

1. NOTE  
Do not scale. Plotted dimensions are to be undertaken as current information. All dimensions are to be checked and confirmed on site prior to any works undertaken. Any discrepancies found to be immediately reported to the consultants, if in doubt please ask.

2. NOTE  
Masterplan Design Ltd have been employed solely for producing Planning / Standard Building Regulation drawings for this project, and will not be held liable for any works conducted on site or elsewhere. Any further services from Masterplan Design Ltd would need to be agreed in writing.

3. NOTE  
Contractors responsibility to verify and establish all measurements and levels on site prior to any works taking place.

4. CDM REGULATIONS 2015  
The client must abide by the Construction Design and Management Regulations 2015. The client must appoint a contractor, if more than one contractor is to be involved, the client will need to appoint (in writing) a principal designer (to plan, manage and coordinate the planning and design work) and a principal contractor (to plan, manage and coordinate the construction and ensure there are arrangements in place for managing and organising the project).

Domestic clients  
The domestic client is to appoint a principal designer and a principal contractor when there is more than one contractor, if not your duties will automatically transferred to the contractor or principal contractor.

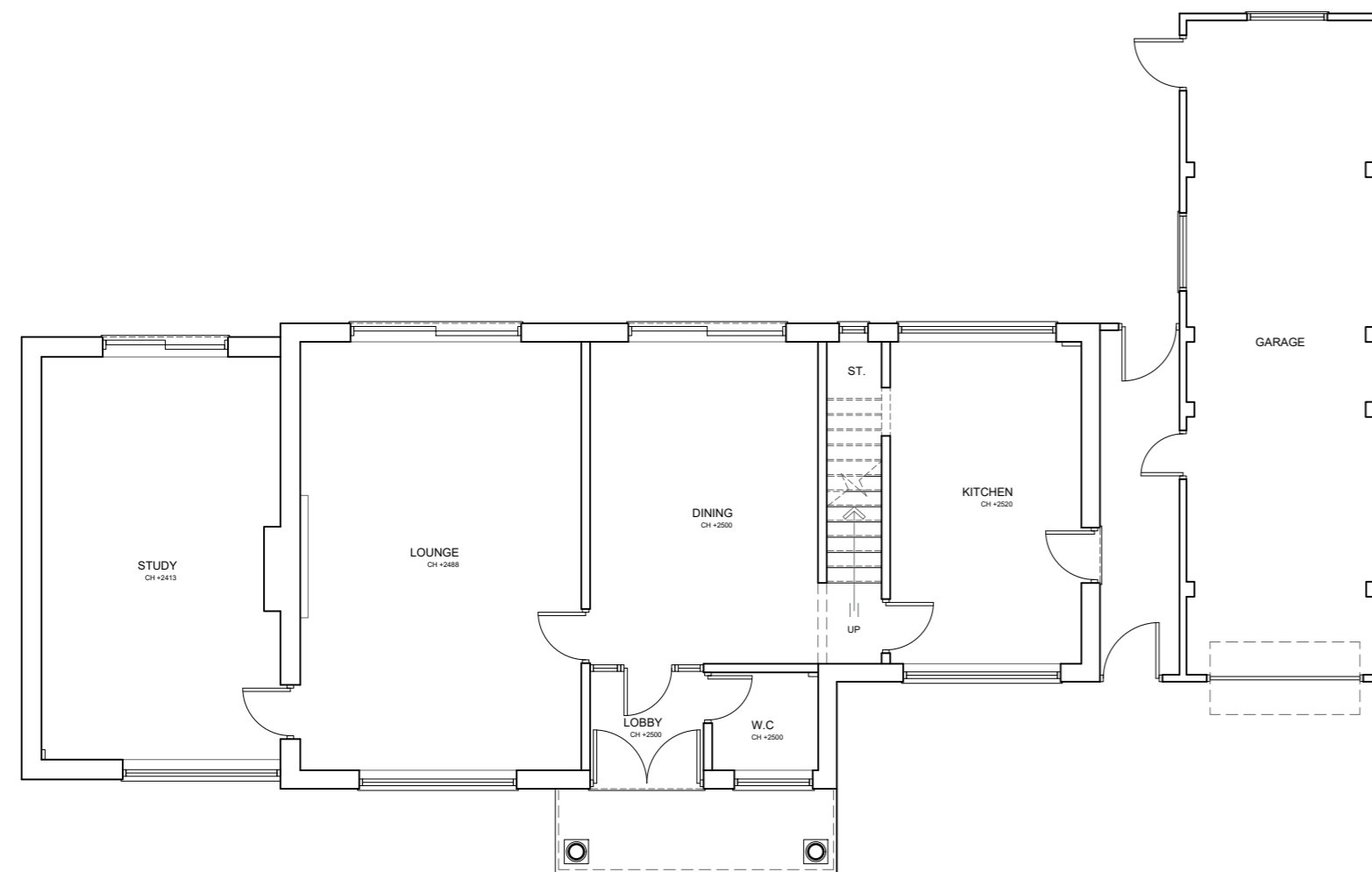
The designer can take on the duties, provided there is a written agreement between you and the designer to do so.

The Health and Safety Executive is to be notified as soon as possible before construction work starts if the works:

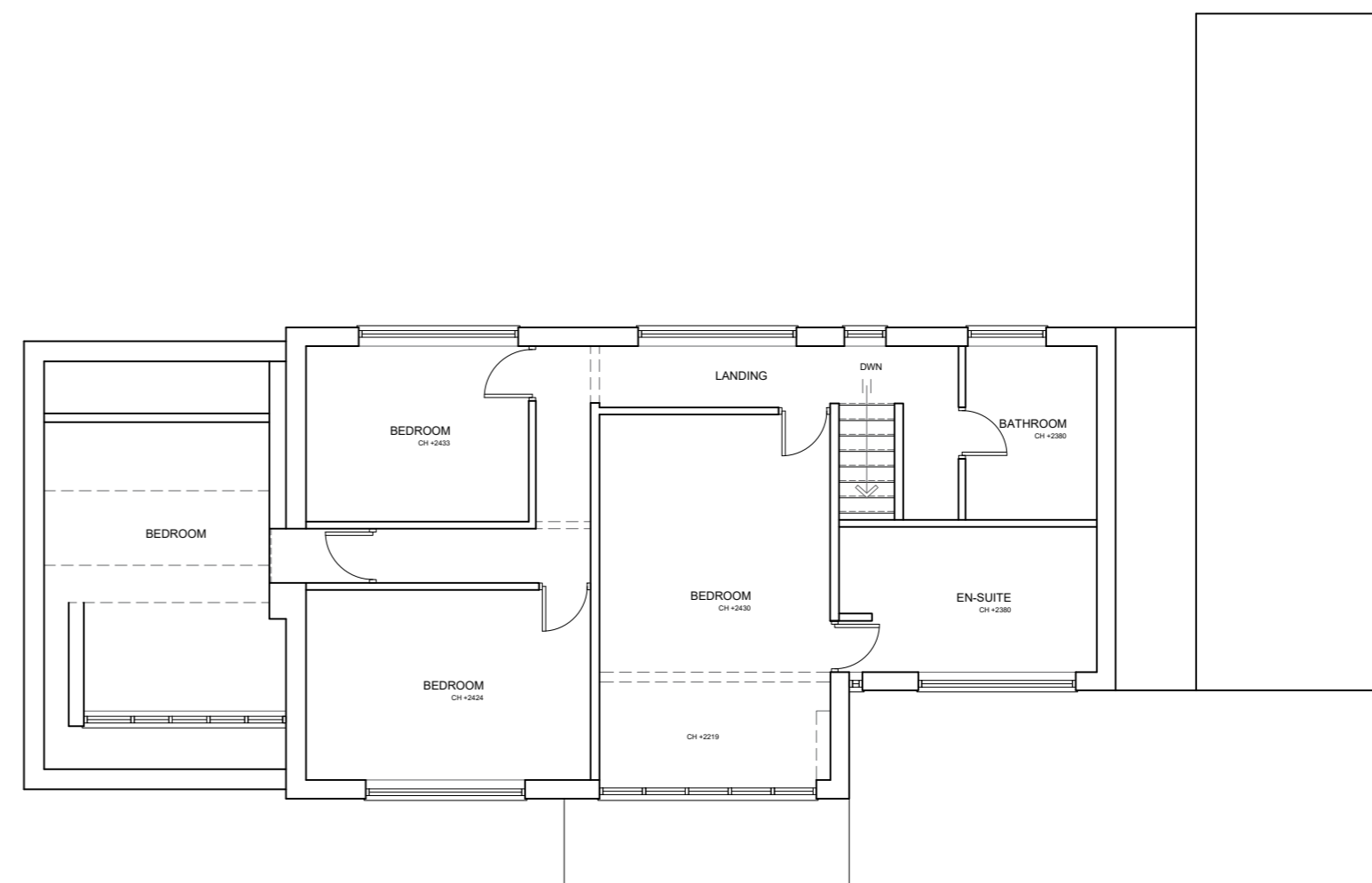
- (a) Last longer than 30 working days and has more than 20 workers working simultaneously at any point in the project.
- Or:
- (b) Exceeds 500 person days.

5. BOUNDARY WALL ACT  
The position of all boundaries are assumed based on information provided by the client. The client is under strict duty to confirm the actual location of all boundaries with his/her neighbour and his/her solicitor. This work is probably covered by the PARTY WALL ACT and requires you to write to your neighbour informing them of the work that may only commence when you have their written consent. For further information you are advised to contact a solicitor.

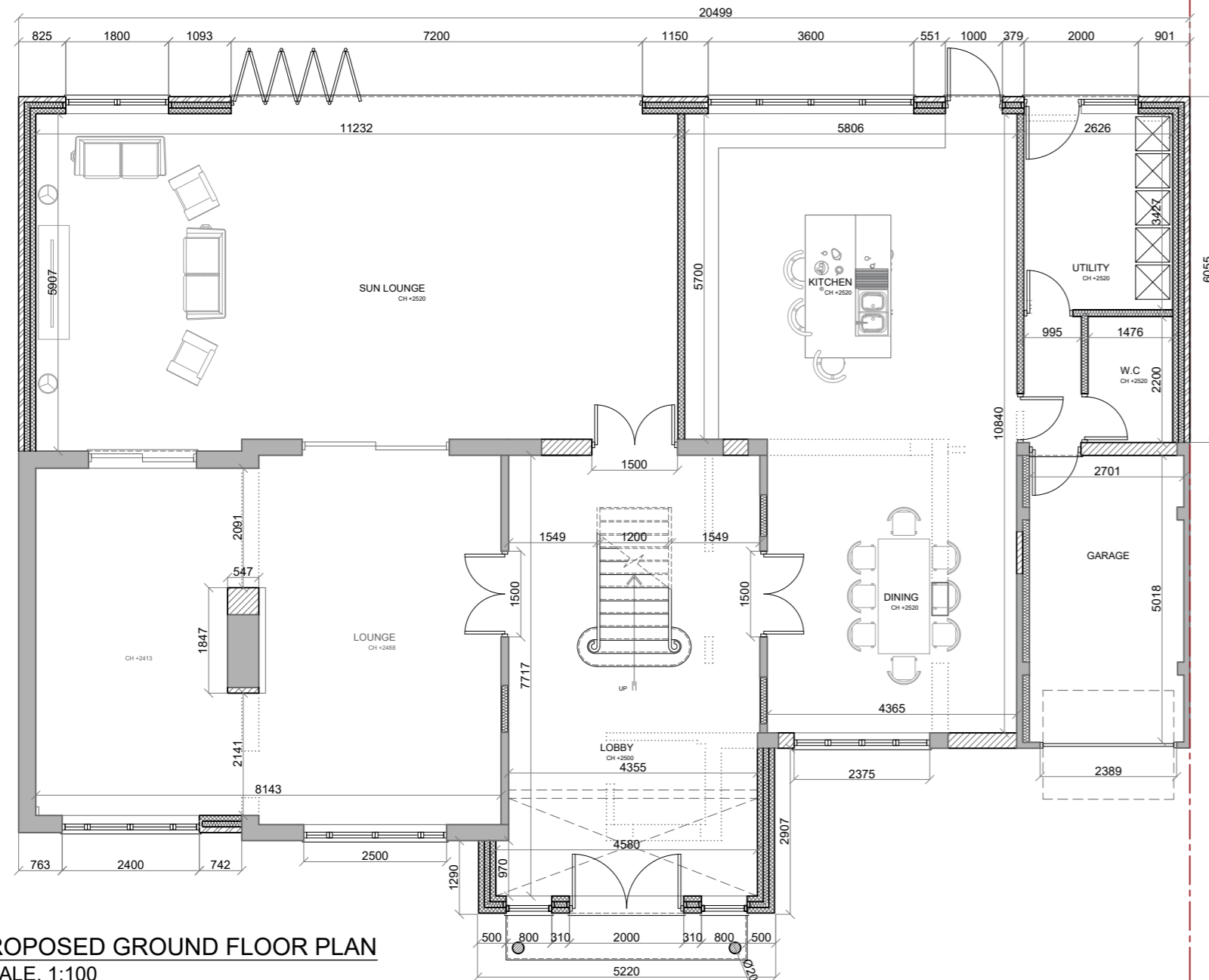
6. COPYRIGHT  
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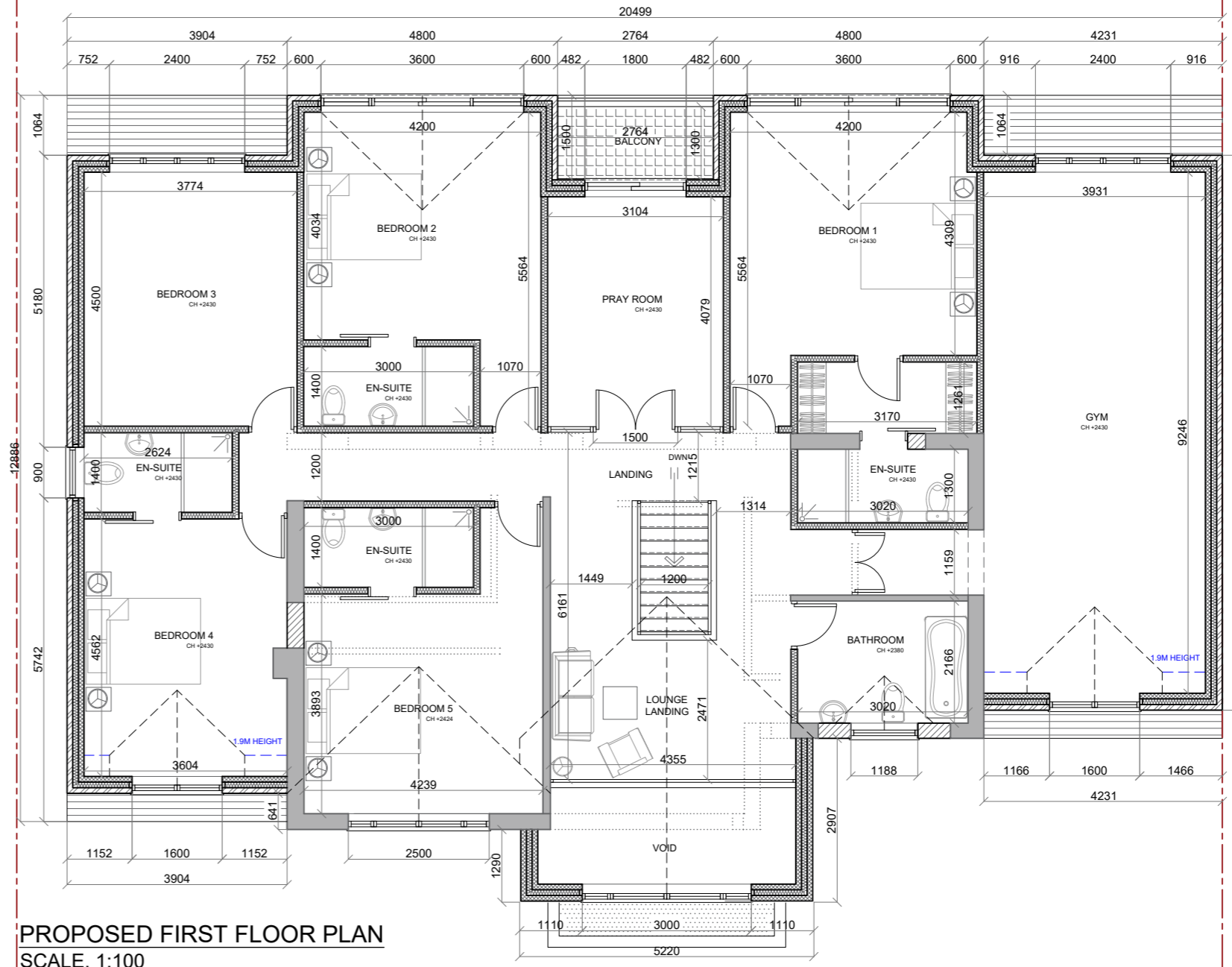
EXISTING GROUND FLOOR PLAN  
SCALE: 1:100



EXISTING FIRST FLOOR PLAN  
SCALE: 1:100



PROPOSED GROUND FLOOR PLAN  
SCALE: 1:100



PROPOSED FIRST FLOOR PLAN  
SCALE: 1:100