

Specification

THESE PLANS MUST NOT BE ACTED UPON UNTIL THEY HAVE BEEN APPROVED IN ACCORDANCE WITH BUILDING REGULATIONS 2010 & ANY SUBSEQUENT AMENDMENTS. SHOULD THE OWNER OR CONTRACTOR COMMENCE WORK WITHOUT THE ABOVE APPROVAL, THEN THEY DO SO AT THEIR OWN RISK. CONTRACTOR MUST CHECK ALL DIMENSIONS ON SITE PRIOR TO COMMENCEMENT ON SITE, ANY ANOMOLIES TO BE REPORTED. DO NOT SCALE FROM DRAWINGS, FIGURED DIMENSIONS ONLY

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FOR PLANNING **PURPOSES ONLY**

Drawings prepared for Planning purposes only, NOT for construction, ALL major annotated dimensions must be checked on site PRIOR to constuction works commencing and any anomolies found, MUST be reported.

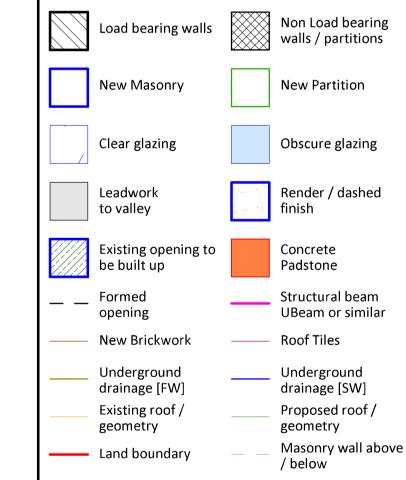
External materials and finishes IE. Roof tiles or other roof finishes, Elevational finishes - brickwork / render / dashing, etc., Window and door types, MUST all be as stated on the approved plans, alterations in ANY materials MUST be referred back to the relevant Planning Dept., or Planning Case Officer for written confirmation that alterations are NOT considered to be a 'material change' that would affect the relevant Permission that has been granted for the proposal[s].

Any alterations to the approved plans MUST be notified to the Planning Depart., or Planning Case Officer for formal written approval PRIOR to altering any part of the approved plans. Should the Client (or their Contractor / Sub-Contractor) alter any part of the works - from the approved Planning drawings - then they do so at their own

Client [or their Contractor] to ensure that any conditions attached to the Planning Permission regarding material samples IE. facing / roofing / windows are deposited at the relevant Planning dept., and formally approved in writing by the Planning Case Officer or Planning Department PRIOR to commencement of works on site.

Where trees and tree protection methods are material considerations, then no works or development shall take place until a scheme for the protection of the retained trees- The Tree Protection plan (section 5.5, BS 5837:2012, Trees in relation to design, demolition and construction - Recommendations) has been agreed in writing with the LPA. Prior to the commencement of works on site, Tree Protection Barriers shall be installed. Tree Protection Barriers and Ground Protection shall not be removed, breached or altered without prior written authorisation from the Planning Dept., or client's own arboriculturist and shall remain in a functional condition throughout the entire development.

Client to ensure that the proposal is commenced within the time period stated in the Planning Approval [generally three years from the date of Approval].



27-08-21 En-Suites & Dresser added to First Floor CJ **AMENDED PROPOSALS**

Morning Room & Gym added to Ground Floor

 300dpi 256 colours

Yes

Adobe Acrobat

- AllyCAD2013

Native CAD Format Resolution Colour Format

Plotting Software

Printed & Verified Satisfied with Accuracy

DATE: 27th of August 2021 PROJECT : New Detached Dwelling FOR: Mr. & Mrs. Burns AT: 78 Dawstone Road, Gayton. Wirral CH60 8ND

DRAWING: 003-Proposed Second Floor Plan PROJECT No: Burns07 SCALE: 1:50 @ paper size - A1 / 1:100 @ paper size - A3

EXISTINGS: JJ PLANNING: CJ BUILDING REG'S: CJ Office -

62a Pensby Road Heswall Wirral CH60 7RE T: 0151 342 2779 E: chris@kenefickjones.com W: kenefickjones.com

ARCHITECTURE