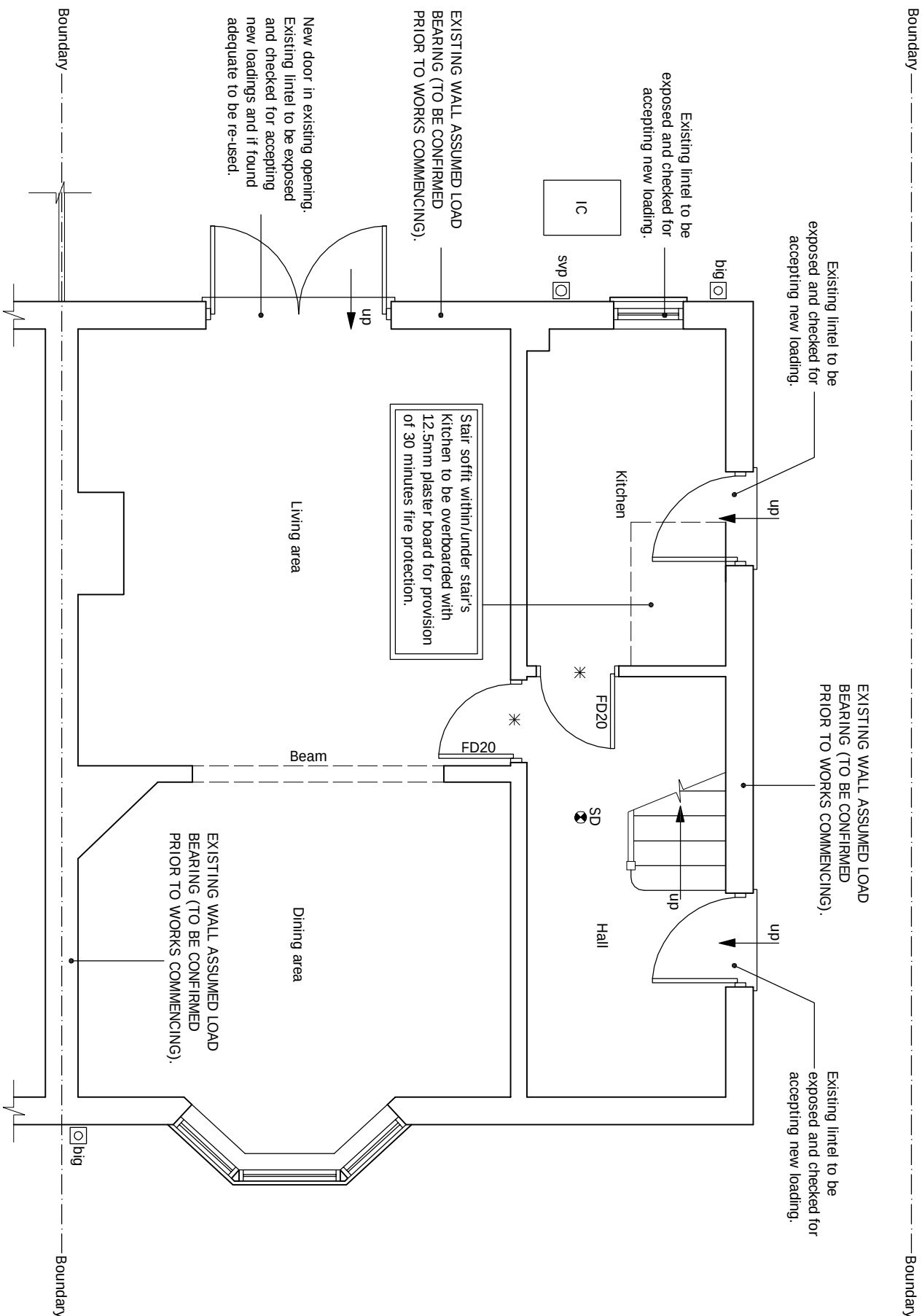




An inspection of the underground drainage was not possible on survey. Contractor should check drainage runs and invert levels prior to starting work on site and notify building control of results.

New internal doors to have 10mm air gap to underside.

EXISTING WALL ASSUMED LOAD
BEARING (TO BE CONFIRMED
PRIOR TO WORKS COMMENCING)

New door in existing opening
Existing lintel to be exposed
and checked for accepting
new loadings and if found
adequate to be re-used.

Stair soffit within/under stair's Kitchen to be overboarded with 12.5mm plaster board for provision of 30 minutes fire protection.

PROPOSED GROUND FLOOR PLAN

Scale 1:50



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DRAWING STATUS		CONSTRUCTION	
REV.	DATE	NAME	DESCRIPTION

GENERAL NOTES:

- Any dimensions shown are indicative only and are subject to verification on site. The contractor to sat on the ground and co-ordinate all dimensions on site during the course of the works and prior to setting out on the ground.
- Engineers calculations and any specialist supplier's drawings, specifications and Engineers drawings. Structural Prior to commencement of building works the contractor or houseowner is responsible and should:-
 1. Ensure that all working drawings and calculations are completed, approved by Building Control or Planning Departments & that they are the current revised drawings before any work 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. Supply water & take ground conditions including the soil type and the connection of all gas; electricity, water, drainage, sewerage, gas, oil, etc. to the building.
- Excavations. Owner is responsible for establishing an boundary lines on P/L, are not responsible for checking land ownership even if drawings have been approved by the planning and building control departments. If uncertain a land search should be carried out by the houseowner/contractor.
- P/L are not responsible for builders changing design methods from proposed works. The client is responsible for providing the correct and accurate drawings. No project should start without clients approval.
- Excavations. The contractor is responsible for checking all building works. No project should start without clients approval.
- For any additional structural design change on site from the start to end of building works requested by building control or any other third party's instruction during building works.
- 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)

ALL STRUCTURAL ELEMENTS (such as beams, lintels, joists, rafters, columns, walls, foundations and etc.) SHOWN ON DRAWINGS ARE ONLY INDICATIVE. THEY ARE SUBJECTED TO FURTHER STRUCTURAL ENGINEER'S CONSIDERATION.

OTHER NOTES:

CITE ANDRECC

All new proposed roof and end finishes on this drawing to match existing materials. All new proposed skylights shown on this drawing will be designed not protrude more than 150mm from the existing roof profile. All new proposed windows shown on this drawing which overlook other property's are designed to be non opening and obscure glazing. For a permitted development loft design the dormer designed on this drawing is set back from the eaves 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 insert levels prior to starting work on site and notify building control of results. ALL DRAINAGE SHOWN IS ASSUMED AND MUST BE VERIFIED BY CONTRACTOR.

ITEMS: In this drawing has been created by discount plans Ad for the "Client," only, a bound contract has been made between both party's in which a signed contract for creation of plans involving personal working hours for this drawing has been made. The client agrees to pay for the design services as stated in the contract. If the client does not wish to proceed with the project, he/she will be allowed or claim mode of drawing and any other drawings relating to this project for whatever reason he/she may want to cancel the contract. The client shall retain all copyright of the material and have the final right to control the use of the drawings. The client shall not use the drawings for any other purpose without the written consent of the architect. If the client terminates the contract, the architect shall retain all rights in the drawings and the client shall be responsible for payment of the fee. The client shall not use the drawings for any other purpose without the written consent of the architect. If the client terminates the contract, the architect shall retain all rights in the drawings and the client shall be responsible for payment of the fee.

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**THIS DRAWINGS CONTENT INCLUDING NOTES IS BOND TO SIGNED
AGREED CONTRACT BETWEEN CLIENT & DISCOUNT PLANS LTD**

SITE ADDRESS

246 THE ROUNDWAY,
TOTTENHAM, LONDON, N17 7DA

DRAWING TITLE
PROPOSED DRAWINGS

DRAWN AT	HEAD OFFICE	DRAWN BY
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SCALE as S

DRAWING NO.

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