



PROPOSED FRONT ELEVATION

scale 1:50



DRAWING STATUS		PLANNING
REV.	DATE	N/A
	NAME	DESCRIPTION
Architectural Design Studio		
4 ST ANNES, DORIC WAY, EUSTON, LONDON NW1 1LG		
+44 07838 135 957		
GENERAL NOTES: Any dimensions shown are indicative only and are subject to verification on site. The contractor to set out, check and co-ordinate all dimensions on site during the course of the works and prior to setting out on site. This drawing to be read in conjunction with all other Architect's and Engineer's drawings, Structural Engineering calculations and any specialist supplier's drawings. 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 works 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. Verify boundary lines & ground conditions including checking positions and new connections of all gas, electrical, water & other services drainings etc., within the site prior to the commencement of excavations. Owner is responsible for establishing an boundary line on DPL, one not responsible for identifying existing services underground. By proceeding with the work you acknowledge that you understand the risks if it turns out that there are hidden services below the building and/or foundations. 4. DPL are not responsible for builders changing design methods from proposed works. The client is responsible for those being carried out on a building notice. No project should start without costs. 5. Owner is responsible for purchasing additional materials and covering extra engineering design costs for any additional structural design changes on site from the start to end of building works requested by building control or any other third party's instruction during building works. 6. Request a copy of the Party Wall Award where works affect party wall or involve excavations within 3 metres of adjoining buildings or building over a public street. (Client responsibility) 7. Where works involve demolition to ensure that all elements of the building and adjoining structures are accounted for and that all necessary propping and temporary bracing are in place. To not scale off anything on the scaffolding may be off! 8. Works carried out under a building notice or prior to approval of drawings are at the discretion of the Contractor/Owner's risk. (all DPL drawings must be approved before works commencing). 9. Any discrepancies between written and oral instructions or between the drawings and owner consultant's or suppliers drawings, should be brought to the immediate attention of DPL before executing the structural, drainage, mechanical and electrical works. This includes types of materials if mentioned above on drawings do not match what is on site then this will need to be brought to DPL attention straight away before commencing work. 10. All of DPL structural designs are suitable to footings being 1m deep, if however the existing foundation type and building controls will need to define on a different method of construction depending on the building control requirements. 11. All walls which have been designed to be removed on plans are to be checked on site by building control inspector/judicialer for load bearing or non-load bearing status before purchase of steel/s, if non-load bearing then steel/s should not be ordered. Not refund purchases of steel/s, if on load-bearing then the design/materials changed for these steel/s, or column can be given approval DPL on the design/materials changed for these steel/s.		
OTHER NOTES: All the proposed roof and wall finishes on this drawing to match existing materials. All new proposed slabs/shown on this drawing will 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 left design the dormer designed on this drawing is set back from the eaves by 200mm, this rate 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 invert levels prior to starting work on site and notify building control of results. ALL DRAINAGE SHOWN IS ASSUMED AND MUST BE VERIFIED BY CONNECTION. THESES - the drawing has been created by discount plans ltd for the Client's only, a bound contract has been made between both party's in which a signed contract for creation of works involving pre-paving hours for the drawing has been made, these notes operate DPL Discount plans Ltd hold copyright of this material and have the full right to control the use of these notes, any company, department or person that infringe these rights will be subject to legal compensation brought against them, clients agreement with these terms has signed on all the above by signing contact between both party's and understands that no reliance can be given. 12. All drainage connections is assumed & is subject for completion by building control inspectors, all drains, foul and surface connections should be approved by Thames water before works commence.		
PRINT @ A3 SHEET SIZE discountplansltd@gmail.com THIS DRAWINGS CONTENT INCLUDING NOTES IS BOUND TO SIGNED AGREED CONTRACT BETWEEN CLIENT & DISCOUNT PLANS LTD		
SITE ADDRESS	14 FAIRFIELD AVENUE, RUISLIP, MIDDLESEX, HA4 7PH	
DRAWING TITLE	PROPOSED DRAWINGS	
DRAWN AT HEAD OFFICE	DRAWN BY	
SCALE AS SHOWN	@ A3 13. AUGUST. 2020	
DRAWING NO.	REVISION	
DPL. 06.	www.discountplansltd.com	