

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 or Engineering 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



IMAGE 1 FERMAIN FRONT ELEVATION (N.T.S.)



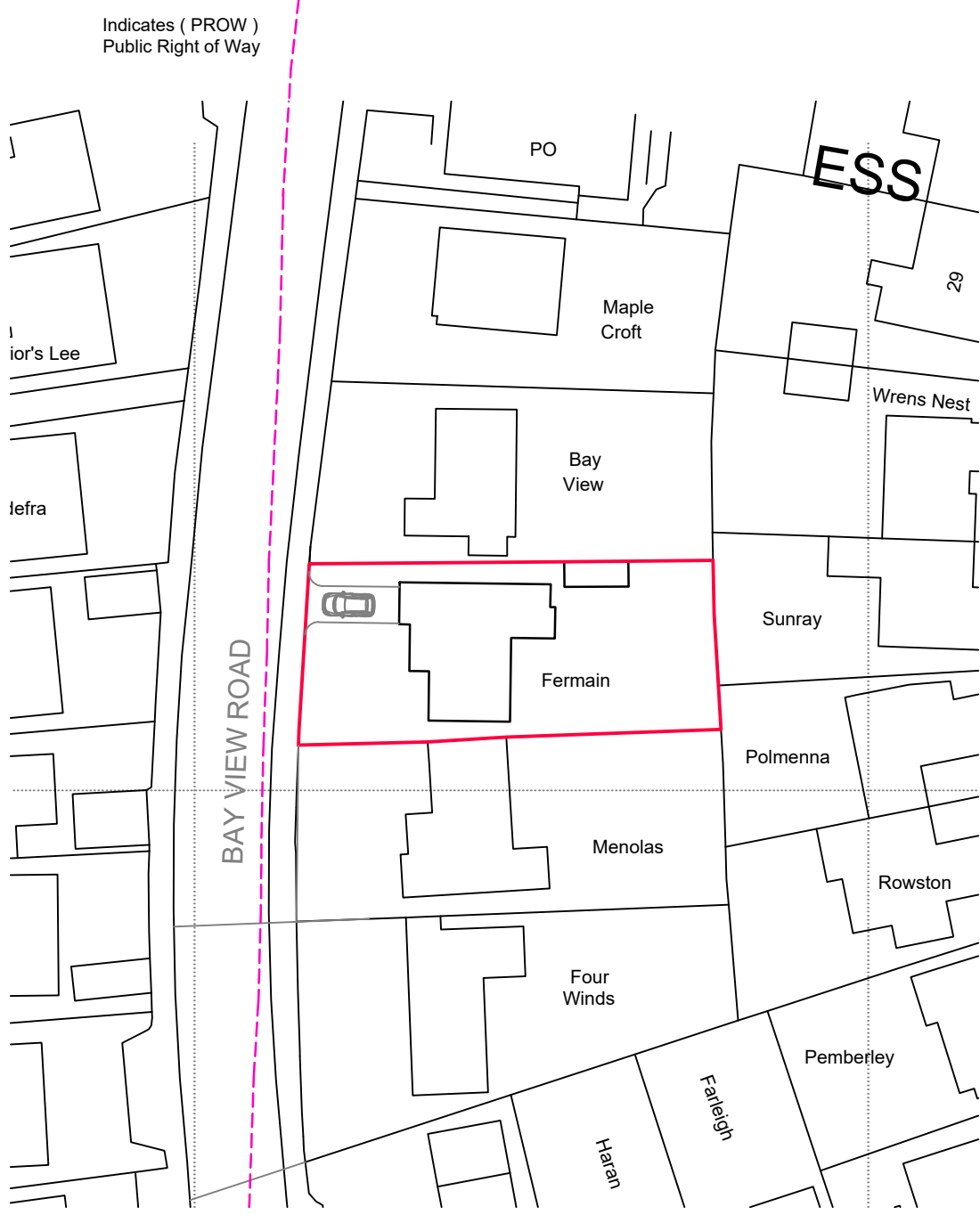
IMAGE 2 Store/Garden Room/Office "Indicative Only"



IMAGE 3 Store/Garden Room/Office "Indicative Only"

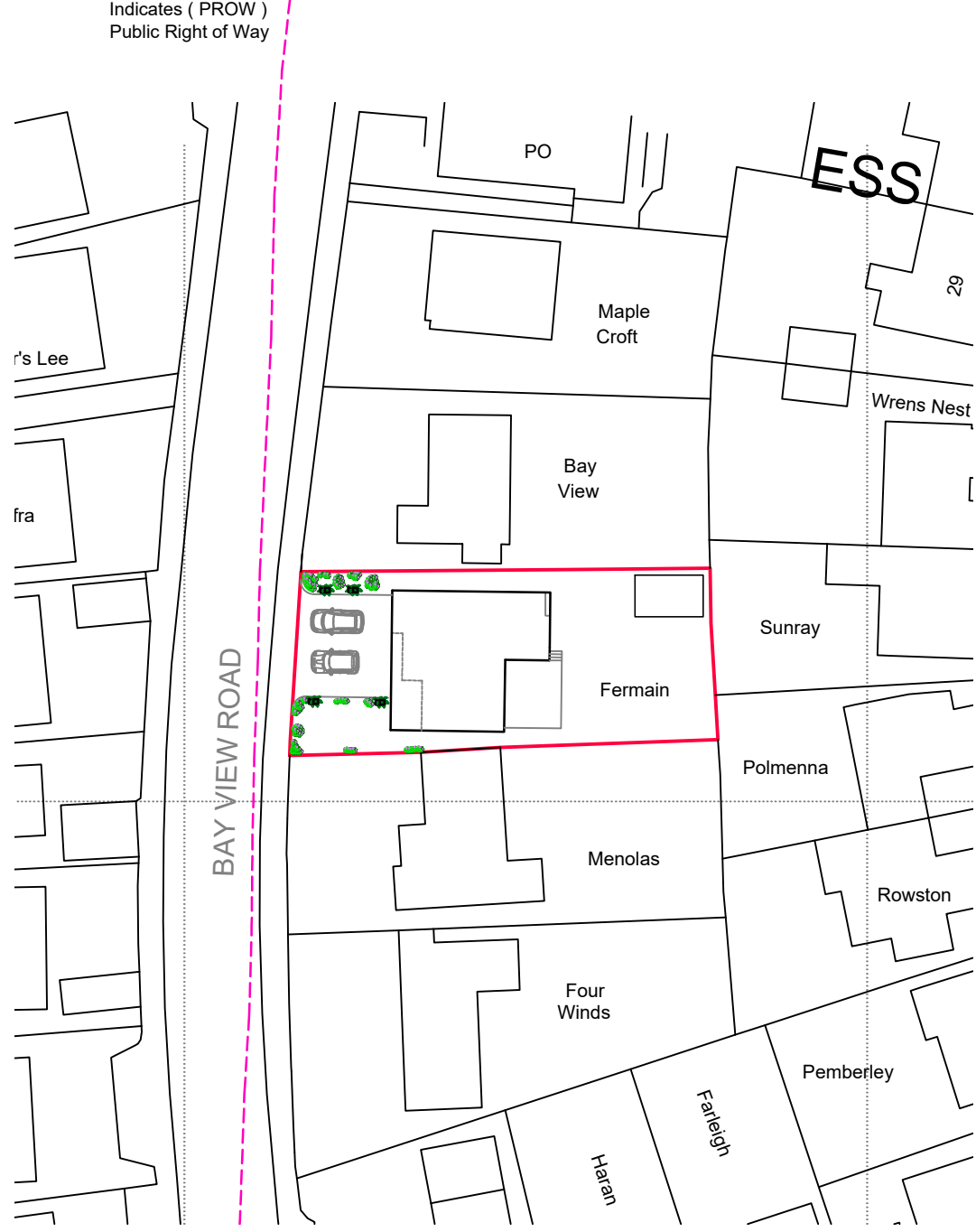


IMAGE 4 Store/Garden Room/Office "Indicative Only"



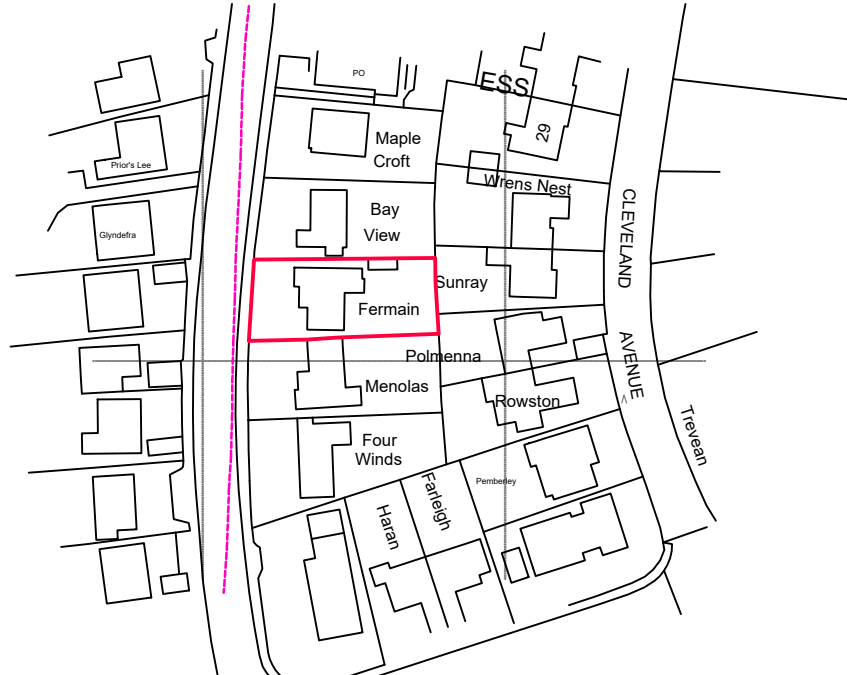
EXISTING BLOCK PLAN SCALE 1 : 500

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Block plan prepared based upon enlarged O.S. map (for planning purposes only)



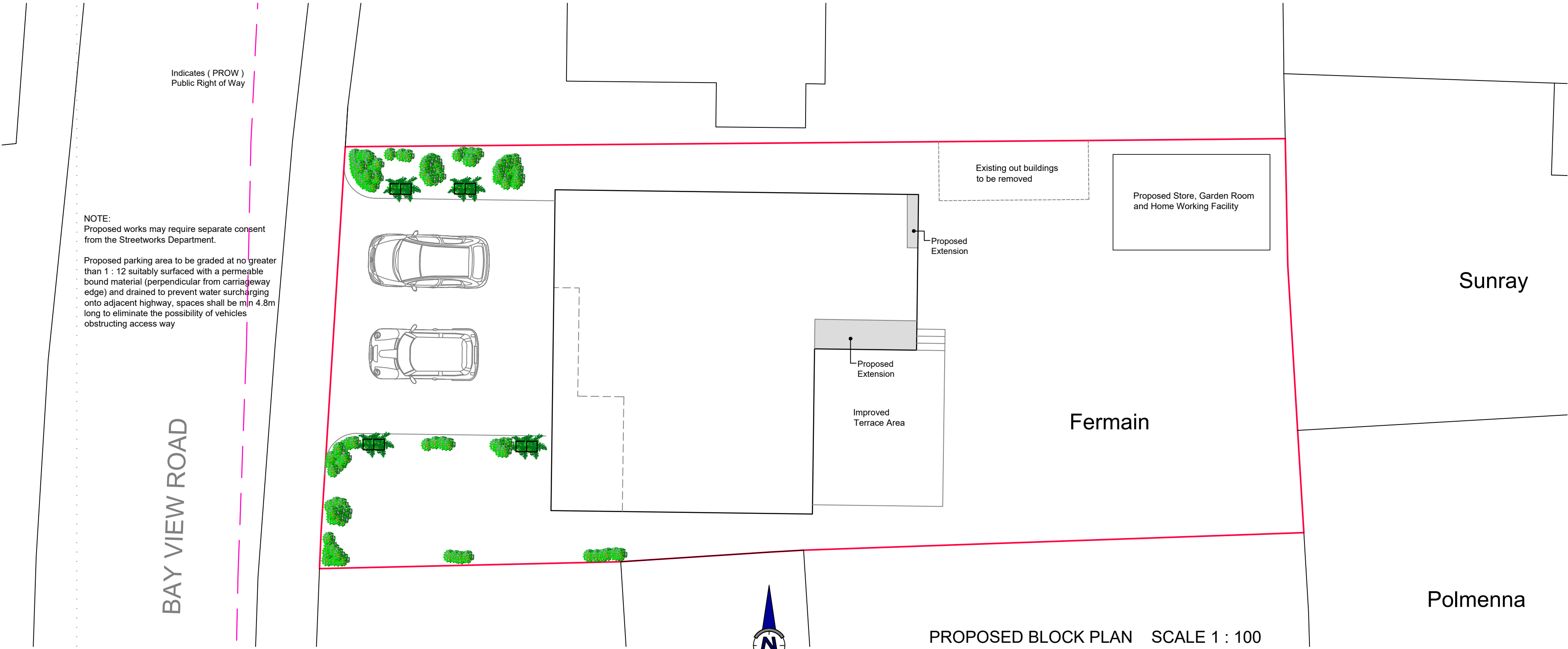
PROPOSED BLOCK PLAN SCALE 1 : 500

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LOCATION PLAN SCALE 1 : 1250

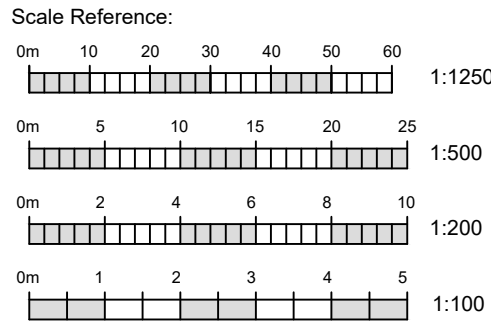
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PROPOSED BLOCK PLAN SCALE 1 : 100

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NOTES / REVISIONS		
REV	DATE	NOTES
A	14-10-2021	PROW added following LA Comment



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.

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client Mr and Mrs S Hore		
job description Proposed Extension, Re-modelling and Improved Parking Area		
job location Fermain, Bay View Road East Looe, Cornwall, PL13 1JN		
date 27-07-2021	drawn J. Pollard	ACABE ACIOB
scale As Stated @ A1	drawing no. 2146-01A	
PLANNING APPLICATION		