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NOTES

1. All dimensions are to be checked on site prior to the commencement of work and any discrepancy is to be reported to the construction manager before construction.

2. All work is to comply with current Building Regulations and allied legislation.

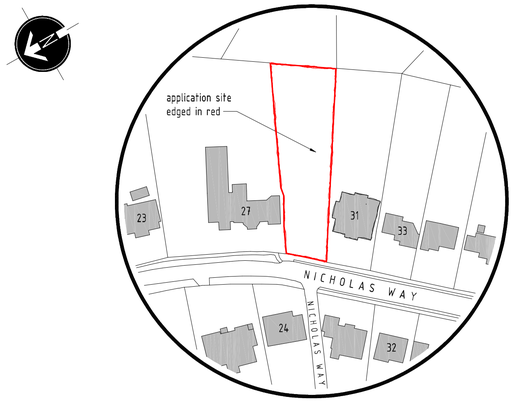
3. All contractors and sub-contractors must ensure that they have the latest issue of this drawing and details before the commencement of work on site.

4. All materials are to be used and installed in strict compliance with the relevant manufacturers instructions and recommendations.

5. All works on site, managed and implemented as a result of the designs indicated on this drawing, are to be given full consideration for compliance with the Health and Safety CDM Regulations in respect of design and implementation on site and no works are to be undertaken if it is considered that compliance with the Building Regulations cannot be achieved.

6. All dimensions shown in millimetres.

7. Footprint of buildings shown at10m above ground level.



LOCATION PLAN
SCALE 1:1250

0 25 50 75 100 125

PROPOSED STREET SCENE ALONG NICHOLAS WAY
SCALE 1 : 250

0m 5 10 15 20 25m

IMAGE 1

existing 3.1m high fence/trellis along boundary, extending beyond existing shed within application site - preventing overlooking.

IMAGE 2

existing 4.1m & 3.1m high wall/fence/trellis and planting adjacent to neighbouring raised patio - preventing overlooking.

IMAGE 3

existing 1m high raised patio which has been approved with a 1.8m high fence above (currently under construction) - preventing overlooking.

IMAGE 3

proposed raised patio to be the same height as neighbouring raised patio and to extend to similar depth (as shown on plan).

LEGEND

- existing structure to be removed
- proposed two storey structure
- proposed single storey structure
- proposed permeable driveway
- proposed permeable paths and patios
- 72.675 existing levels
- 72.675 proposed levels
- existing trees to be retained
- existing hedgerow planting / shrubs
- proposed hedge
- mixed flower beds
- existing trees to be removed

for tree and ground protection details please refer to the GHA Arboricultural Report and Impact Assessment

PROPOSED SITE LAYOUT PLAN
SCALE 1:250

0 5 10 15 20 25

A	02/02/2023	rear balconies removed

Site Area: 0.17 ha.

rev:	date:	description:	
scale: 1 : 250 A1		date: 09 / 11 / 2022	
drawing no: 1393 / P / 1 A		drawn: TF	
drawing: PROPOSED SITE LAYOUT & LOCATION PLAN			
project: 29 NICHOLAS WAY NORTHWOOD, HA6 2TR			
client: MR AND MRS PATEL			

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