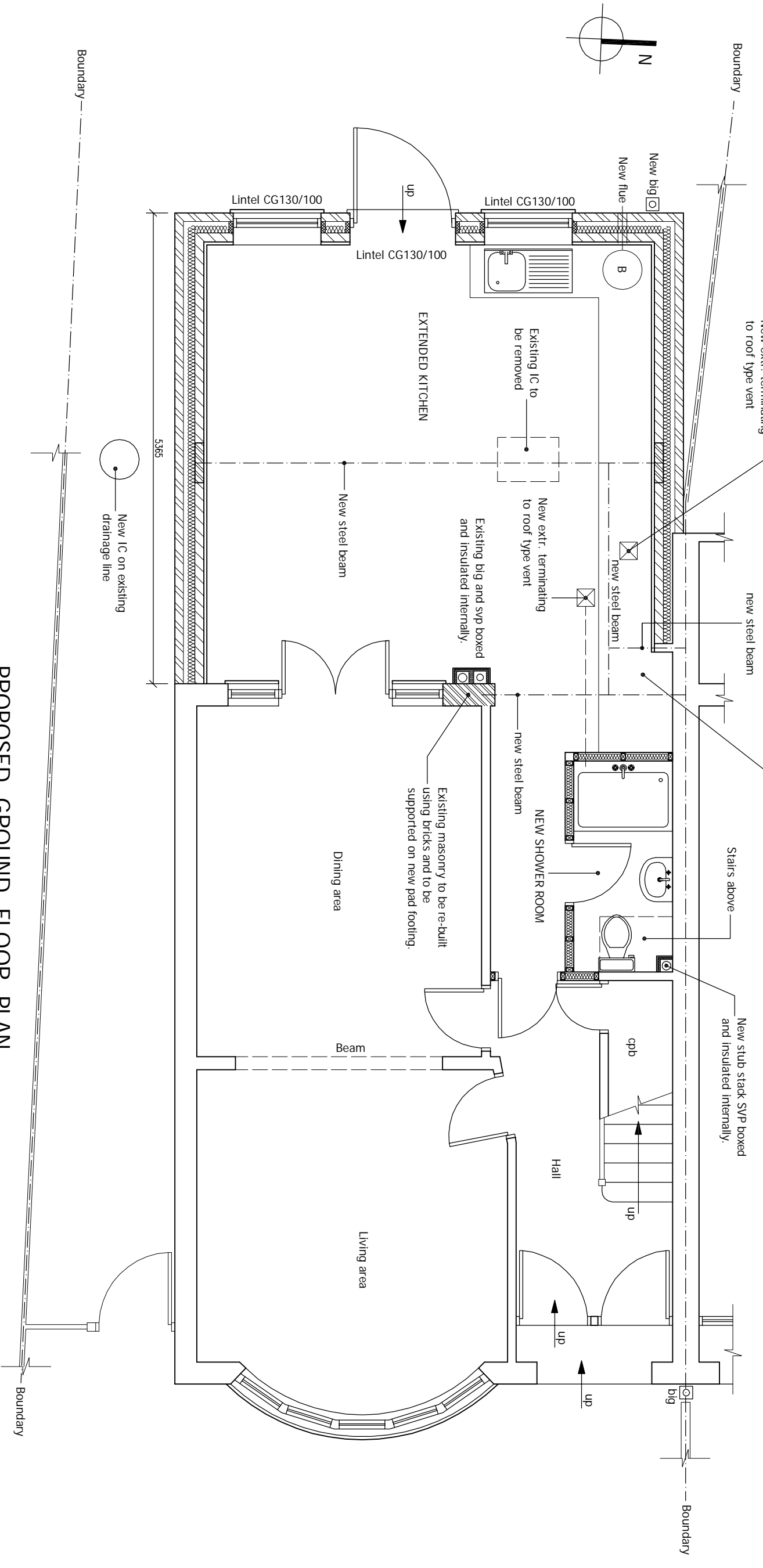
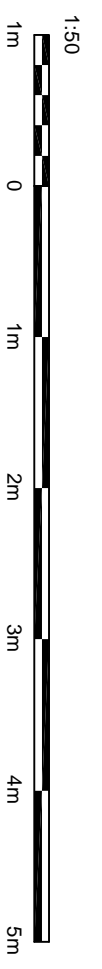


New internal doors to have 10mm air gap to underside.

An inspection of the underground drainage was not possible on survey. Contractor should check drainage runs and invert levels prior to starting work on site and notify building control of results. THE DRAINAGE SHOWN IS ASSUMED AND MUST BE VERIFIED BY THE CONTRACTOR.



PROPOSED GROUND FLOOR PLAN
Scale 1:50



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ALL STRUCTURAL ELEMENTS (such as beams, lintels, joists, rafters, columns, walls, foundations and etc.) SHOWN ON DRAWINGS ARE ONLY INDICATIVE. THEY ARE SUBJECTED TO FURTHER STRUCTURAL ENGINEER'S CONSIDERATION.

DRAWING STATUS	PLANNING		
REV.	DATE	NAME	DESCRIPTION

Architectural Design Studio

DPL

4 ST ANNES, DORIC WAY,
EUSTON, LONDON NW1 1LG
+44 07838 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 verify boundary lines & ground conditions including checking positions and new connections of all gas connections. Owner is responsible for establishing own boundary lines on DPL are not responsible for checking land ownership even if drawings have been approved by the planning and building control departments. If uncertain a land search should be carried out by the homeowner/contractor.

4. DPL are not responsible for builders changing design methods from proposed works. The client is responsible for any additional structural design changes on site from the start to end of building works requested by building control or any other third party's instruction during building works.

5. Owner is responsible for providing suitable and accessible access to the site for the proposed works. 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. (Client's responsibility)

7. Where works involve demolition to ensure that all elements of the building and adjoining structures are accounted for and that all necessary propping and temporary supports are in place. So not scale of this drawing as the scaling may be off.

8. Works carried out under a building notice or prior to approval of drawings are of the contractor's/owner's risk. (All DPL drawings must be approved before works commence) and the contractor is fully responsible for the likelihood of condemned works.

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 on site. If not brought to DPL attention straight away before works commence and purchase of materials be made so an alternative design can be proposed and approved by building control or the engineer before works commence.

10. All of DPL's structural designs are subject to building control approval. If the building is an existing structure, the design will be subject to building control approval. If the building is a new structure, the design will be subject to building control approval. If the building is a new structure, the design will be subject to building control approval.

11. All steelwork to be installed on site shall be protected from corrosion by the application of a suitable protective coating. The contractor shall be responsible for the application of this coating.

12. All drawings and specifications are assumed to be in accordance with the latest appropriate codes of practice and to comply with current building regulations.

OTHER NOTES:

All new proposed roof and wall finishes on this drawing to match existing materials. All new proposed roof finishes to be of a minimum 100mm thickness. All new proposed wall finishes to be of a minimum 100mm thickness. For a permitted development, left design the former designed to be not opening and of the same height as the existing structure. The roof 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.

No inspection of the underground drainage was not possible on survey. Contractor should check drainage runs and invert levels prior to starting work on site and notify building control of results. ALL DRAINAGE SHOWN IS ASSUMED AND MUST BE VERIFIED BY CONTRACTOR.

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12. All drawings and specifications are assumed to be in accordance with the latest appropriate codes of practice and to comply with current building regulations.

SITE ADDRESS	
45 OAKFIELD GARDENS, UPPER EDMONTON, LONDON, N18 1NY	
DRAWING TITLE	
PROPOSED DRAWINGS - rear extension	
DRAWN AT	HEAD OFFICE
SCALE	as shown
DRAWING NO.	@ A3
DRAWN BY	14. NOVEMBER. 2023
REVISION	-
DPL. 04.	www.discountplansltd.com