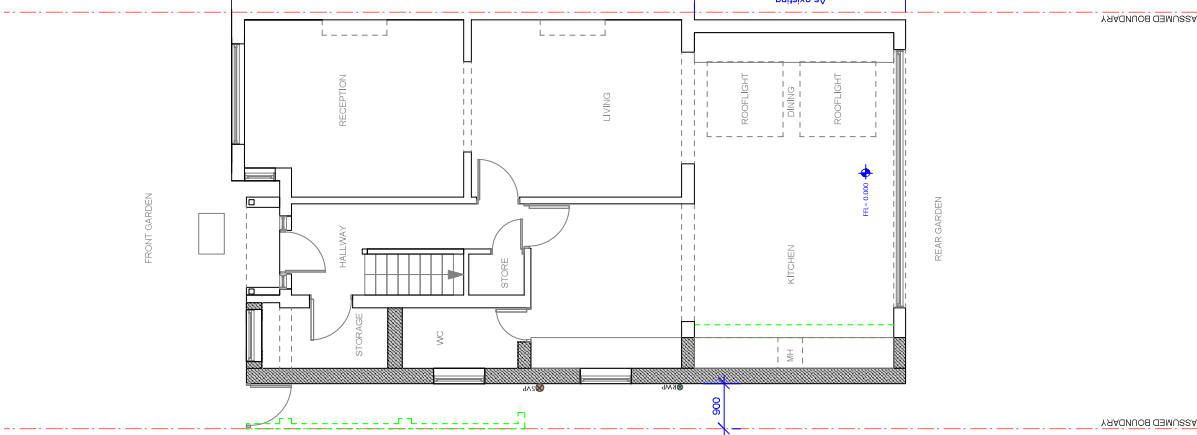
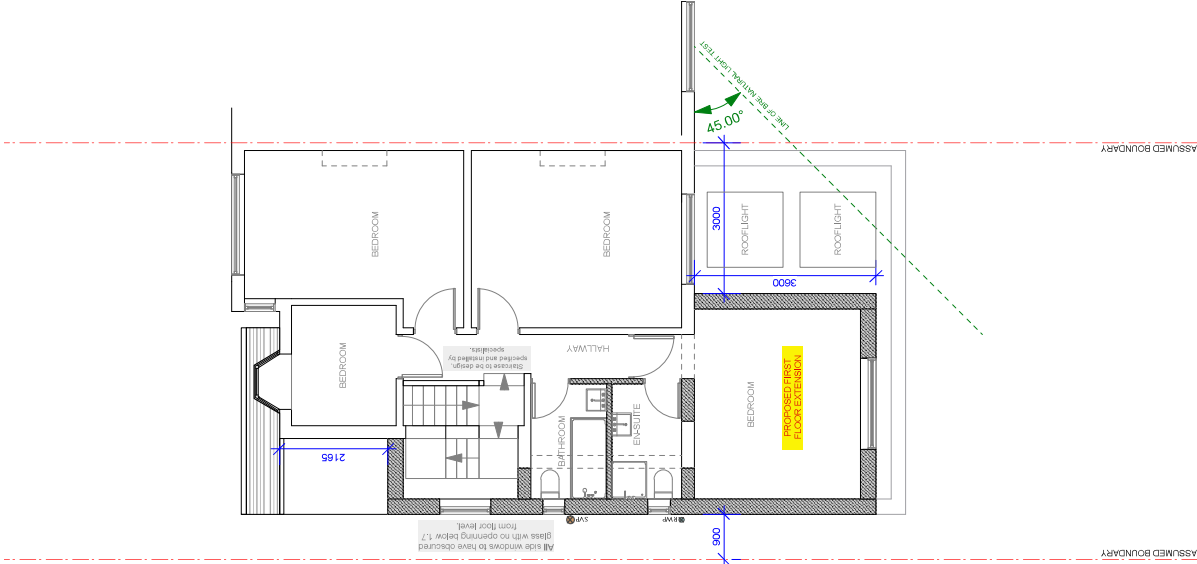


NOTE: ALL PROPOSED MATERIALS TO MATCH EXISTING



1
PR-10
FIRST FLOOR PLAN
Scale: 1/100



1
PR-10
GROUND FLOOR PLAN
Scale: 1/100

Issue:
Planning Application
Not for building control or construction
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General Notes:
Contractor must verify all dimensions before and carry out
construction in accordance with the approved drawings.
Structure, temporary support or setting out before
commencing work. Contractor must advise the
owner of any missing information, do not assume. Any
discrepancies to be reported to us.

No construction work before all Local Authority consents,
Planning Permission, Building Control approval and structural
drawings are received.
You Architecture Ltd is not liable for any work undertaken
without Planning Consent or Building Regulations Approval
before or after our involvement. Any unauthorised works
entirely at the risk of the owner/builder.

If any variation is made to design without our permission, we
accept no liability for the entire design.
All structural elements (inc. loadbearing walls, joists, beams
and columns) to be confirmed by structural engineer. All
work to be carried out in accordance with the
drawing and specifications.

All work to be carried out in accordance with the
manufacturer's guidelines. The latest British standards Codes
of Practice shall be followed. All work and materials comply
with Health and Safety Regulations.

Local Water Authority consent to be obtained when
building over or near to public sewers.
Highways Authority Consent to be obtained when building
over or near to highway.

CDM REGULATIONS 2015
You Architecture Ltd is not liable for any work undertaken
without Planning Consent or Building Regulations Approval
before or after our involvement. Any unauthorised works
entirely at the risk of the owner/builder.
If the contract exceeds the above then it is the client's
duty to appoint a Principal Designer & Principal
Contractor in accordance with the CDM Regulations 2015
and this role will be carried out by others, unless
otherwise stated. You Architecture Ltd is not liable for the
designer in accordance with CDM2015. If you are not
please let us know and we can provide you guidelines.

PARTY WALL ACT
The owner should be made aware under the
Party Wall Act 1996, that the Party Wall Act 1996, that Party
Wall Act 1996, that Party Wall Act 1996, that Party Wall
Act 1996, that Party Wall Act 1996, that Party Wall Act 1996,
(a) Various work that is going to be carried out directly
to an existing party wall or party structure
(b) Excavation within 3 or 4 metres of a neighbouring
hole or proposed foundations
(c) Excavation within 3 or 4 metres of a neighbouring
hole or proposed foundations
We confirm that we do not accept any responsibilities
for any issues related by neighbouring unless otherwise it
agreed with us in writing.

COPYRIGHT ACT
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reproduced, or otherwise used in any form without the
written consent of You Architecture Ltd. Do not copy,
reproduce, loan or supply information from
this drawing without our authorisation from You
Architecture Ltd.

Revision	Description
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Drawing Title:
Proposed Floor Plans

Dwg no:	0131-PR-10	Revision:	8	Date:	04.10.2021
Scale:	1:100A33p	Drawn by:		Checked by:	