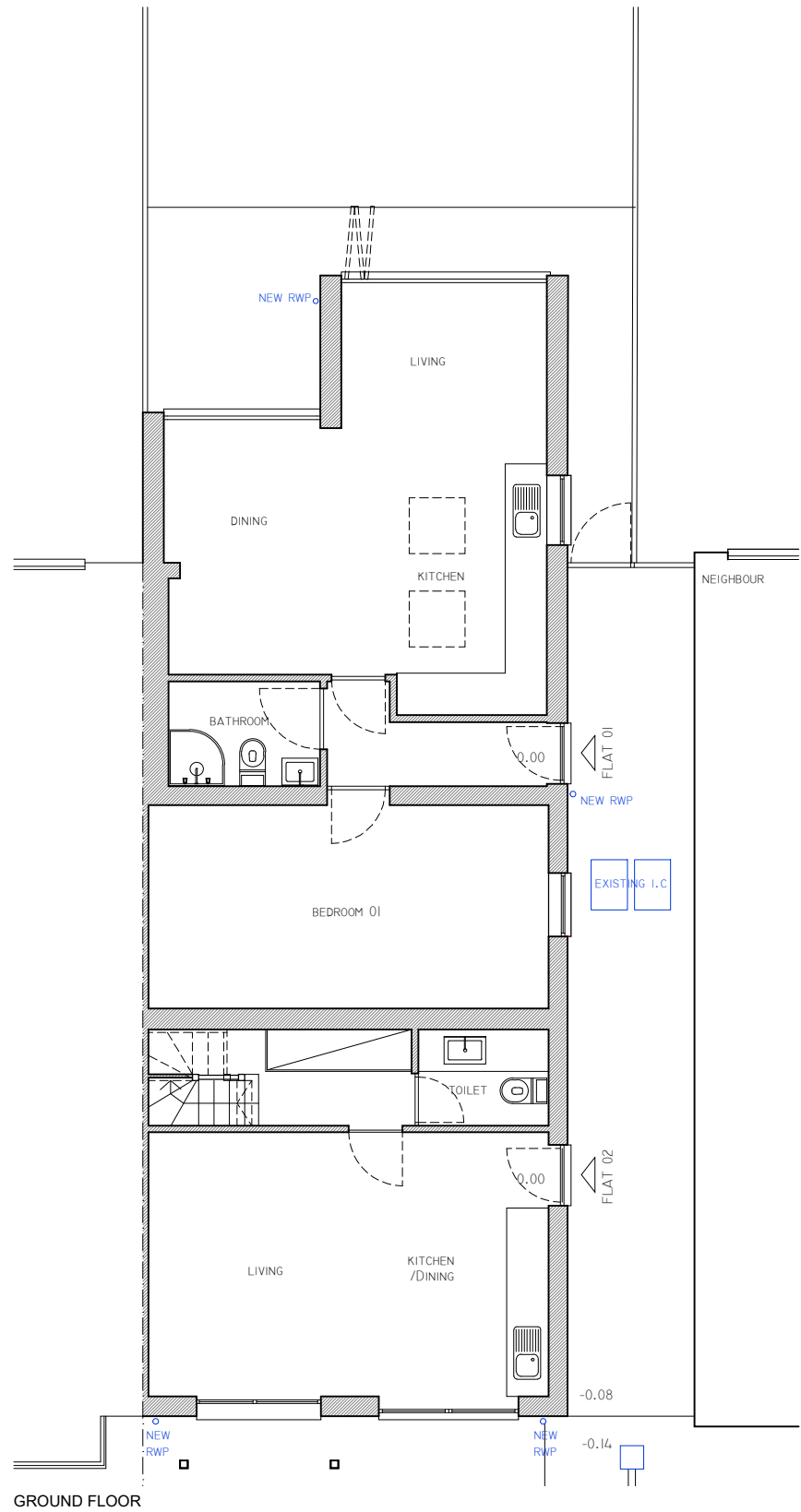
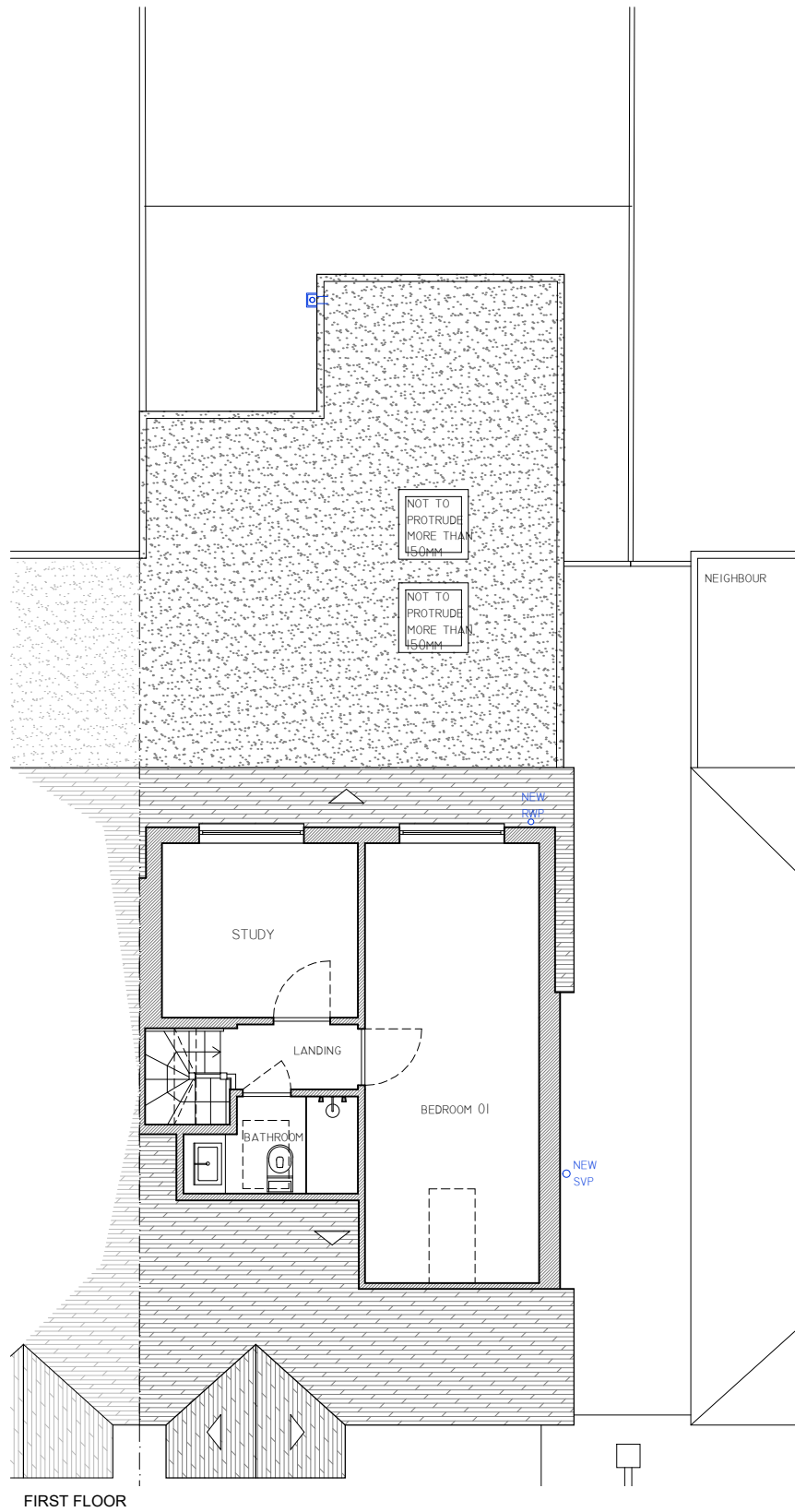
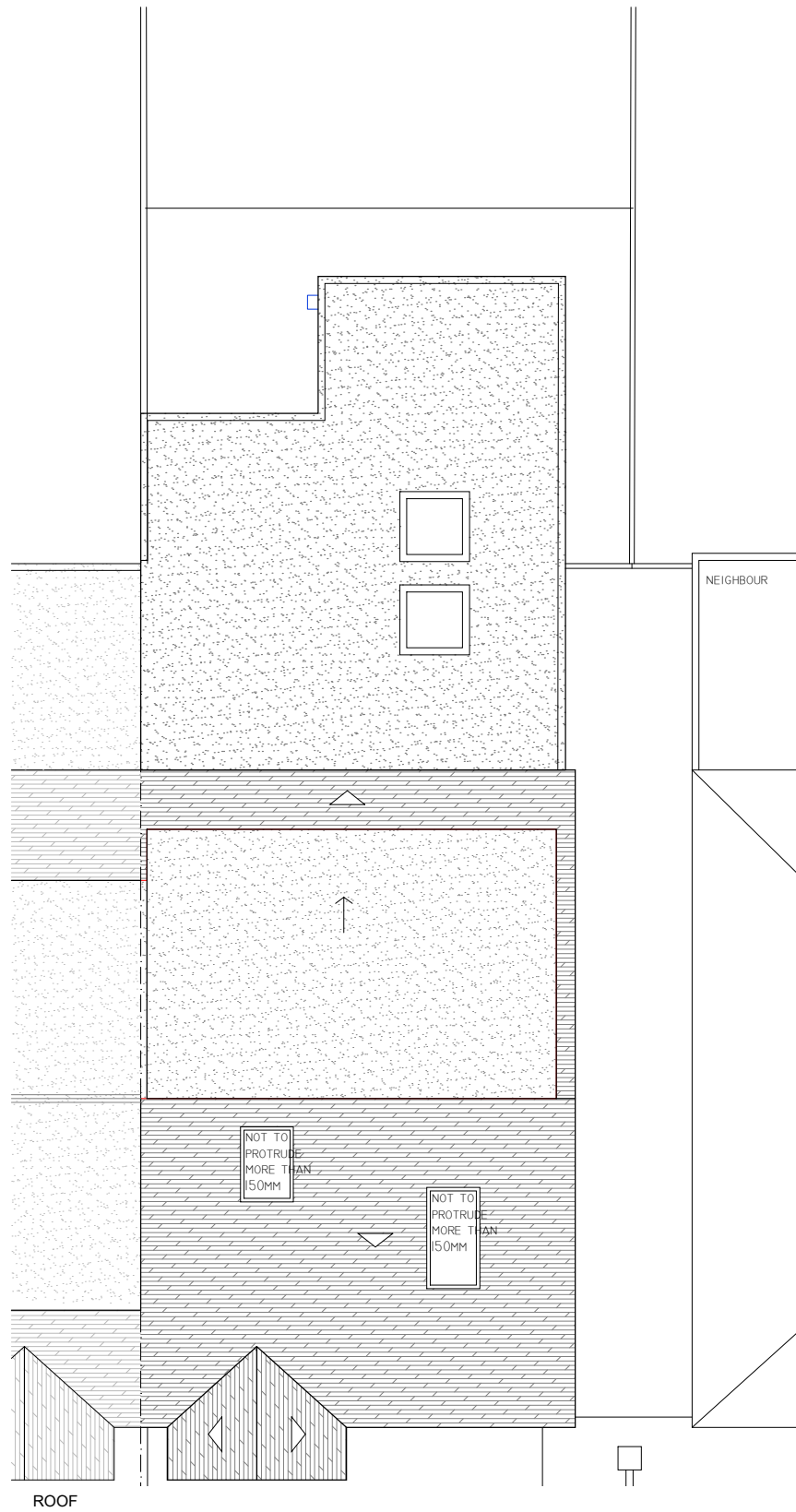




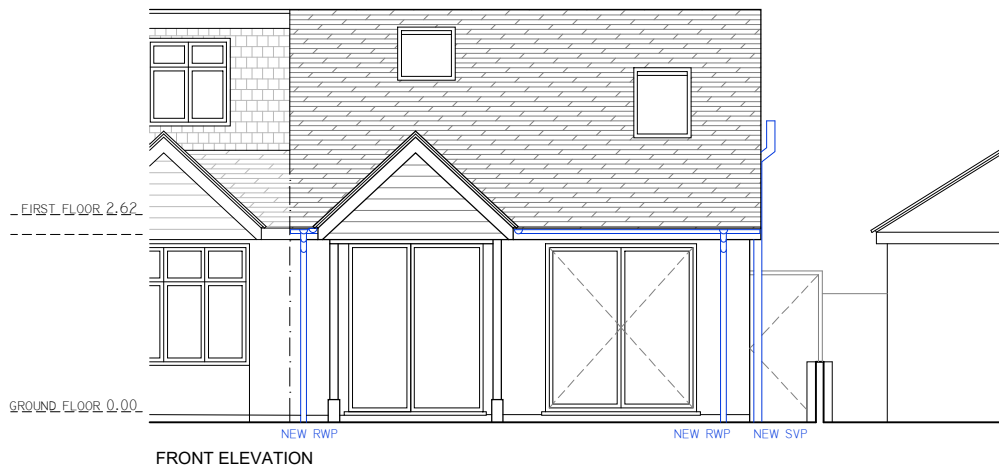
GROUND FLOOR



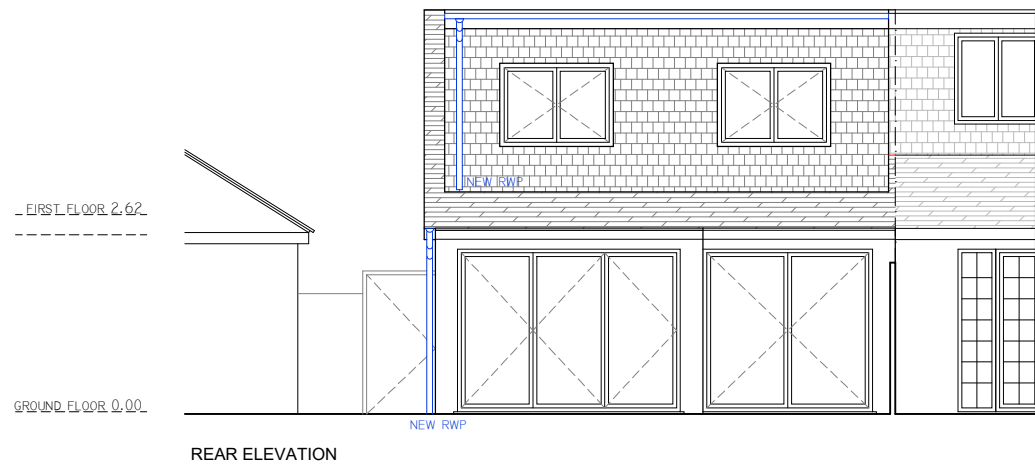
FIRST FLOOR



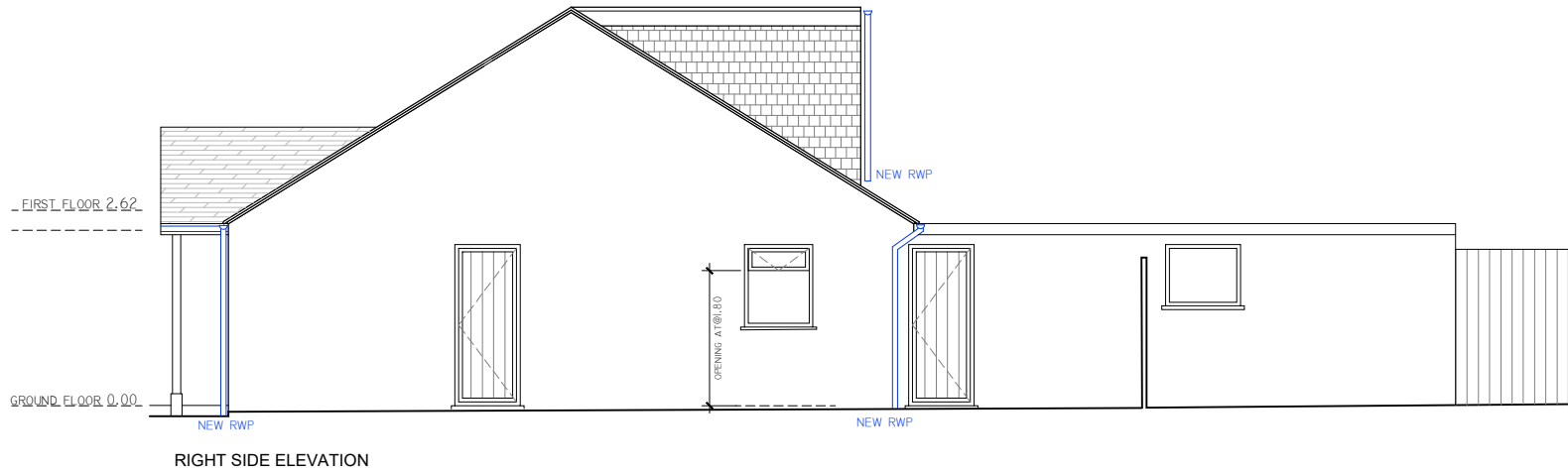
ROOF



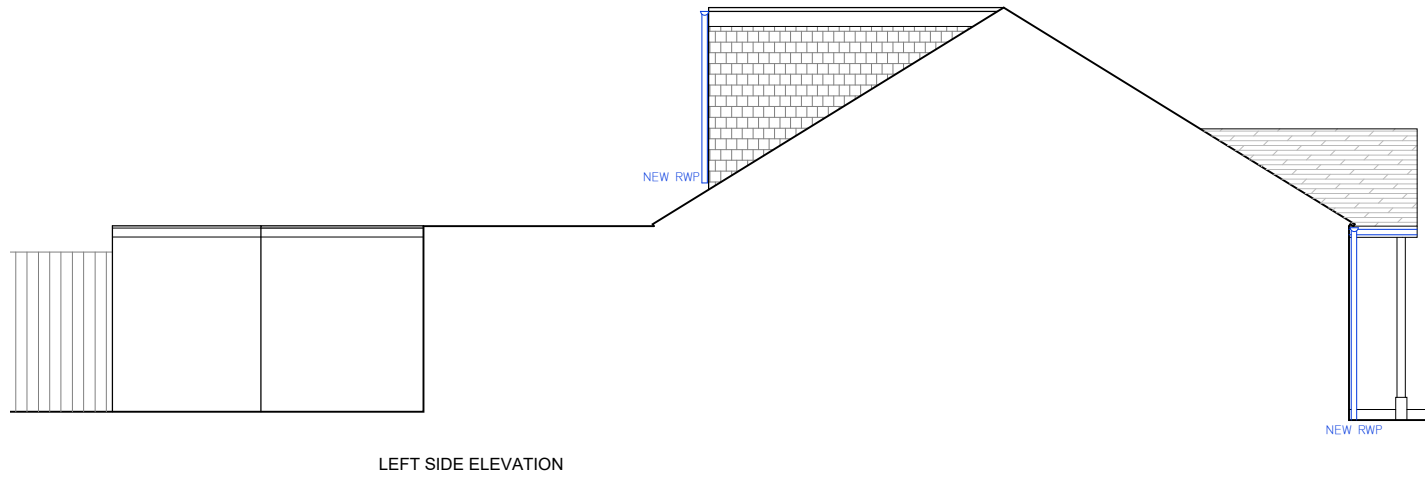
FRONT ELEVATION



REAR ELEVATION



RIGHT SIDE ELEVATION



LEFT SIDE ELEVATION

GENERAL NOTES:

1- THIS DRAWING IS FOR STATUTORY BUILDING CONTROL PURPOSES ONLY. DO NOT SCALE

2- PARTY WALL ACT

The owner, should they need to do so under the requirements of the Party Wall Act 1996, has a duty to serve a Party Structure Notice on any adjoining owner if building work on, to or near an existing Party Wall involves any of the following:

- Support of beam
- Insertion of DPC through wall
- Raising a wall or cutting off projections
- Demolition and rebuilding
- Underpinning
- Insertion of lead flashings

- Excavations within 3 metres of an existing structure where the new foundations will go deeper than adjoining foundations, or within 6 metres of an existing structure where the new foundations are within a 45 degree line of the adjoining foundations.

A Party Wall Agreement is to be in place prior to start of works on site.

ADDITIONAL NOTES:

- 1.1 - All work is to comply with the current requirements of the Building Regulations and allied legislation.
- 1.2 - This drawing must be read in conjunction with all relevant details for this project.
- 1.3 - All dimensions are given in metres on architectural drawings.
- 1.4 - No scaling from any drawings allowed, and dimensions take precedence.
- 1.5 - Any discrepancies and/or indistinctiveness should be referred to Architect before commencement of construction.
- 1.6 - All dimensions to be verified and coordinated on site prior to construction. Figured dimensions take preference over scaled drawings. Large scale drawings take preference over smaller scale drawings.
- 1.7 - All structural elements, steel, timber and concrete as per structural engineer's drawings, details and specifications.
- 1.8 - All building codes quoted hereunder and in drawings are invoked standards and the Contractor must comply when invoked in a specification. Contractor may be called upon to produce the relevant building code on site to prove cognizance of the standard.
- 1.9 - No work is to extend over adjoining properties without express instructions.
- 1.10 - All materials are to be used and installed in strict compliance with manufacturer's recommendations.
- 1.11 - For any questions/ comments related to structural drawings/ calculations please contact the structural engineer directly and copy us on the email.

TITLE: Conversion of one dwellinghouse into two self-contained residential units (2 x 1 Bedroom Units) (Part-retrospective)

PROJECT: Proposed Plans and Elevations

CLIENT: Mrs. Emma Sahota

PLACE: 50 Pinkwell Avenue,
Hayes,
Hillingdon
UB3 1NQ

CHARTERED ARCHITECTS
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SCALE: 1:100 @A2 DATE: April 2022

Drawing Number

03

Our Ref: (AS RT01)
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