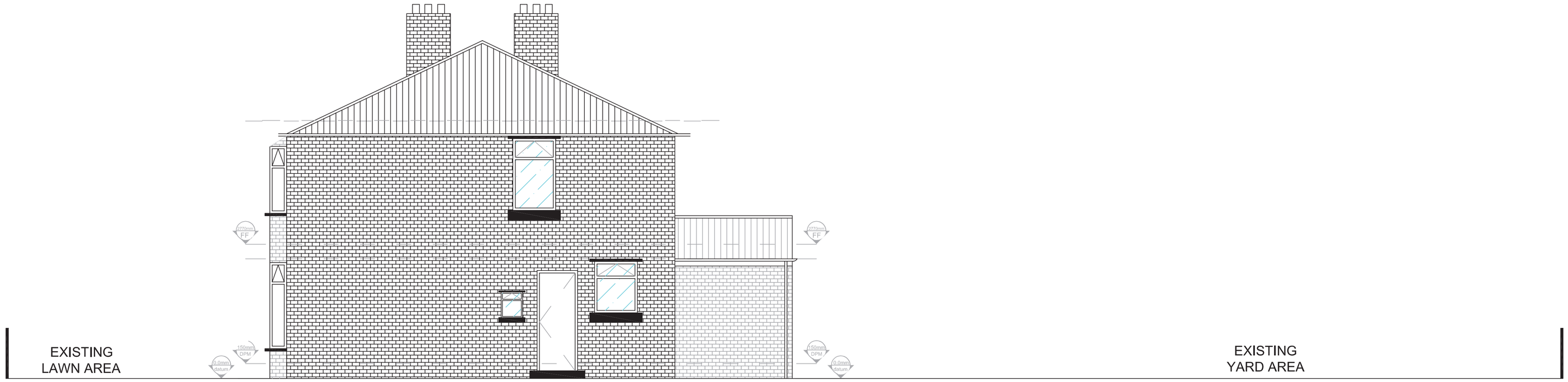
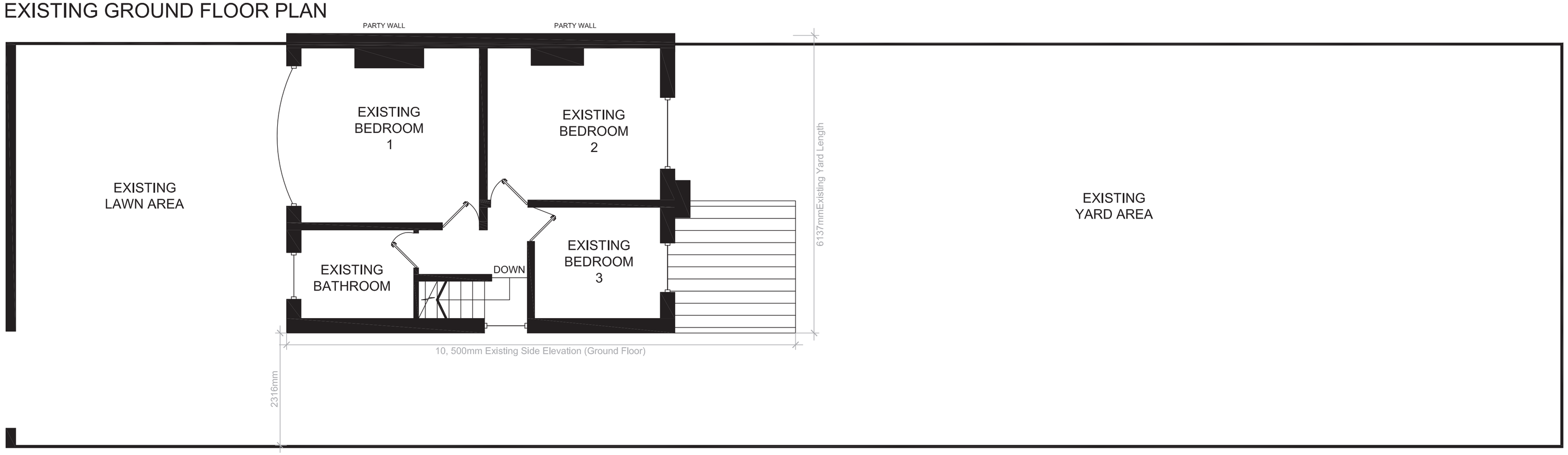


EXISTING SIDE ELEVATION

EXISTING GROUND FLOOR PLAN



EXISTING FIRST FLOOR PLAN

Key

- EXISTING
- PROPOSED
- STEEL BEAM

Archi-Plan Services Ltd

IMPORTANT:

These drawings have been prepared for Building regulations and planning/approval only. They are not meant to be exhaustive, it is not intended that they should be regarded as complete for pricing purposes. No work is to be commenced or materials to be ordered until all approvals and permissions have been obtained. CM building services accept no responsibility for any costs, losses, claims howsoever arising from these drawings, specifications and related documents unless there is full compliance with the client and any authorized user of the following:

1. All boundaries, dimensions, levels, existing drain/sewer positions, services or any other information is to be checked on site before construction or commencing shop drawings. Any discrepancies are to be reported to the Architect/designer for direction or approval before the implementation of the detail.
2. Partial service: Any discrepancies with site or other information is to be advised to the Architect/designer and direction or approval is to be sought before the implementation of the detail.
3. Block & site plans are reproduced under license from the Ordnance survey
4. For the purpose of co-ordination, all relevant parties must check this information prior to implementation and report any discrepancies to the Architect/designer
5. All provisions for temporary means of support & regulations for health & safety at work to be applied.
6. All works to be carried out to the complete satisfaction of the local authority building control officer.
7. All works to be carried out in strict accordance with HSE guidance & the CDM regulations
8. All work must comply with current Building Regulations (All relevant approved documents, planning legislation, BS-EN's and British Standards Codes of Practice) including regulation 7 (Workmanship & Materials). All materials to be stored, mixed and fixed in accordance with the manufacturers instructions and recommendations.
9. It is assumed that a suitably competent and experienced builder will be employed to carry out the works and that 'Accredited Design Details' & BRE BR 262 will be used throughout.
10. The client and builder/contractor are to agree on what will be provided for any price tendered.
10. Accommodation works are the responsibility of the builder/contractor, they have not been specifically shown but are to be included in any price tendered unless otherwise identified or provided for.
11. The builder/contractor shall visit the site to satisfy himself of the sufficiency of these drawings. He shall be responsible for all temporary works, temporary means of support and for ensuring that his method of working does not adversely affect the existing structure or adjacent property.

NOTE TO CONTRACTOR: DO NOT SCALE FROM THIS DRAWING

Client
15 BRENTBRIDGE ROAD, M14 6AU

Project
DOUBLE STOREY REAR EXTENSION

Title
EXISTING GROUND FLOOR & FIRST FLOOR PLANS incl. ELEVATION

Drawn by	Date Sep	Purpose of issue Planning	Scale 1:50 @ A1
Checked by	Date	Drawing No. 26158192-B	CIAT
Approved by	Date		