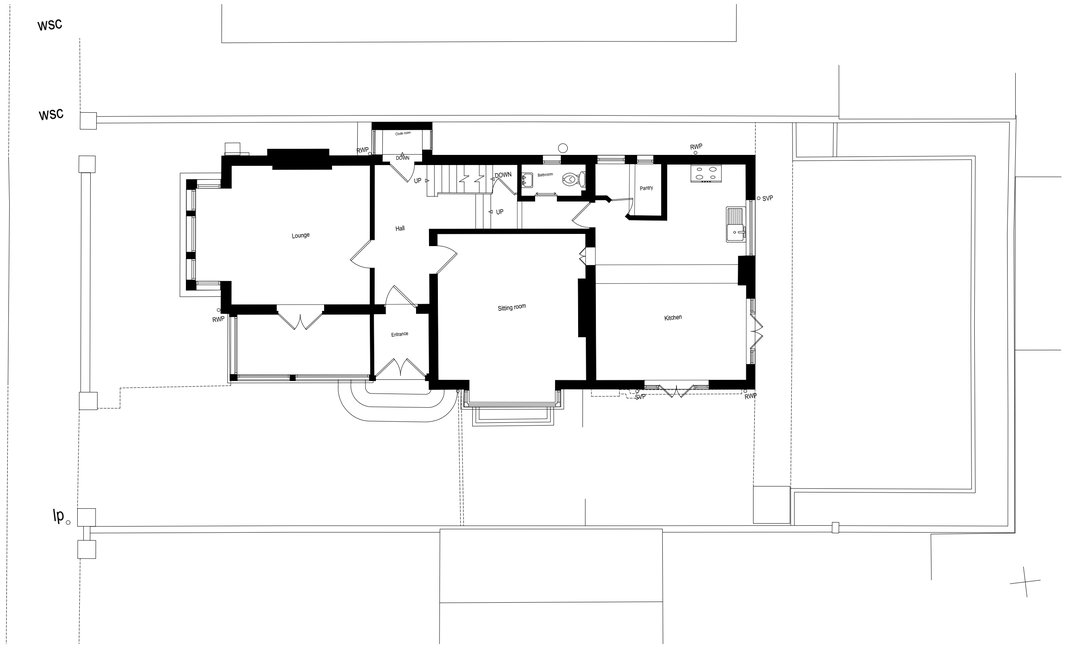
2 Existing South Elevation
Scale: 1:100

3 Existing North Elevation
Scale: 1:100

4 Existing East Elevation
Scale: 1:100

5 Existing West Elevation
Scale: 1:100



1 Existing Groound Floor Plan
Scale: 1:100

0M 10M

DRAWING MAYBE SCALED FOR PLANNING DEPT PURPOSES ONLY. OTHERWISE DO NOT SCALE FROM DRAWING IF IN DOUBT CALL THE ARCHITECT.

MATERIALS AND WORKMANSHIP TO COMPLY WITH REGULATION 7 AND BS8000 AND MANUFACTURER'S INSTRUCTIONS AS APPROPRIATE. ALL EXTERNAL MATERIALS AND FINISHES TO BE PROVIDED WITH MANUFACTURER'S WARRANTY.

READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS CALCULATIONS AND BUILDING REGULATIONS SPECIFICATION.

PLEASE CONTACT THE LOCAL PLANNING DEPARTMENT PRIOR TO COMMENCING WORK IF CLARITY IS REQUIRED REGARDING PLANNING PERMISSIONS AND CONDITIONS. IT IS THE PROPERTY OWNERS RESPONSIBILITY TO DISCHARGE PLANNING CONDITIONS.

ALL NEW ELECTRICAL WORK IS TO BE DESIGNED, INSTALLED, INSPECTED AND TESTED IN ACCORDANCE WITH BS 7671:2001 OR AN EQUIVALENT STANDARD. THESE INSTALLATION WORKS ARE TO BE UNDERTAKEN BY A PERSON REGISTERED WITH AN ELECTRICAL SELF CERTIFICATION SCHEME, OR ALTERNATIVELY BY A SUITABLY QUALIFIED PERSON, WITH A CERTIFICATE OF COMPLIANCE PRODUCED BY THAT PERSON TO BUILDING CONTROL UPON COMPLETION OF THE WORKS.

PARTY WALL AGREEMENTS MAYBE BE REQUIRED BEFORE WORK COMMENCES. THE PROPERTY OWNER IS RESPONSIBLE FOR ALL PARTY WALL MATTERS.

IF EXTENSION WITHIN 3 METRES OF SEWER AN AGREEMENT WITH SOUTHERN WATER MUST BE IN PLACE PRIOR TO WORKS STARTING. PROPERTY OWNER OR CONTRACTOR TO ARRANGE ACCORDINGLY.

DETERMINE LOCATION OF EXISTING BELOW GROUND DRAINAGE FOR CONNECTION OF NEW. EXISTING TO BE TESTED, REPAIRED/REPLACED AS NECESSARY AND PROTECTED.

INSTALL LEAD FLASHINGS AND CONTINUOUS CAVITY TRAY WHEN NEW WORKS ABUT WITH EXISTING.

ADVISE BUILDING CONTROL 48 HOURS PRIOR TO STARTING WORK.

ISSUE	DATE	REVISION

PROJECT: Rear Extension at 2 Brading, Avenue, Southsea — PROJECT # 0509
CLIENT: Mr & Mrs Hartridge — DATE # DEC 2020 — DWG # 001 A
DWG: Existing — SCALE @ A1 — DRAWN — CHKD — REVISION

CARL Architect Ltd
W: www.carlarchitect.co.uk
E: carl@carlarchitect.co.uk