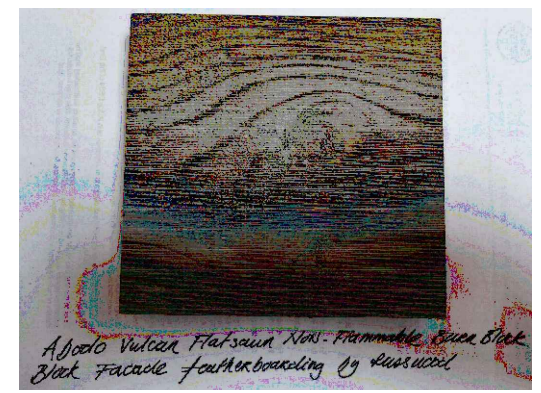
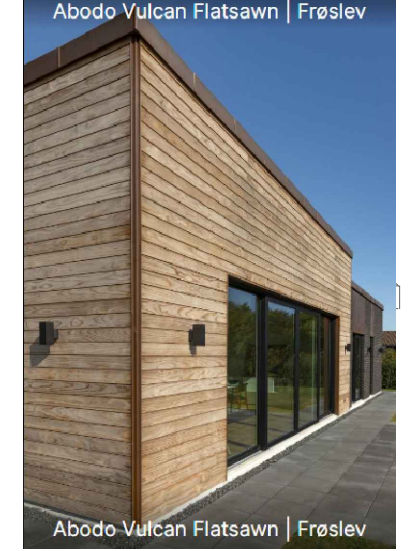


# Planning Discharge of Condition No. 3

VERIFY ALL DIMENSIONS ON SITE WITH CLIENT BEFORE COMMENCING ANY WORK. REPORT ANY ERRORS OR DISCREPANCY TO THE AUTHOR OF THE DRAWING OR TO THE CLIENT ASAP BEFORE COMMENCING WORKS. IF IN DOUBT ASK.  
DO NOT COPY THIS DRAWING. ALL COPYRIGHTS ARE RESERVED TO JUSTIN WHITE ARCHITECTURE LTD



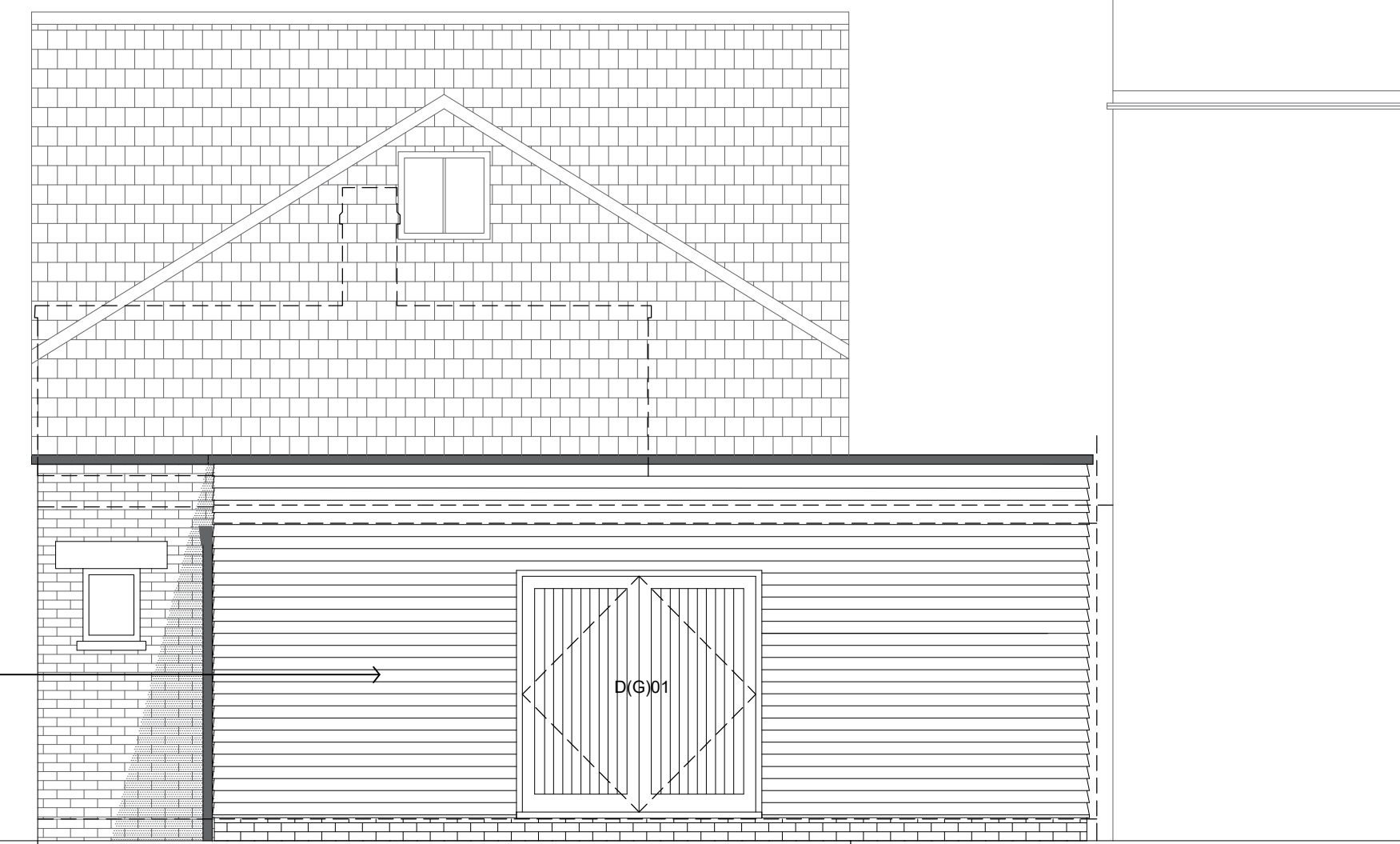
Imagine 1 - Close Up View



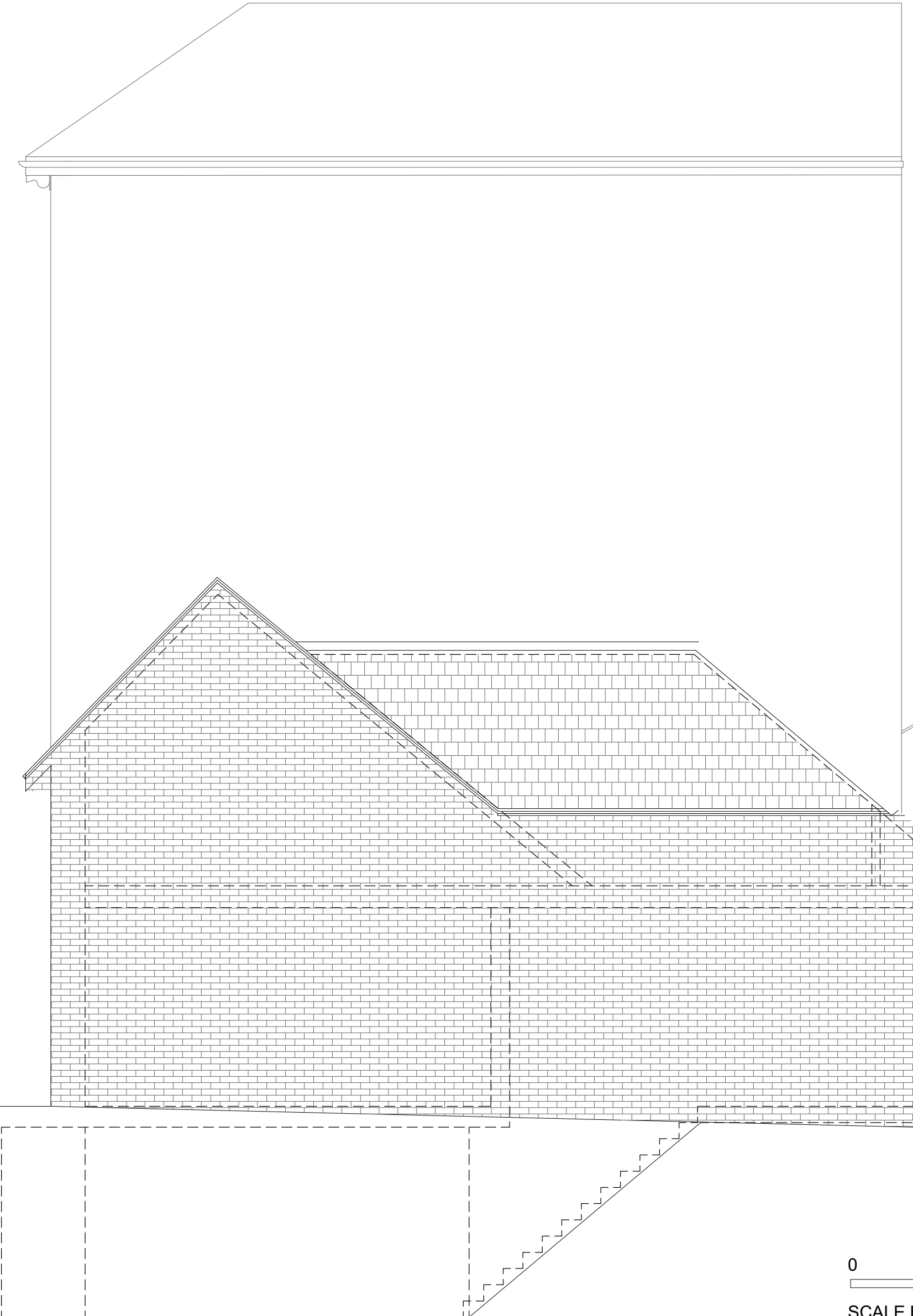
Imagine 2 & 3 - Distant views



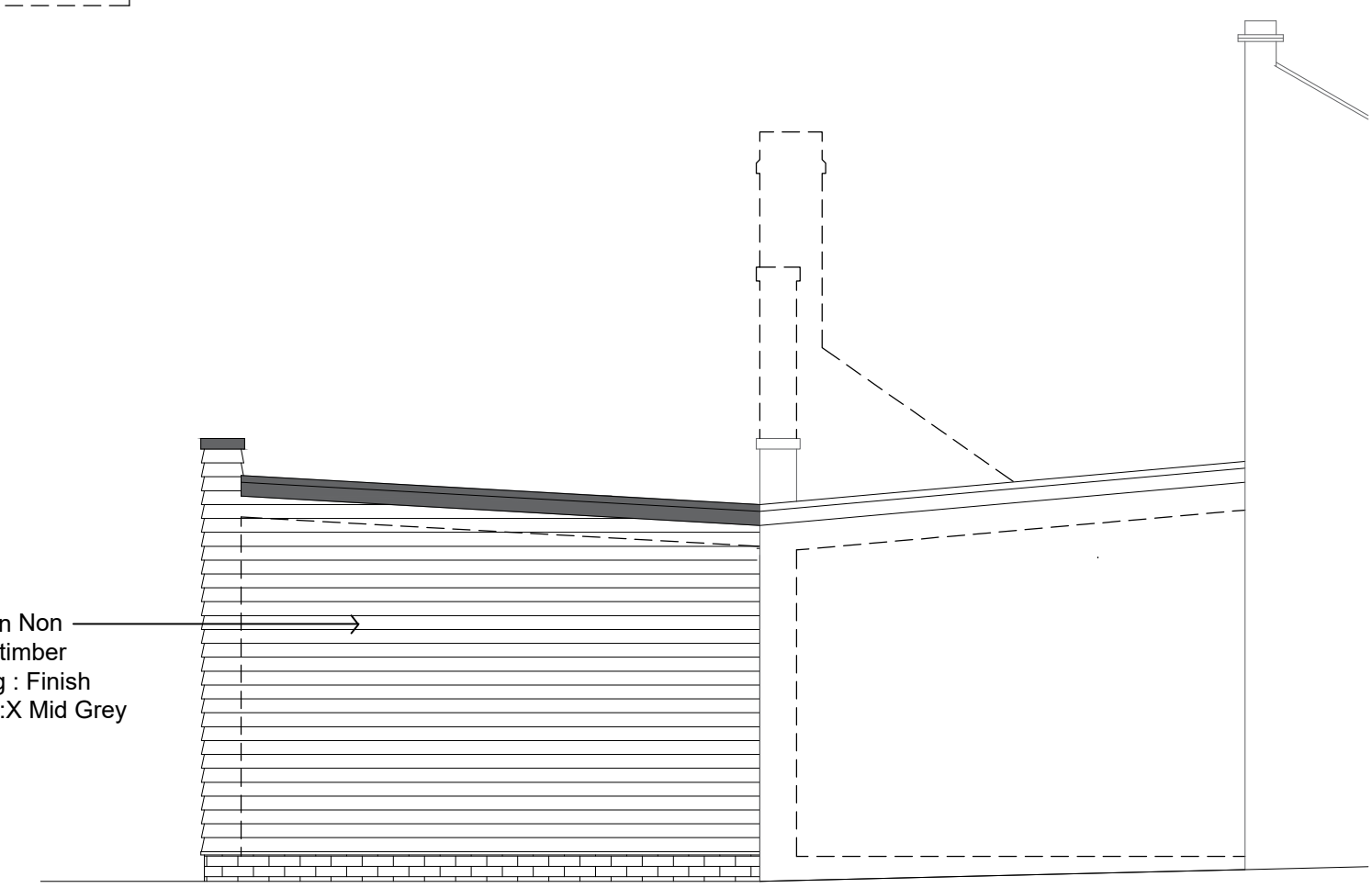
Abodo Vulcan Flatsawn Non flammable Burn Block timber facade featherboarding ; Finish Microtex: Coating S100:X Mid Grey by Russwood



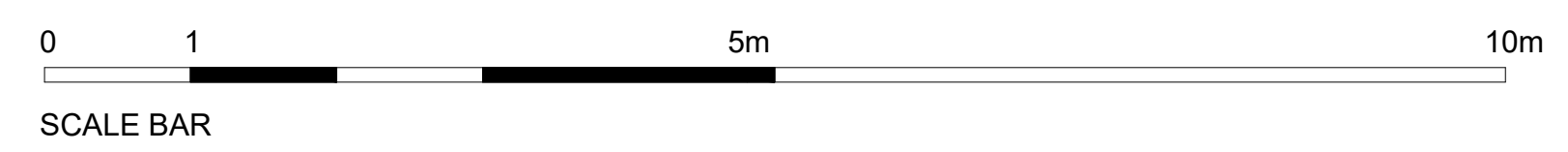
Rear Elevation



Side Elevation



Side Elevation



Rev	Description	Date
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- READ THESE IMPORTANT NOTES & REQUIREMENTS PRIOR TO UNDERTAKING ANY WORKS ASSOCIATED WITH THIS PROJECT, IF IN DOUBT ASK**
1. THE PROPRIETOR IS SOLELY RESPONSIBLE FOR ENSURING THAT THE PROPOSED WORKS DOES NOT BREACH ANY CONVENANTS & CONDITIONS OF A LEASE OR FREEHOLD TITLE AND IS RESPONSIBLE TO DETERMINE WHERE EXISTING SEWERS THROUGH THE LOCAL WATER BOARD AND UTILITY SERVICES THROUGH THE PROVIDERS BELOW THE GROUND ARE LOCATED IN RELATION TO THE PROPOSED NEW WORKS.
  2. SITE BOUNDARIES ARE INDICATIVE ONLY AND ARE SUBJECT TO BE ABSOLUTE WITH THE LAND REGISTRY.
  3. THESE ILLUSTRATIONS HAVE SOLELY BEEN PREPARED FOR THE PURPOSE TO DISCHARGE A PLANNING CONDITION ONLY AND ARE NOT WORKING DRAWINGS. DO NOT SCALE FROM THE DRAWING. ALL DIMENSIONS ARE APPROXIMATE AND MUST BE CHECKED ON SITE FOR ACCURACY.
  4. ALL STRUCTURAL OPENINGS, BEAMS, LINTELS AND ANY OTHER BEARINGS ARE INDICATIVELY SHOWN AND ARE SUBJECT TO BE DETERMINED BY A QUALIFIED STRUCTURAL ENGINEER.
  5. A FULL BUILDING SURVEY IS RECOMMENDED BY A QUALIFIED BUILDING SURVEYOR PRIOR TO ANY WORKS THAT MAY PROCEED AS A RESULT OF A SUCCESSFUL APPLICATION TO DETERMINE ANY BUILDING DEFECTS AND WHETHER OR NOT ASBESTOS IS CONTAINED IN THE FABRIC OF THE BUILDING. THE CLIENT BEARS FULL RESPONSIBILITY TO ALL THIRD PARTIES.
  6. PARTY WALL SURVEYOR SHOULD BE CONSULTED TO ASCERTAIN ANY NECESSARY PARTY WALL AWARDS IN ACCORDANCE WITH THE 1996 ACT SHOULD THE PLANNING APPLICATION PROVE SUCCESSFUL.
  7. THE CLIENT IS SOLELY RESPONSIBLE FOR COMPLYING WITH THE CDM REGULATIONS 2015 AND WILL NEED TO APPOINT A PRINCIPLE DESIGNER AND A PRINCIPLE CONTRACTOR TO UNDERTAKE THE PROPOSED WORKS.
  8. NO TIMBER, OSB BOARD, PLYWOOD OR COMBUSTIBLE MATERIALS ARE TO BE USED TO CONSTRUCT ANY ROOF, FACADE, EXTERNAL WALL OR INTERNAL PARTITION WALLS. NO COMBUSTIBLE TIMBER OR PVC WINDOWS & DOORS TO BE USED. ONLY INSTALL NON COMBUSTIBLE A1 MATERIALS. IF IN DOUBT ASK. REFER TO STRUCTURAL ENGINEER'S DRAWINGS & SPECIFICATIONS FOR STRUCTURAL FABRIC.



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## Planning Discharge of Condition

Client

Project Name  
**Rear Extension**

Premises  
**21 Ware Road  
Hertford  
SG13 7EB**

Drawing Title  
**Proposed Rear & Side Elevations**

Scales  
1:50 @ A1  
1:100 @ A3

Date  
**Feb 2023**

Drawn by  
JWA Ltd

Drawing no.  
**723025-PDC-01**

Rev no.