

PARTY WALL ETC ACT 1996:
IT IS THE RESPONSIBILITY OF BUILDER OR OWNER TO SERVE PARTY WALL NOTICES TO ALL NEIGHBOURS

NOTE:

DIMENSIONS:
ALL DIMENSIONS TO BE CHECKED ON SITE.
CONTRACTOR TO CHECK SITE THOROUGHLY BEFORE WORK STARTS & REPORT ANY DISCREPANCIES.

THIS DRAWING IS COPYRIGHT AND MUST NOT BE TRACED OR COPIED IN ANY WAY OR FORM IN PART OR WHOLE BY ANY MEANS WHATSOEVER WITHOUT PRIOR WRITTEN CONSENT AND MAY ONLY BE USED BY THE PRESENT OWNER IN RELATION TO THE PROPERTY AS REFERRED TO ON THE DRAWING. THIS DRAWING MAY BE COPIED BY AN AUTHORISED OFFICER OF THE LOCAL AUTHORITY WITH THE SOLE PURPOSE TO ASSIST IN THE DETERMINATION OF A PLANNING OR BUILDING REGULATIONS APPLICATION AND MAY NOT BE USED FOR ANY OTHER PURPOSE UNLESS OTHERWISE AGREED IN WRITING.

DIMENSIONS STATED ARE FOR GUIDANCE ONLY, CONTRACTOR TO VERIFY ALL BOUNDARY POSITIONS AND DIMENSIONS ON SITE PRIOR TO COMMENCING ANY WORKS, MAKING WORKSHOP DRAWINGS OR OBTAINING ANY MATERIALS.

NOTE: NO CHECK DIMENSIONS OF THE SITE HAVE BEEN TAKEN AND ALL INFORMATION AND DETAILS HAVE BEEN PROVIDED BY THE CLIENT.

NO SITE SUPERVISION IS IMPLIED OR UNDERTAKEN UNLESS OTHERWISE SEPARATELY ARRANGED.
THE DRAWING DOES NOT INDICATE THE EXTENT OF ANY EXCAVATION WORKS AND THE CONTRACTOR IS TO DETERMINE THIS PRIOR TO SUBMITTING A QUOTATION FOR THE WORKS OR COMMENCING ANY WORKS.

THE DRAWING DOES NOT INDICATE OR IMPLY THE STRUCTURAL CONDITION OF THE EXISTING PROPERTY. THE DRAWINGS HAVE BEEN PREPARED FOR ASSISTANCE IN THE PREPARATION OF DETAILS FOR PLANNING PURPOSES ONLY.

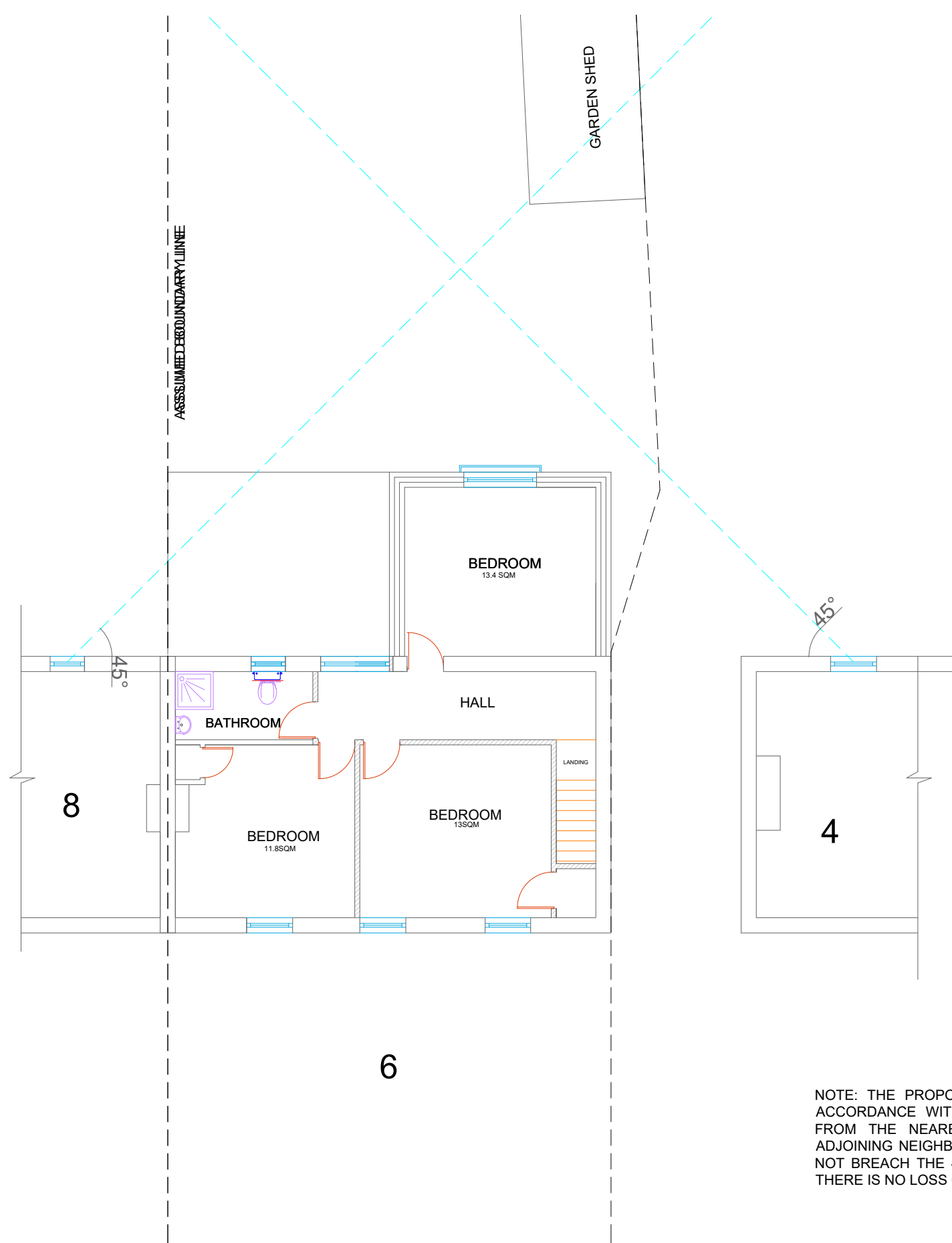
THE USE OF PERMITTED DEVELOPMENT RIGHT IN PROPERTY IS SUBJECT TO INFORMATION PROVIDED BY OWNER REGARDING THE STATUS OF PROPERTY AS A SINGLE FAMILY DWELLING HOUSE AND THE DWELLING NOT BEING IN A CONSERVATION AREA OR A LISTED BUILDING. ANY DEVELOPMENT WITH OUT A CERTIFICATE OF LAWFULNESS OR PLANNING PERMISSION IS SOLELY AT OWNER'S RISK.



REVISION:	A	NOTES:	i- FIRST PLANNING ISSUE
DATE:	30 04 26		ii-
			iii-

DWG NO:	SCALE:	ISSUE:
PS_006	1:100 @A3	A
	DATE:	
	30_04_2026	

PROJECT ADDRESS:
6 NINTH AVENUE UB3_2HH
DRAWING TITLE:
PROPOSED 45 DEGREE PLAN
CLIENT:
BOBBY_SINGH



PROPOSED
FIRST FLOOR PLAN
(45 DEGREE PLAN)

NOTE: THE PROPOSED EXTENSION HAS BEEN DESIGNED IN ACCORDANCE WITH THE 45-DEGREE GUIDELINE, MEASURED FROM THE NEAREST HABITABLE ROOM WINDOW OF THE ADJOINING NEIGHBORING PROPERTIES. THE EXTENSION DOES NOT BREACH THE 45-DEGREE LINE THEREBY ENSURING THAT THERE IS NO LOSS OF DAYLIGHT.