

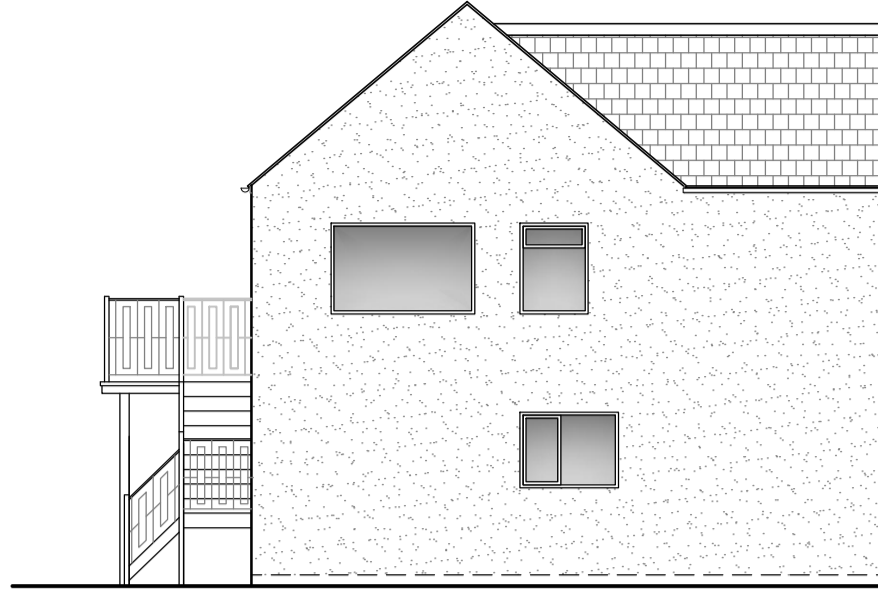
No allowance has been made for ground conditions.
Contractors to check all dimensions prior to commencement of works.
Note: Final floor and roof levels may vary due to Building Regulations Requirements.
Location of Electricity, Water, Gas and Telecoms to be determined by contractor on site.
Drainage is unchecked, prior to commencement all drainage should be identified on site.
No allowance has been made for structural requirements, Engineers to design structure at Building Regulations Stage.

scale as indicated @ A1

All details shown on this drawing are based upon typical site conditions related to the area:
No responsibility can be accepted for abnormal conditions unless reported to Pollard Architectural Ltd, so that design amendments may be considered.
Plans and Notes contained herein are for Planning and Building Regulations Approvals only. Plans and Notes are offered only as a guide to the Contractor, variations and alterations must be approved with Building Control.
All figured dimensions are in millimetres unless otherwise stated.
The Builder/Developer will be ultimately responsible for ensuring that all construction is in accordance with the Approved Planning Permission and Building Regulations including any Conditions, relevant Trade and Professional Standards, Statutory requirements and product manufacturers' specifications, British Standards and Codes of Practice.
Position of all existing boundaries, walls, utilities, drains etc. (particularly in relation to the building) to be checked on site before start of any construction or ordering of any materials.
N.B. The "owner" of the building to which this application relates carries the legal responsibility for any Building Regulation Faults

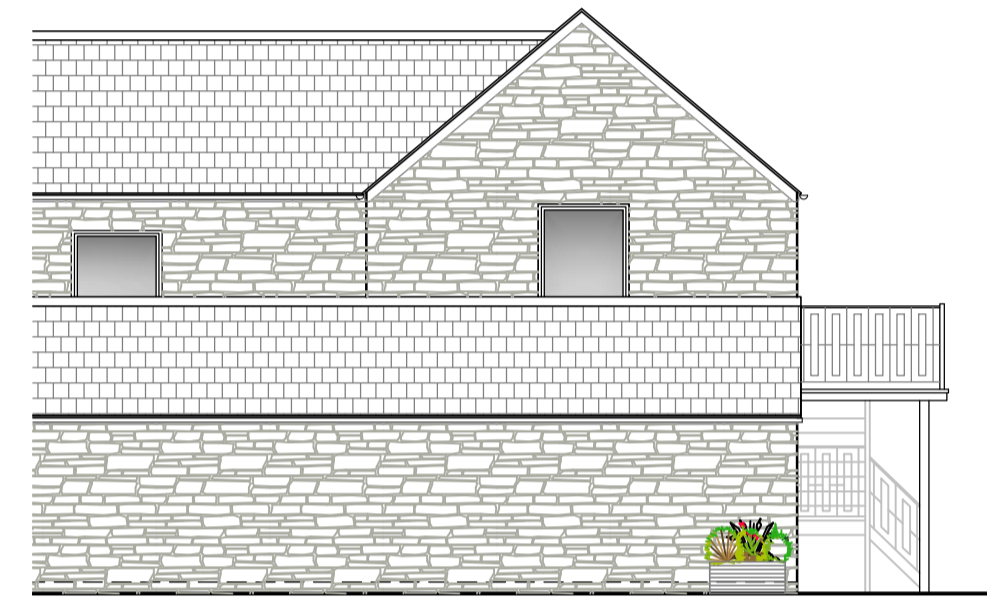


EXISTING NORTH ELEVATION



EXISTING WEST ELEVATION
[Partial Elevation]

ELEVATIONS SCALE 1 : 100



EXISTING EAST ELEVATION
[Partial Elevation]



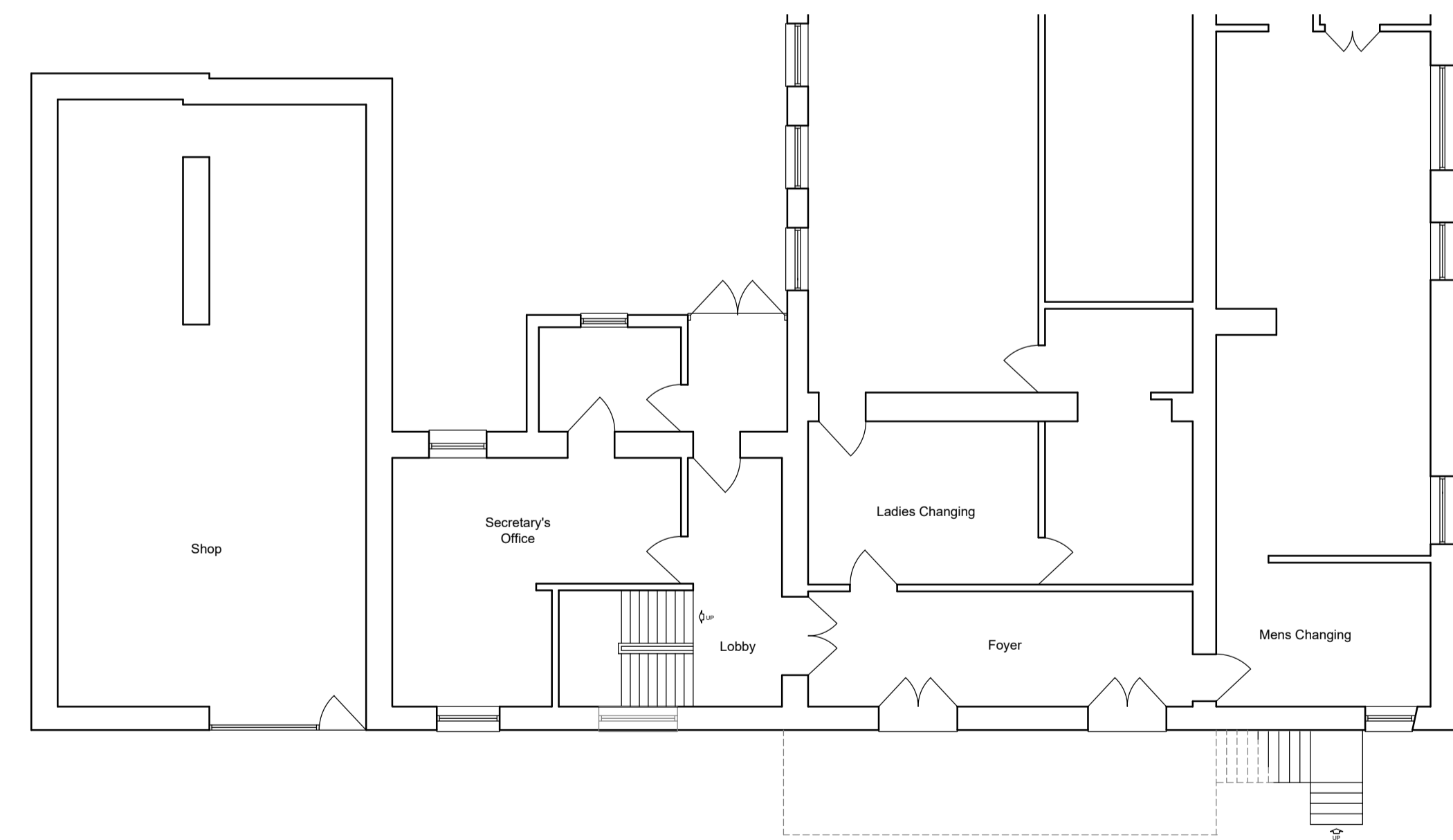
Image 1 (North)



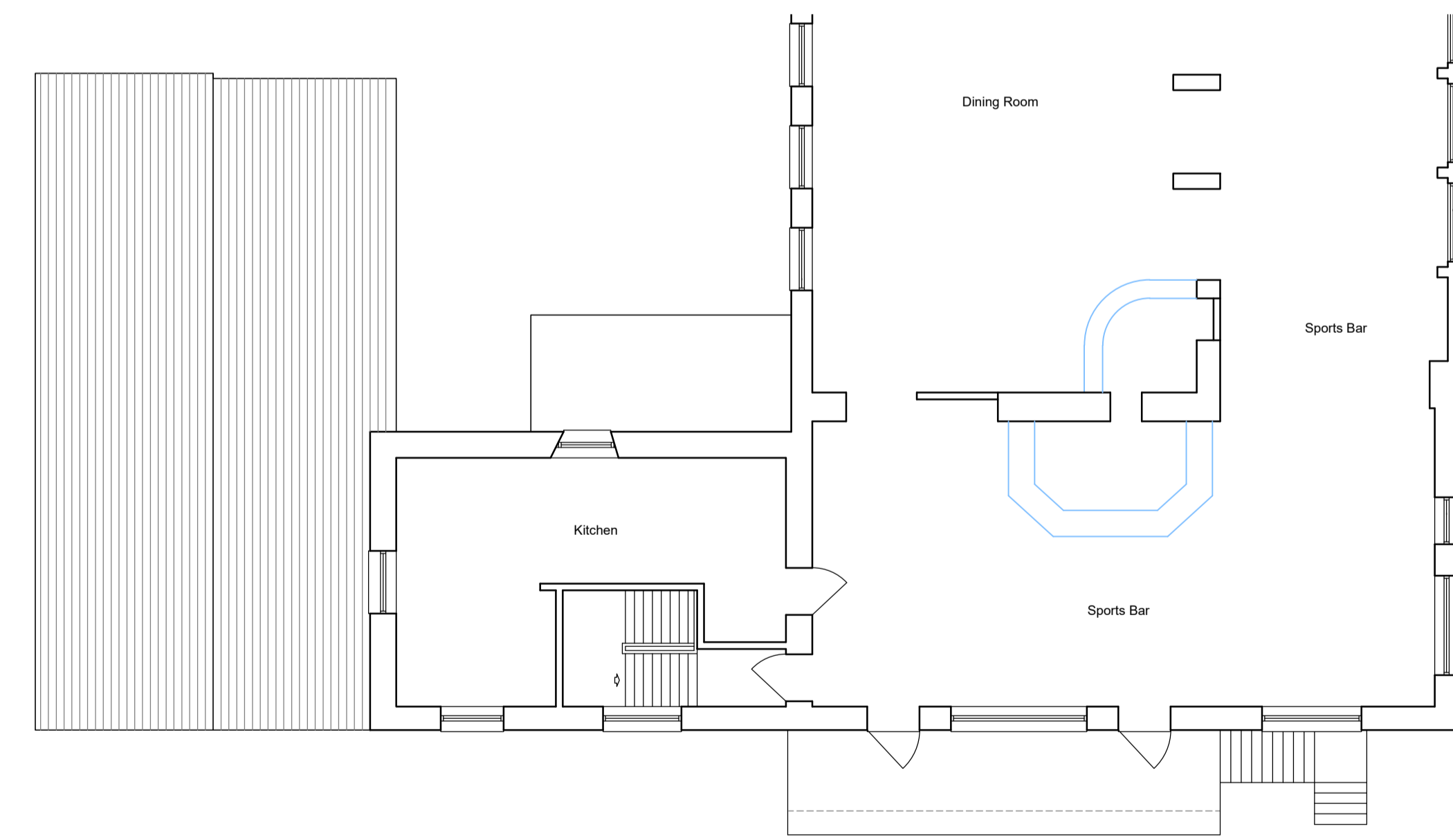
Image 2 (East)



Image 3 (West)

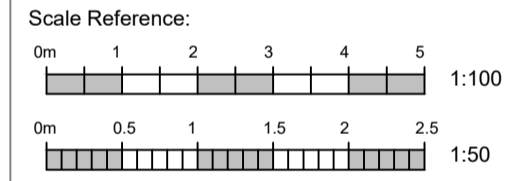


EXISTING GROUND FLOOR LAYOUT SCALE 1 : 100



EXISTING FIRST FLOOR LAYOUT SCALE 1 : 100

NOTES / REVISIONS		
REV	DATE	NOTES
A	23-07-2021	Elevations amended



Do not scale for Construction Purposes.
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The Contractor is to check all dimensions, levels and angles on site prior to commencement of works. Any discrepancy or query to be reported and clarified before associated work proceeds.
NB. It is not recommended to commence works until Planning and/or Building Regulations Approvals are firmly in place.

Do not scale from this drawing for construction purposes.
Note... This drawing has been prepared based upon an enlarged O.S. map and is for the purposes of obtaining planning consent ONLY.
Boundaries are assumed to be defined by current fences, hedges etc.
Prior to construction and/or progression of the development to Building Regulations it is recommended to obtain a full topographical survey where all dimensions, levels and angles on site can then be confirmed.

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client
Launceston Golf Club

job description
Replacement Terrace

job location
Launceston Golf Club, St Stephens
Launceston, Cornwall, PL15 8HF

date
04-05-2021

drawn
J. Pollard ACABE
ACIOB

scale
As Stated @ A1

drawing no.
2116-02A

PLANNING APPLICATION