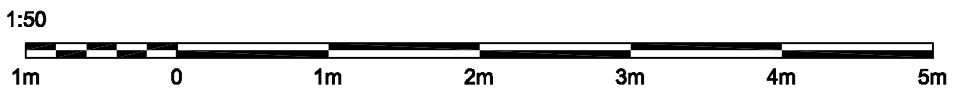


PROPOSED REAR ELEVATION

Scale 1:50



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DRAWING STATUS	CONSTRUCTION
REV.	DATE NAME DESCRIPTION

Architectural Design Studio
4 ST ANNES, DORIC WAY,
EUSTON, LONDON NW1 1LG
+44 (0)7838 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 Engineers calculations and any specialist supplier drawings. Homeowner is responsible and should 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, electric and water services. Ensure that all services are correctly installed and tested before commencement of works.
4. DPL are not responsible for builders changing design methods from proposed works. The client is responsible for any changes to the design. DPL are not responsible for any structural design changes requested by building control or any other third party's instruction during building works.
5. Owner is responsible for providing suitable access for the proposed works including details of existing and proposed site access. DPL are not responsible for any structural design changes 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 meters of adjoining buildings or building over a public sewer. (Clients responsibility)

7. Where works involve demolition to ensure that all elements of the building and supporting structures are accounted for and that all necessary propping and temporary works are in place. Do not scale off this drawing as the scaling may be off.
8. Works carried out under a building notice or prior to approval of drawings are at the contractor's/owner's risk. (All DPL drawings must be approved before works commence).
9. Any discrepancies, either between written and site dimensions or between this drawing and other consultant's or supplier drawings, should be brought to the immediate attention of DPL before executing the structural, drainage, mechanical and electrical works. DPL, the contractor, the architect, the engineer, the structural engineer, the electrical engineer, the mechanical engineer and the contractor are jointly responsible for the likelihood of condensed works.
10. All DPL structural drawings are subject to building control. If the contractor is to deviate from the design shown on the drawings, they must first obtain written approval from the architect, engineer, structural engineer, electrical engineer, mechanical engineer and building control. If approved by building control either a note or plan foundation, this will need to be brought to DPL attention straight away before works commence and purchase of materials be made so an alternative design can be recommended and approved by building control or the engineer before works commence.
11. All steelwork to be used in the construction of the building must be in accordance with the design/materials specified on the drawings. If not, load bearing then steel should not be ordered. No rebar or claim can be given against DPL on the design/materials changed for these steel/s.

OTHER NOTES:
All new proposed roof and wall finishes on this drawing to match existing materials. All new proposed roof and wall finishes must be in accordance with the design/materials specified on the drawings. No proposed window shown on this drawing which overlook other property's are designed to be non-opening and of obscure glazing. For a permitted development left design the former designed on this drawing is set back from the street by 20mm. This note 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 for any blockages or obstructions. All drainage connections are assumed to be in accordance with the design/materials specified on the drawings. ALL DRAWING SHOWN IS ASSUMED AND MUST BE VERIFIED BY CONTRACTOR.
12. All drainage connections is assumed & is subject for checking by builder. Thomas water & building control, and the contractor are jointly responsible for any errors. If the contractor is to deviate from the design, they must first obtain written approval from the architect, engineer, structural engineer, electrical engineer, mechanical engineer and building control. If approved by building control either a note or plan foundation, this will need to be brought to DPL attention straight away before works commence and purchase of materials be made so an alternative design can be recommended and approved by building control or the engineer before works commence.

SITE ADDRESS	25A BENDYSH ROAD, BUSHEY, HERTS, WD23 2HZ	
DRAWING TITLE	PROPOSED DRAWINGS	
DRAWN AT	HEAD OFFICE	DRAWN BY
SCALE	AS SHOWN @ A3	DATE
DRAWING NO.	05, JANUARY, 2021	REVISION
DPL. 07.	www.discountplansltd.com	