

COPYRIGHT NOTES

No deviation may be made from the details shown on this drawing without the prior written permission of the office.

Any discrepancy found between this drawing and any other document should be referred immediately to the office.

Assumed Foul drainage & rain water Drain. To be confirmed on site by the Contractor.

All drainage shown on the plans is provisional and may require on-site agreement with the Building Control Officer.

All air brick vents to be carried forward and where necessary new air brick vents to be introduced.

All rights described in Chapter IV of the Copyright, Designs and Patents Act 1988, have been generally asserted.

Structural Cables takes precedent on all drawings. Please refer to Structural Calculations for confirmation of sizes for Rafter, Joists and Beams.

Before commencement of the works the contractor must check and verify all buildings and site dimensions and levels, all relevant sewer outfalls, invert levels and connection points.

This drawings must be read in conjunction with and checked against all structural, specialists and detail, layout and engineering drawings.

This drawing should not be relied upon to give information on ground conditions and foundations.

Specification to be used as guidance only and not to be solely relied on for construction purpose.

The contractor is to carry out the work in compliance with the Building Regulations, and relevant current British Standards.

The party Wall Act 1996. The Provision of the party wall act 1996 are to be implemented which client shall be responsible neighbors are to be sent details (by hand) of proposed works and a copy of the standard letter required by the Party Wall Act 1996, 28 days prior to commencement of works.

CDM REGULATION CDM regulation will apply to the project which would require under health and Safety Legislation. Client shall be responsible for the Health and Safety Legislation to oversee all site works and ensure compliance with required Legislation.

GENERAL The contractor is advised to visit the site to ascertain the extent of the works, as no claim for lack of knowledge will be entertained. All materials and goods incorporated within the works shall comply with the latest edition of the appropriate code of practice and the appropriate LATEST WRITTEN INSTRUCTION and building regulation. It is a requirement that all the works comply with the specification and drawings unless any divergence is agreed otherwise prior to the works being carried out.



78 Stanley Road
Wellingborough
Northants NN16 9JG
info@design-board.co.uk

CLIENT
27 EASTBURY ROAD
NORTHWOOD
HA6 3JU

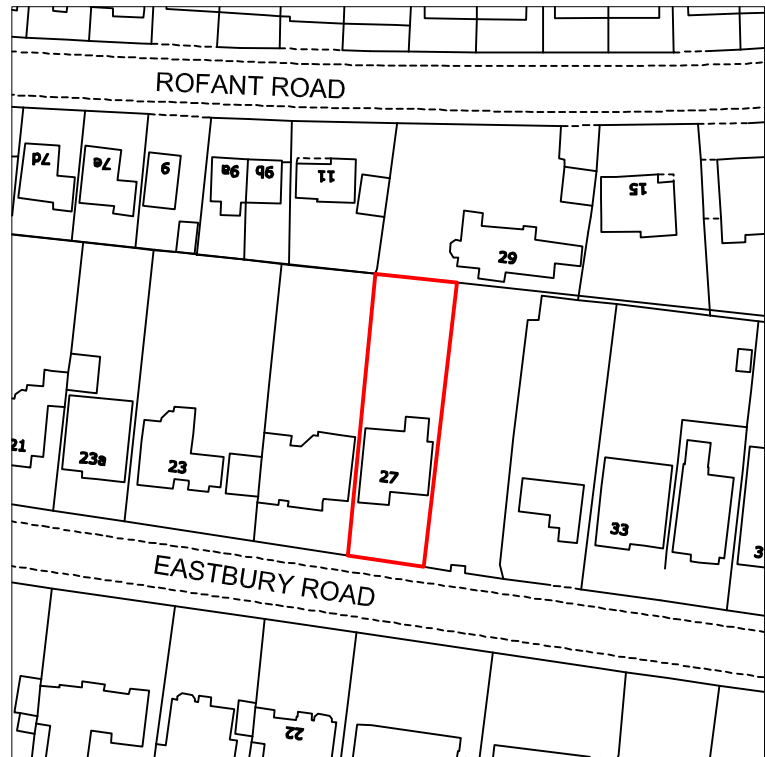
TITLE
PART RETROSPECTIVE - TWO STOREY
FRONT & REAR EXTENSION WITH
SINGLE STOREY REAR EXTENSION &
REAR OUTBUILDING FRONT PORCH CANOPY
& PROPOSED FRONT PORCH CANOPY

DRAWING
EXISTING & PROPOSED
PLANS AND ELEVATIONS
Incl. SITE/LOCATION PLAN

DRWG NO A671-2a

SCALE 1:100 1:1250 1:500

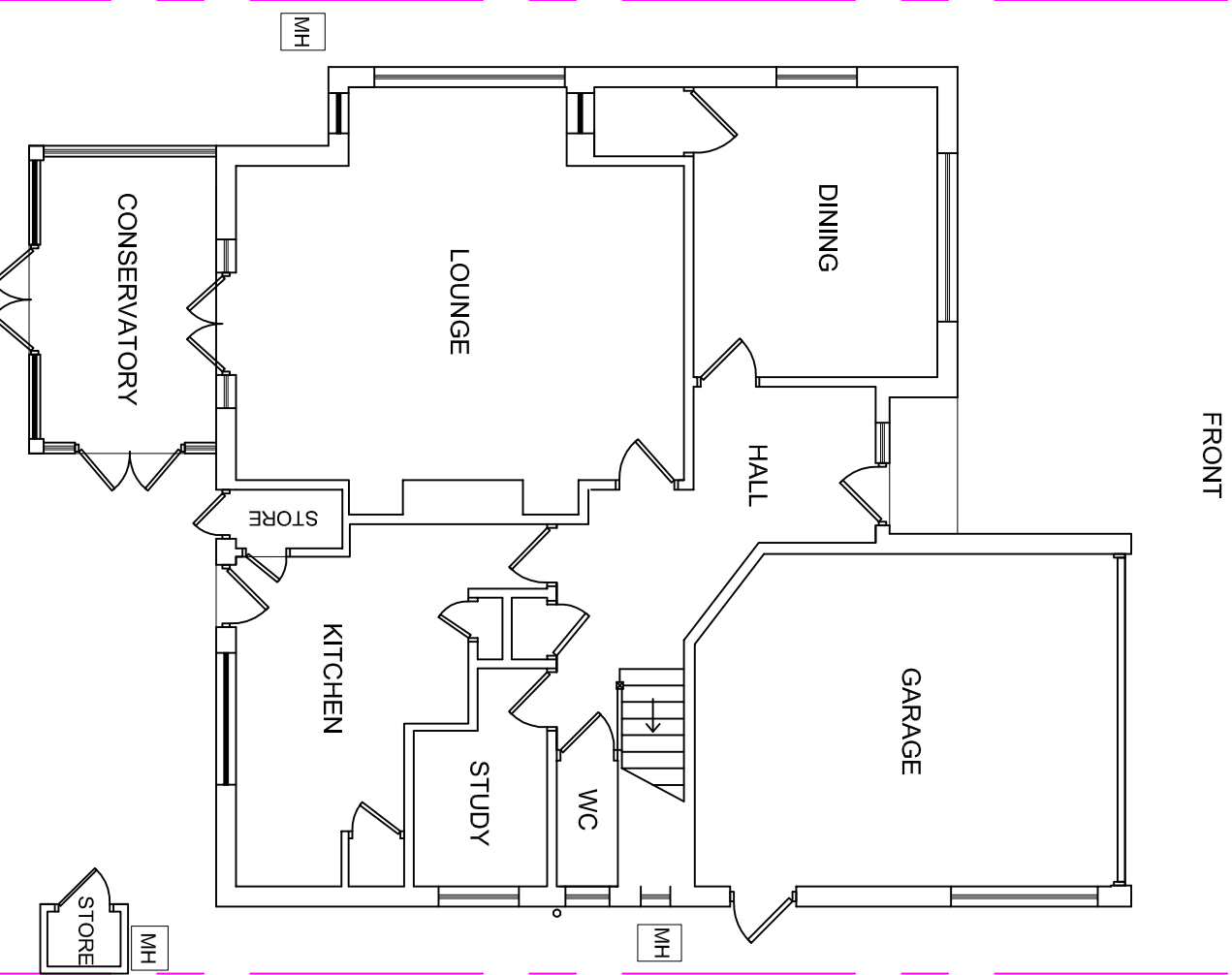
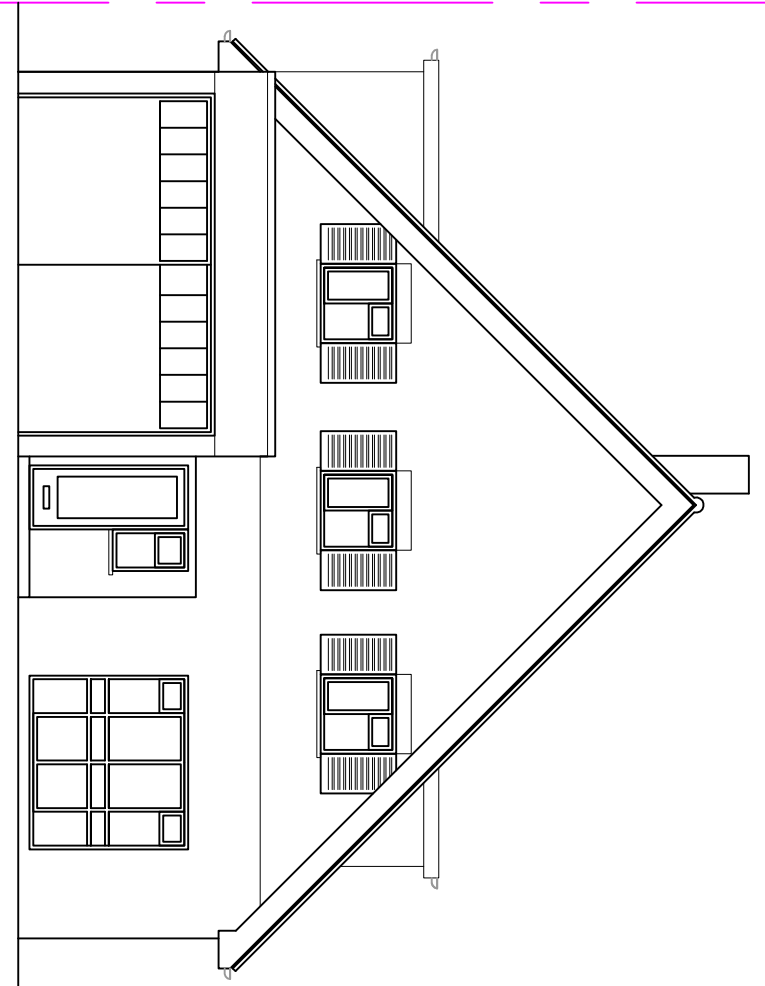
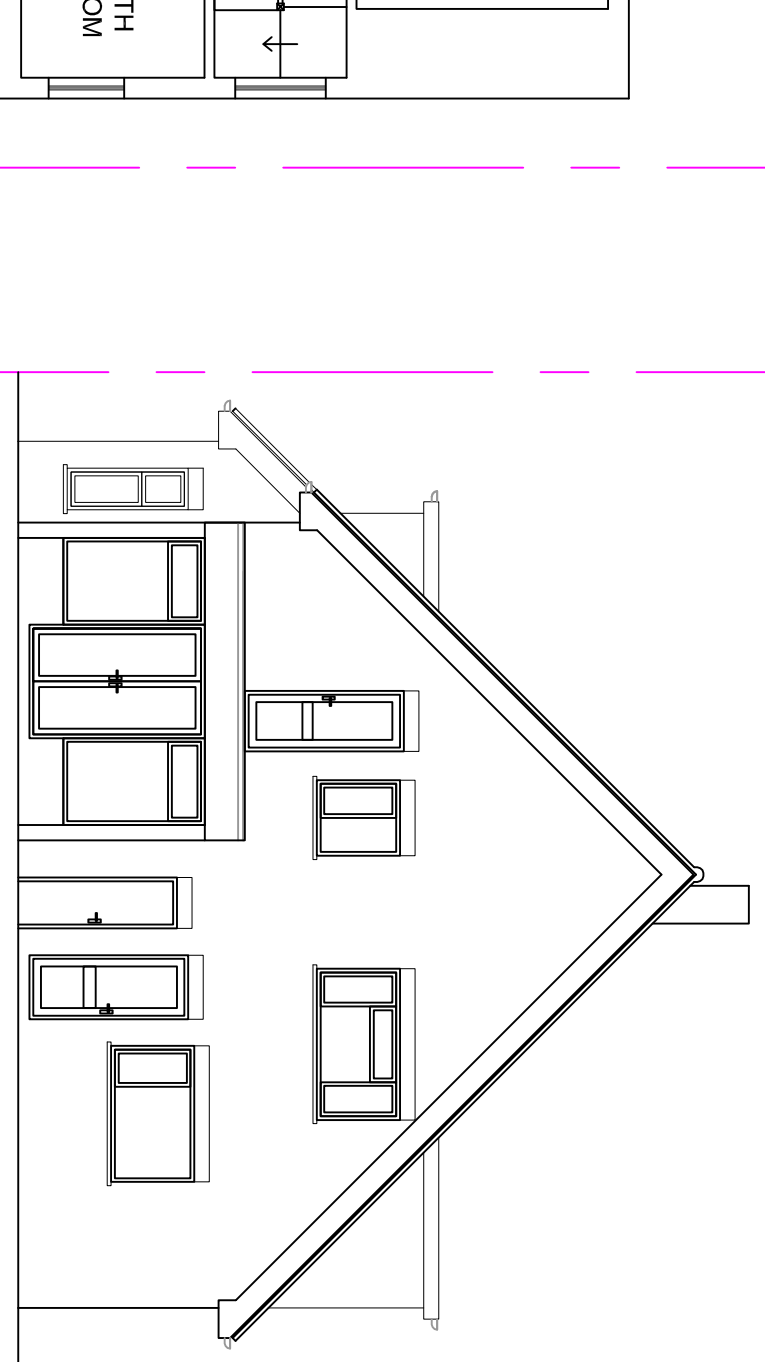
DATE JUNE 2023



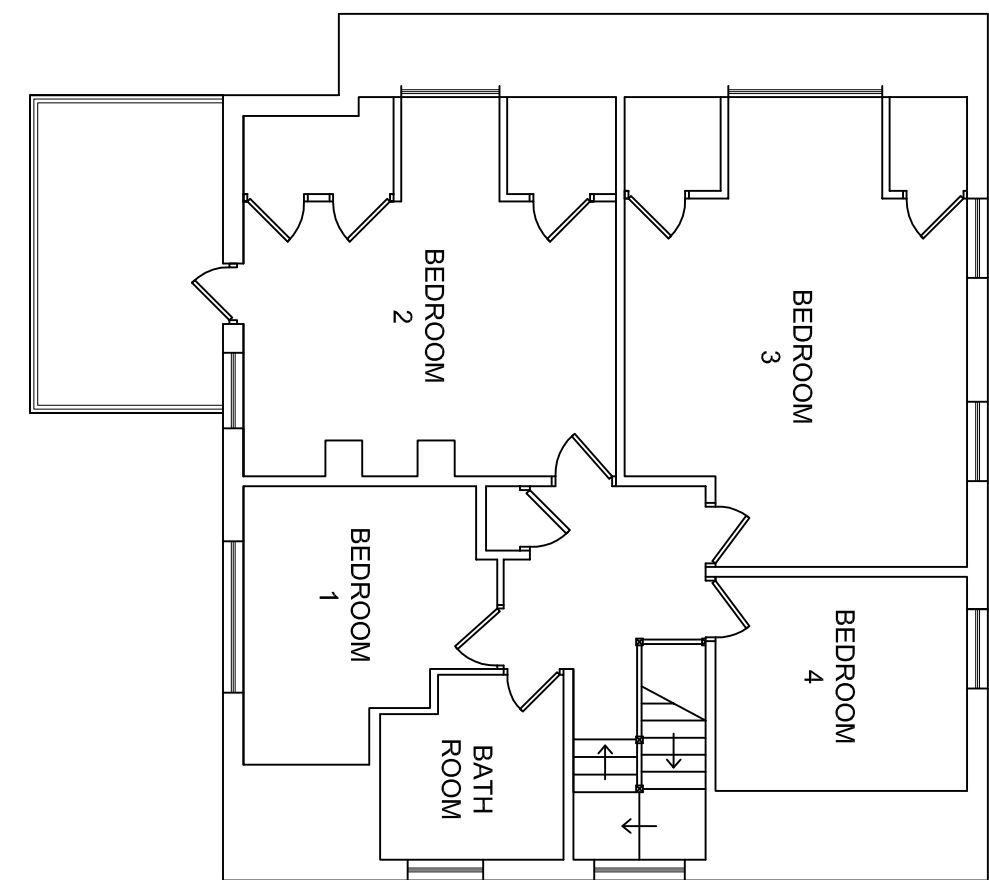
LOCATION PLAN - Scale 1:1250

EXISTING REAR ELEVATION
Scale 1:100

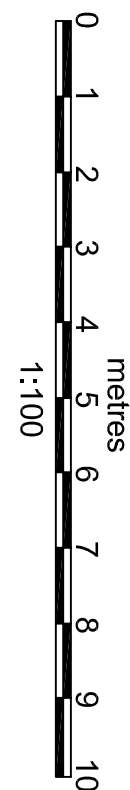
EXISTING FRONT ELEVATION
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EXISTING GROUND FLOOR PLAN
Scale 1:100

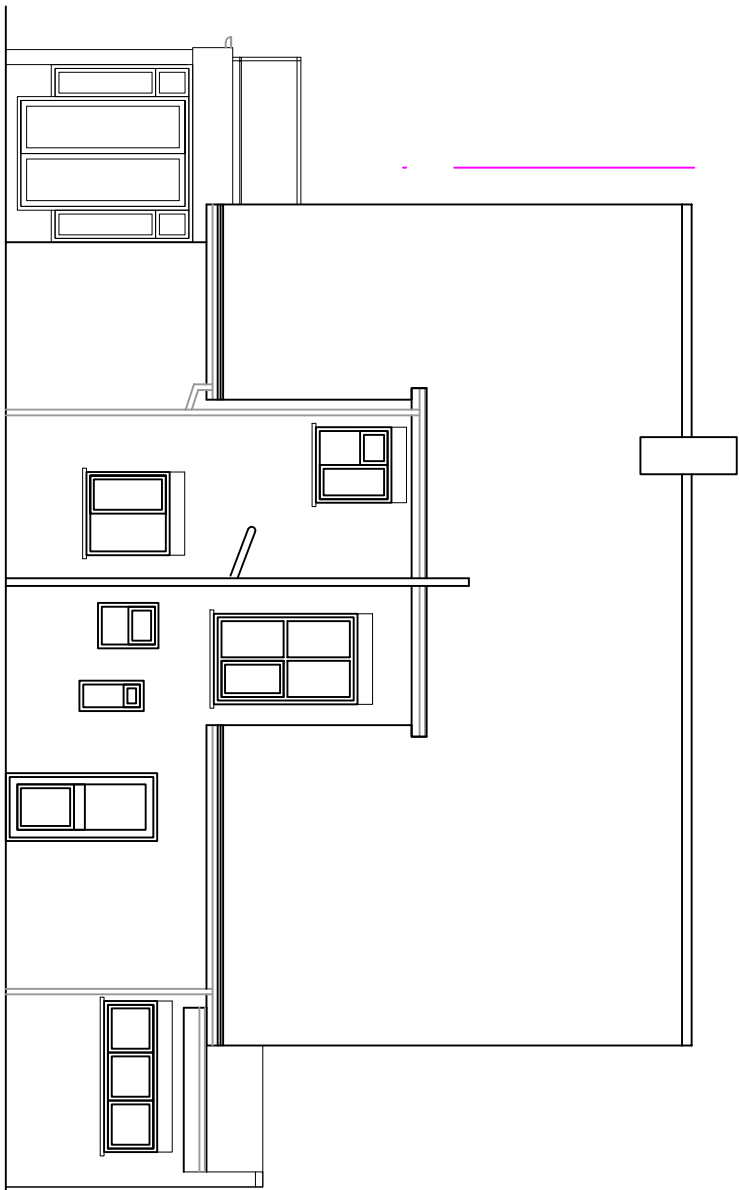


EXISTING FIRST FLOOR PLAN
Scale 1:100

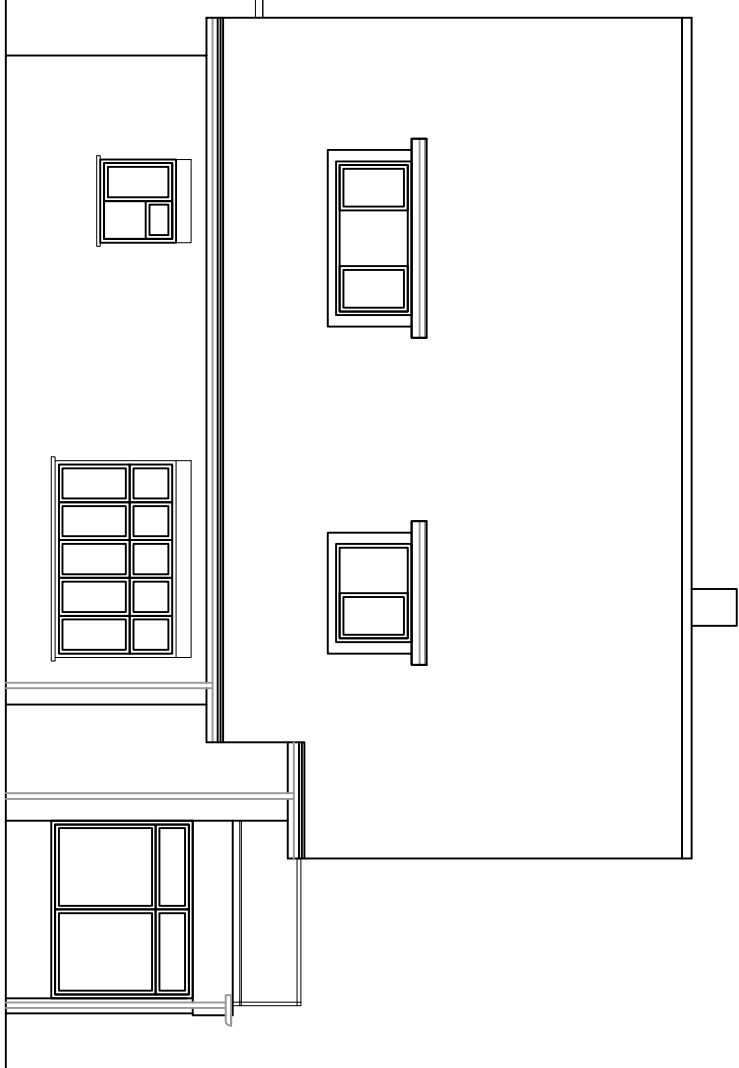


EXISTING MATERIALS:
Part Sand Cement Render (front lower level only)
Red facing brickwork
Interlocking red concrete tiles
White UPVC Windows & Doors
PROPOSED MATERIALS:
K-Render
Grey Cement Tiles
White UPVC Windows & Doors
Obscured glazed window for Bathroom only
OUTBUILDING: Smooth Render

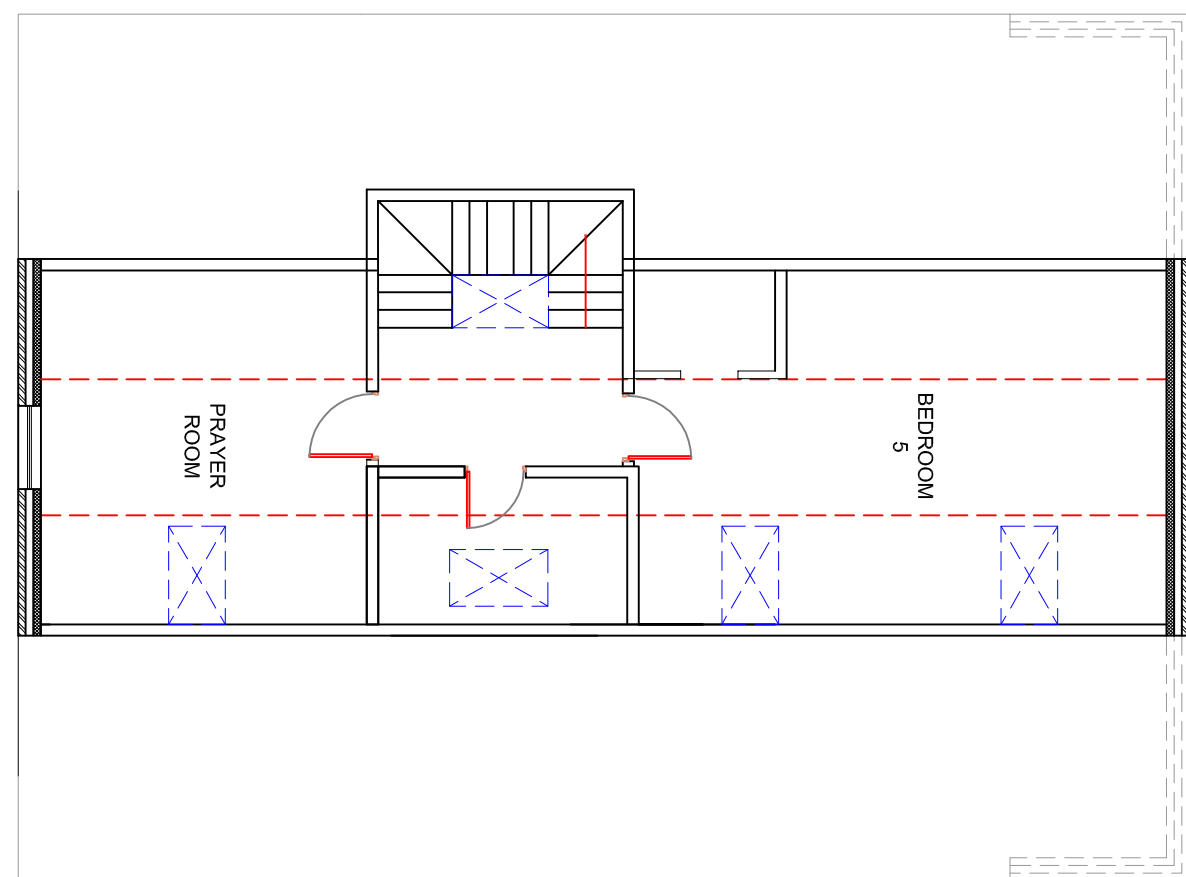
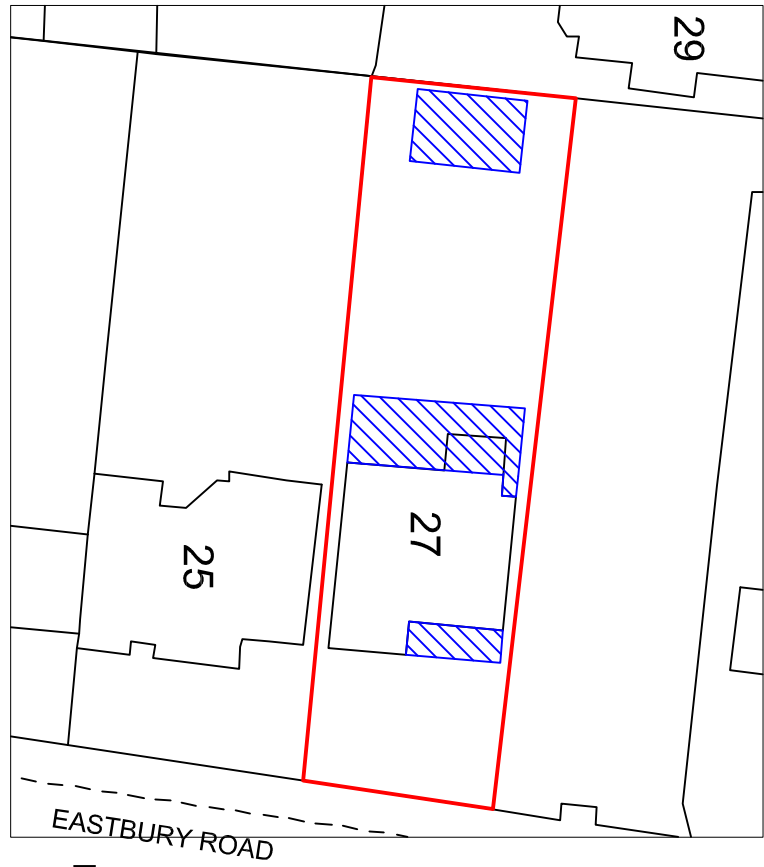
EXISTING SIDE ELEVATION
Scale 1:100



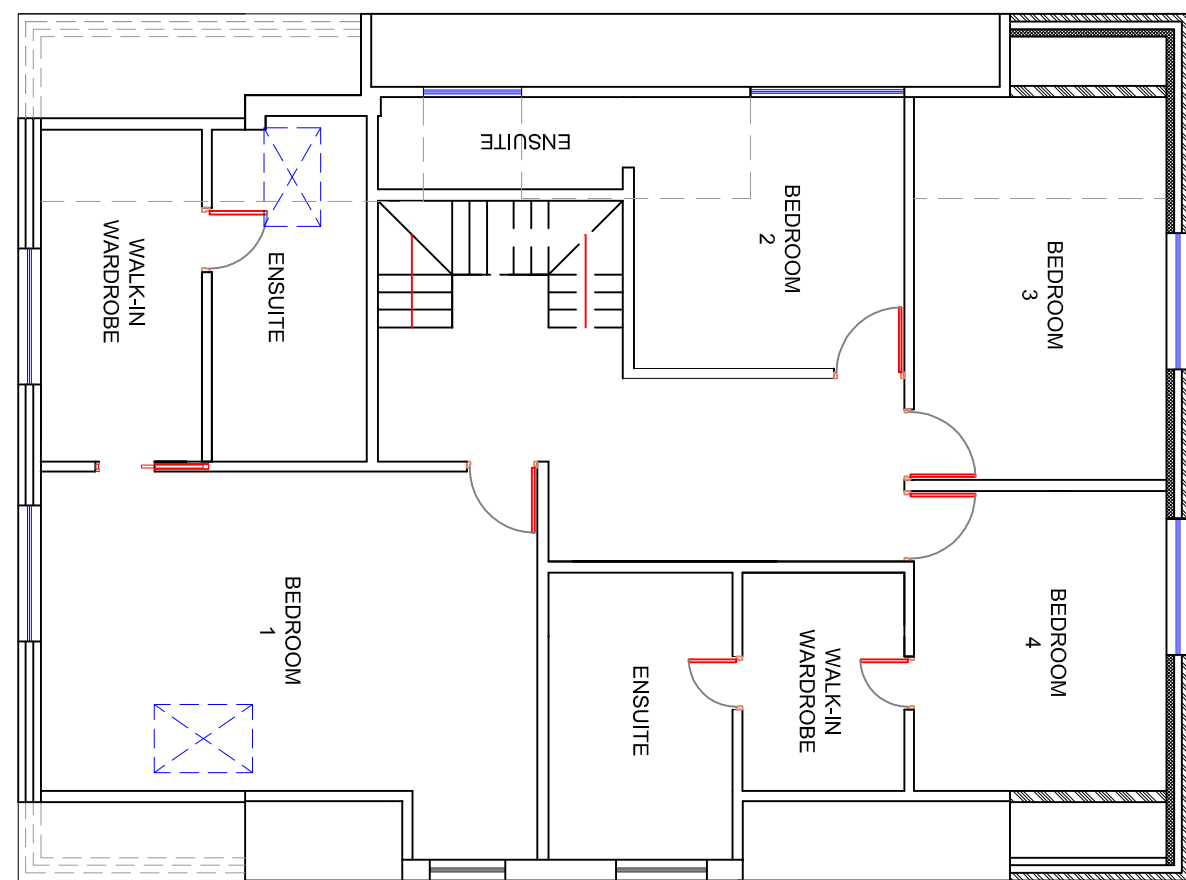
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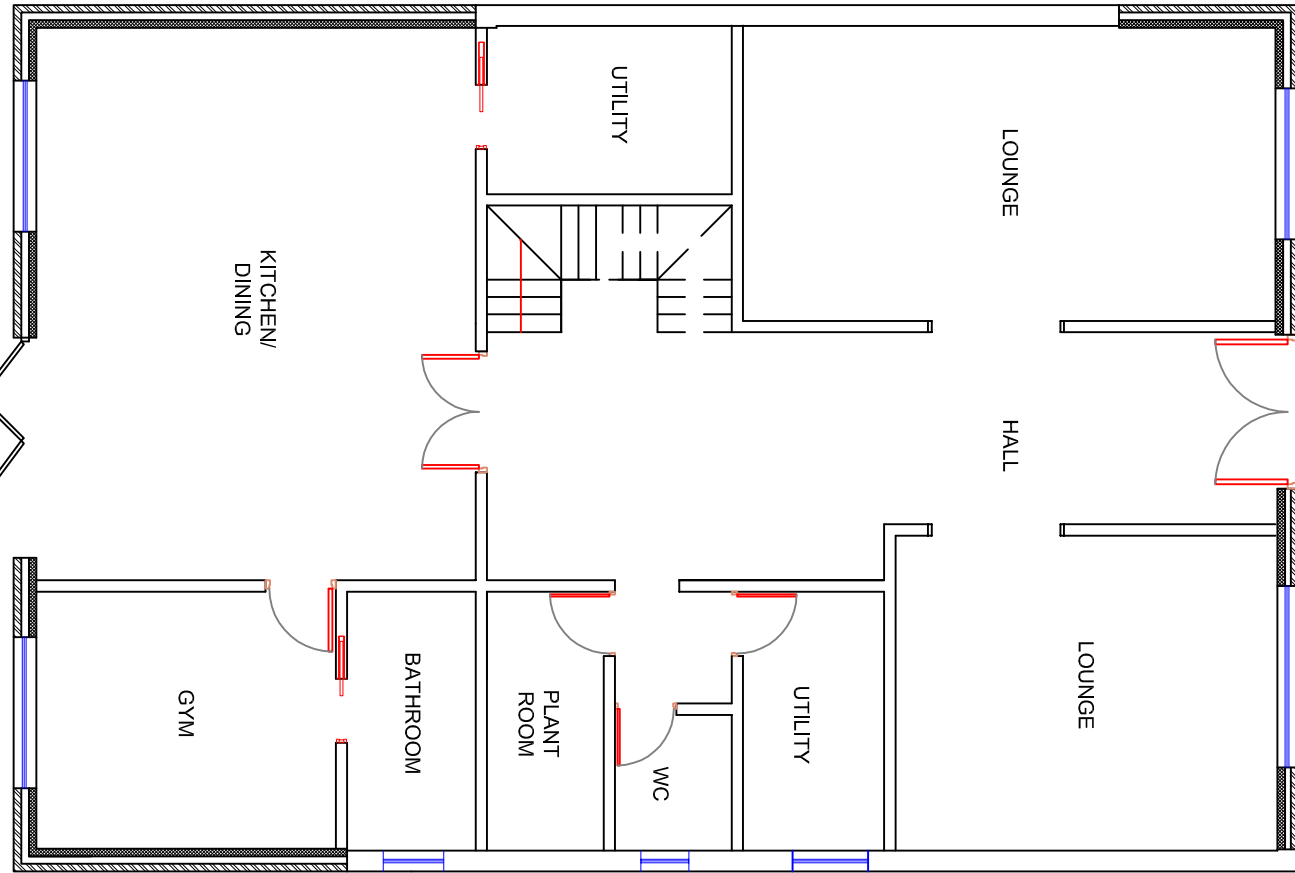
SITE PLAN - Scale 1:500
Proposed Extension



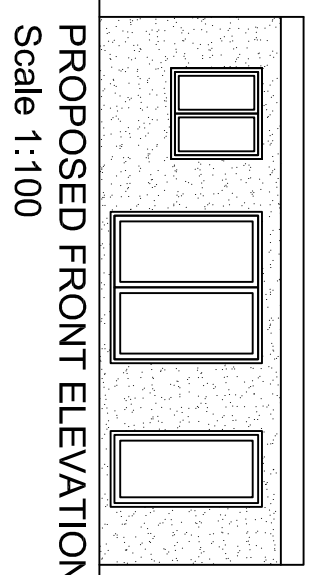
PROPOSED LOFT FLOOR PLAN
Scale 1:100



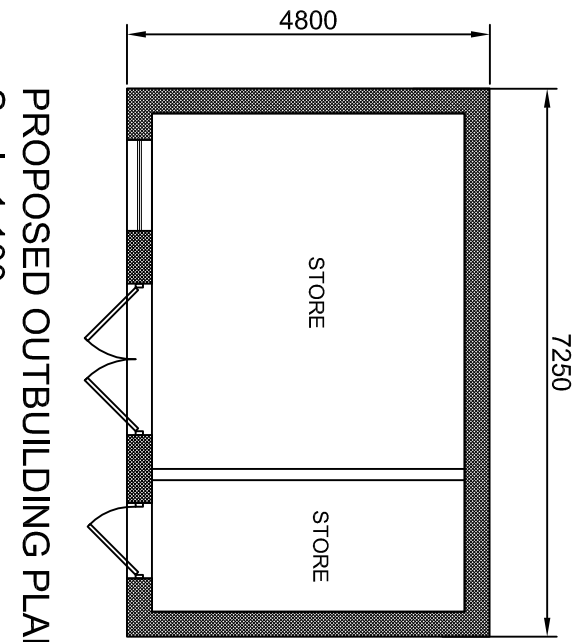
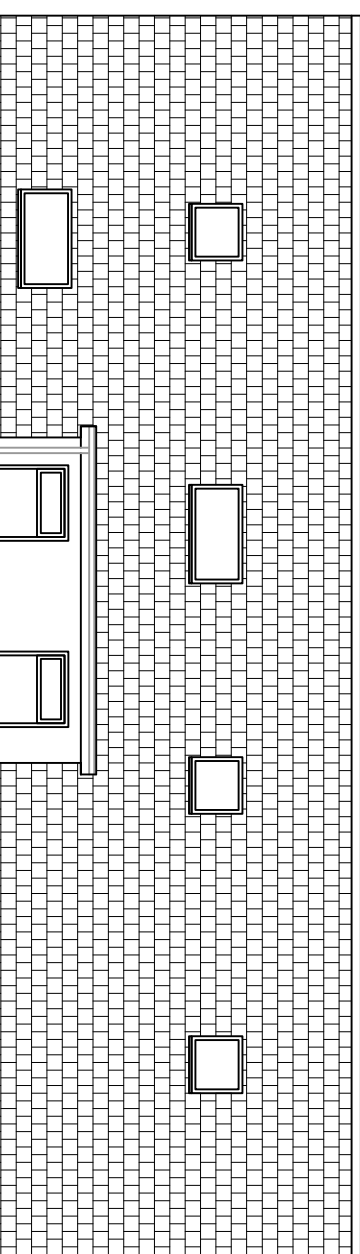
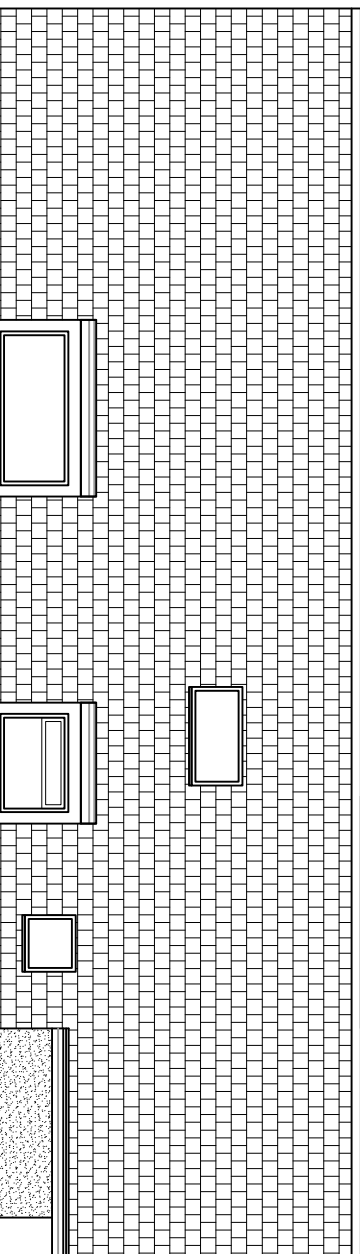
PROPOSED FIRST FLOOR PLAN
Scale 1:100



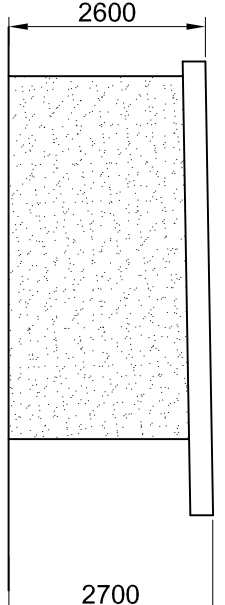
PROPOSED GROUND FLOOR PLAN
Scale 1:100



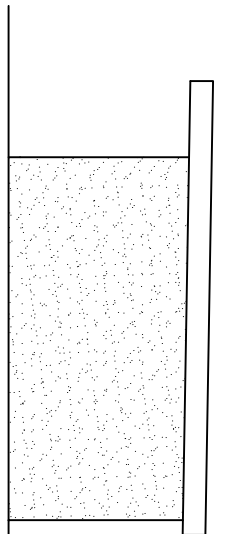
PROPOSED FRONT ELEVATION
Scale 1:100



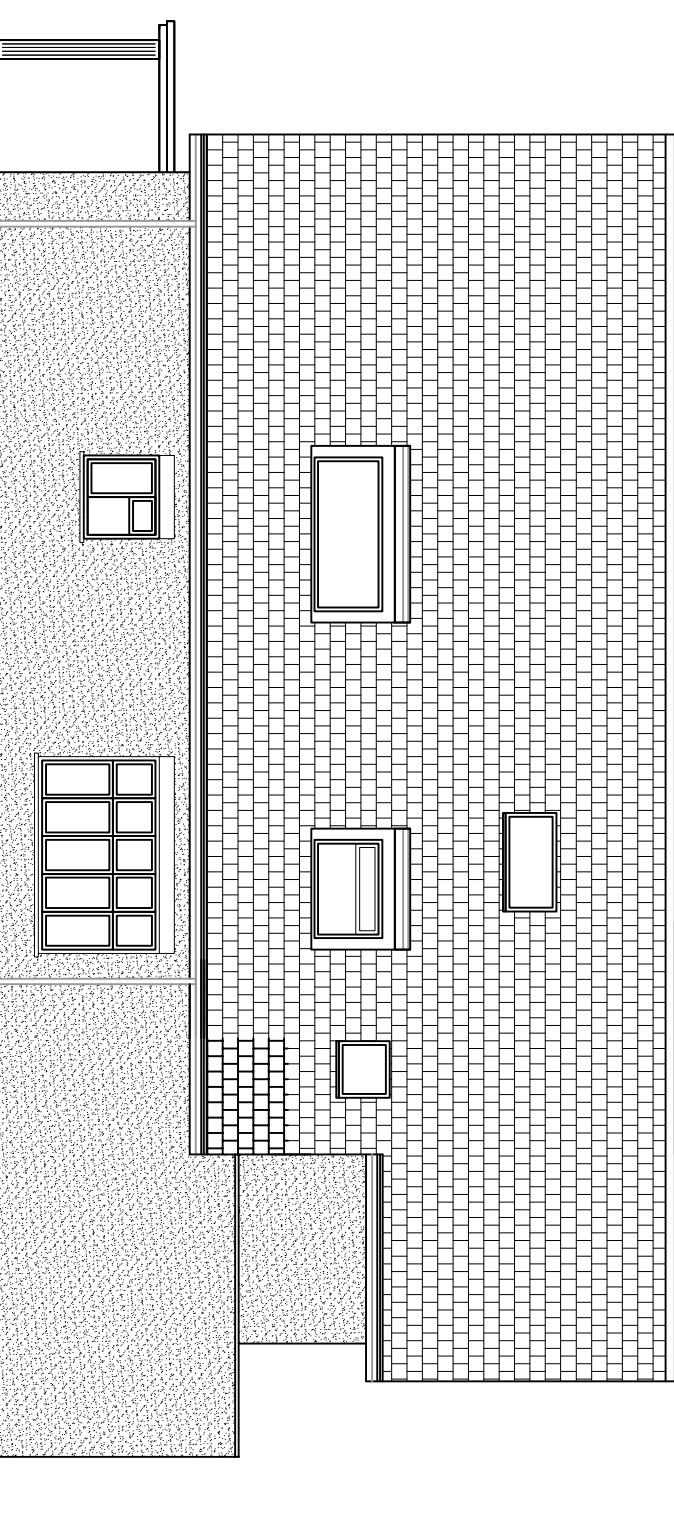
PROPOSED OUTBUILDING PLAN
Scale 1:100



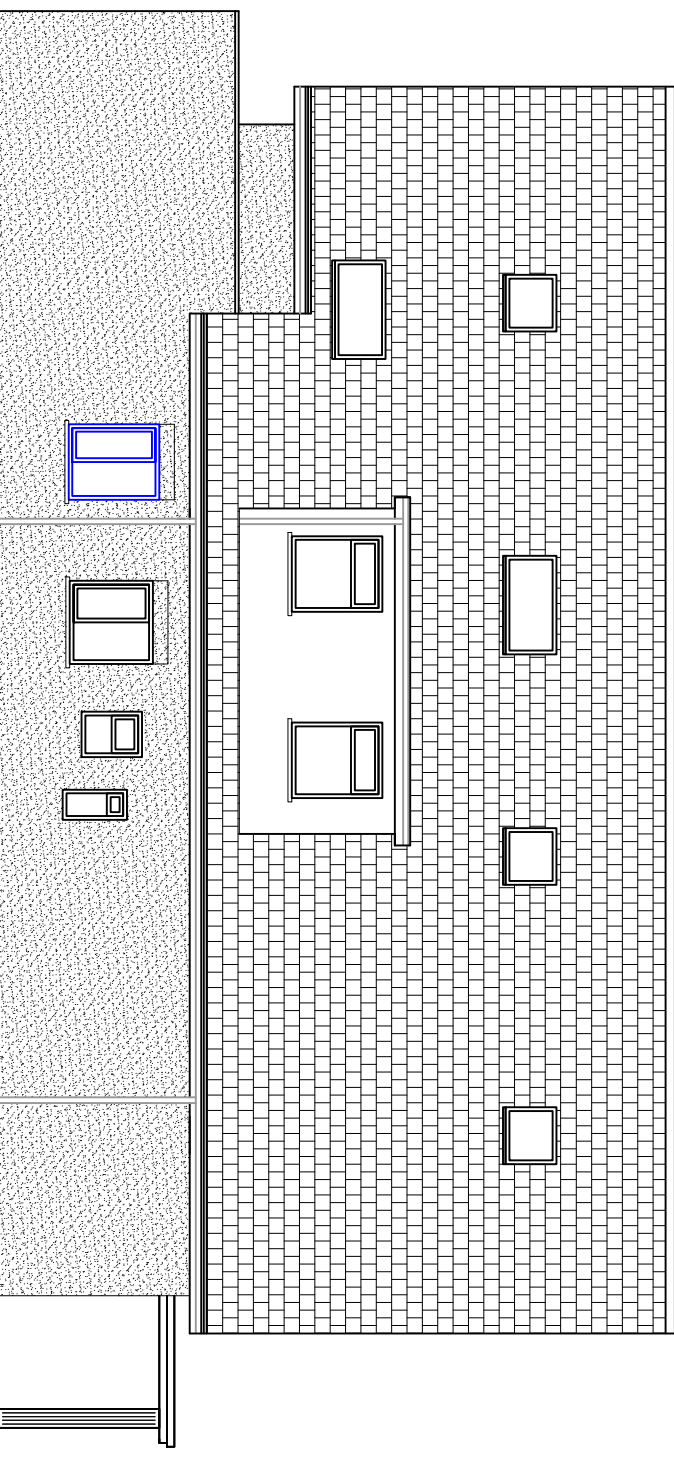
PROPOSED SIDE ELEVATION
Scale 1:100



PROPOSED SIDE ELEVATION
Scale 1:100



PROPOSED SIDE ELEVATION
Scale 1:100



PROPOSED SIDE ELEVATION
Scale 1:100