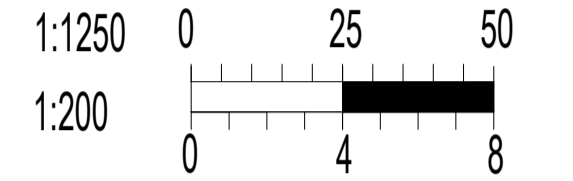
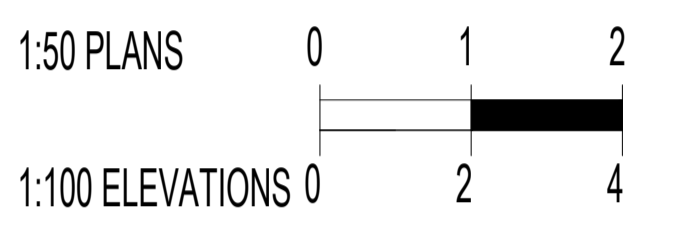


**Health and Safety Legislation.**  
**Construction (Design & Management), Regulations 2015**  
 The client should make themselves aware of their duties and responsibilities under the Construction (Design & Management) Regulations 2015 including making suitable arrangements to ensure that, throughout the planning, design and construction of a project, adequate consideration is given to the health, safety and welfare of all those affected and involved in the construction work. The client should ensure that all relevant pre-construction information is provided as soon as practicable to the designer and contractor (including the principal contractor) who is bidding for work on the project or has already been appointed. DSB Property Designs Ltd will be appointed 'designer' for the pre-construction phase of the project to prepare drawings, design details and specifications for the submission of town planning and/or building regulation applications only. Domestic client duties will automatically pass to the contractor or principal contractor during the construction phase of the works, and these are general duties to manage health and safety of the site and works which a contractor already has a duty to discharge. These drawings form our part of the health and safety file under CDM 2015, we are not involved with the construction phase of the project therefore. Our involvement as Principle designer has now ended and the client must pass these documents to the Principle Contractor and appoint them in writing to carry out their duties under CDM 2015. Note that a project is notifiable to the HSE if the construction work on a construction site is scheduled to last longer than 30 working days and have more than 20 workers working simultaneously at any point in the project or it exceeds 500 person days. These drawings are compiled on the sole basis that the works will be undertaken by a competent Contractor experienced in the nature of the works shown hereon. ALL required temporary works to undertake the proposals shown hereon are the responsibility of the Contractor.  
 These drawings are not a step by step instruction guide and in some cases changes may be required. Any deviations from the drawings must first be agreed with Building control. Where our involvement is required this must be instructed in writing and will be charged at our standard rate.  
 We suggest an Asbestos survey is carried out and where any Asbestos is found seek the appropriate advise. Any asbestos must be dealt with by an approved licensed contractor only.



08 Proposed Front 1:100      09 Proposed Rear 1:100      10 Proposed Side 1:100      11 Proposed Side (Party wall) 1:100



**PLANNING DRAWING ONLY  
 NOT FOR CONSTRUCTION**

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REV / REVISION NOTE	REVISION DATE	BY
DWG REF 2024/01/129KR-PD	SHEET 02 of 03	
SCALE 1:50/1:100/1:1250	DRAWN DATE JAN 24	
PAPER A1	DRAWN BY NE	CHECKED DB

**DSB Property Designs LTD**  
 Architectural & Chartered Building Consultancy

**CIOB** Chartered Building Consultancy  
 THE CHARTERED INSTITUTE OF BUILDING

**Professionalism and Integrity in Construction**  
 PROJECT: - PD LOFT CONVERSION

SITE ADDRESS:-  
 129 KENTS ROAD  
 GRAYS  
 Essex  
 RM17 6DE

CLIENT: -  
 Mr Paul Kemp & Ms Raquel Sanchez Joslar

**SMARTER PLANNING CHAMPION**

**partner LABC**

**WALL KEY: -**

[Symbol]	Existing stud/ block
[Symbol]	Existing solid walls
[Symbol]	Block walls
[Symbol]	Stud walls
[Symbol]	Existing cavity walls
[Symbol]	Proposed walls

**MATERIALS:-**

- 1) Matching Render/Brick
- 2) Matching Interlocking Tile
- 3) PVC Windows and Doors
- 4) PVC Rainwater Goods
- 5)
- 6)
- 7)

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 Web: www.dsbdesigns.co.uk

12 Proposed Ground Floor Plan 1:50      13 Proposed First Floor Plan 1:50      14 Proposed Second Floor Plan 1:50

All dimensions and measurements contained on this drawing are approximate and it is the responsibility of the Contractor to ascertain all accurate dimensions and measurements on site.

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02 Proposed Plans  
 All dimensions and measurements contained on this drawing are approximate and it is the responsibility of the Contractor to ascertain all accurate dimensions and measurements on site.