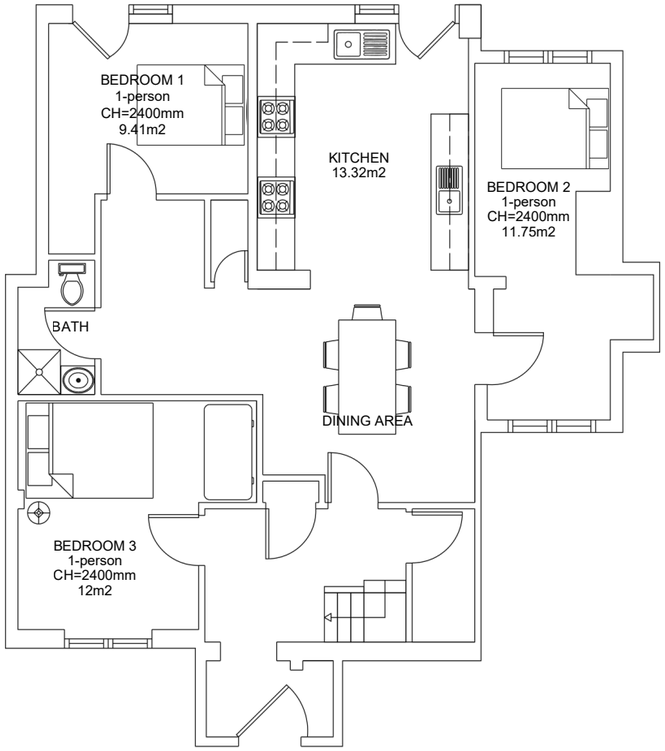
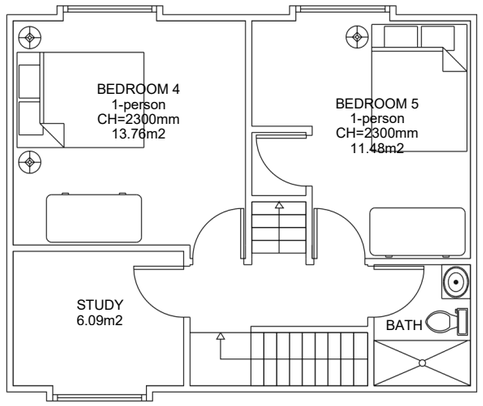
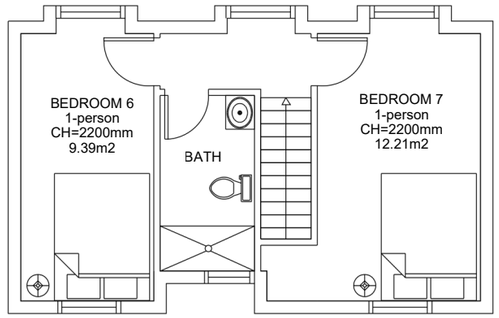


PROPOSED GROUND FLOOR PLAN
1:150



PROPOSED FIRST FLOOR PLAN
1:150



PROPOSED SECOND FLOOR PLAN
1:150

PROPOSED FIOOR PLAN
1:150

NOTE : Measurements/scale is for guidance only. Contractor should take own measurements on site

The use of this drawing as a basis for programming or ordering of material shall be at the contractor's own risk The Contractor is to inform of any discrepancies between any information on any drawings and with those found on site

Scale
0m 1m 2m 3m 4m 5m 6m 7m 8m 9m 10m

This drawing has been prepared solely to support an application for Planning Permission and/or Building Regulations approval. It is not a fully detailed design and should not be relied upon on its own to obtain final quotations for the works shown.

These drawings do not include structural design. All structural elements must be designed and specified by a qualified structural engineer, and the works must be carried out in accordance with the engineer's instructions.

Any unforeseen works, or items that require further design input by the contractor, remain the homeowner's responsibility. The homeowner should appoint a contractor experienced in this type of work and familiar with current Building Regulations, including advising the client of any additional elements required. The contractor must obtain the relevant completion certificate upon completion of the works.

All works and materials must comply with the latest British Standards and Codes of Practice, Building Regulations, and the Party Wall etc. Act 1996. The contractor must follow all manufacturer instructions, recommendations, and requirements.

The contractor is responsible for completing a health and safety risk assessment covering all operations involved in the specified works before work starts on site. This risk assessment must be provided if requested.

Electrical works must be installed, tested, and commissioned by a competent person registered with a scheme under Part P of the current Building Regulations and compliant with BS 7671. Energy-efficient lighting must be installed within the proposed works. Gas works must be installed, tested, and commissioned by a competent person registered with Gas Safe. Existing insulation to the structure (including cavity walls and loft insulation) must be upgraded in accordance with Part L of the current Building Regulations.

CDM Regulations 2015

The client must comply with the Construction (Design and Management) Regulations 2015. The client must appoint a contractor, and where more than one contractor will be involved, the client must also appoint (in writing) a Principal Designer (to plan, manage, and coordinate the planning and design work) and a Principal Contractor (to plan, manage, and coordinate the construction phase and ensure suitable arrangements are in place for managing and organising the project).

For domestic clients, where more than one contractor is involved, a Principal Designer and Principal Contractor must be appointed. If these appointments are not made, the client's duties will automatically transfer to the contractor or Principal Contractor. A designer may take on the Principal Designer duties, provided there is a written agreement between the client and the designer.

The Health and Safety Executive (HSE) must be notified as soon as possible before construction work begins if the project:

- lasts longer than 30 working days and has more than 20 workers working on site simultaneously at any point; or
- exceeds 500 person-days of work.

PROJECT
70, Brackenbridge Drive, Ruislip, HA4 0LZ

TITLE
PROPOSED FLOOR PLAN

DRAWN BY	DATE
K.A.S	06/07/2026

SCALE (@ A4)
As indicated

DRAWING NUMBER
A03