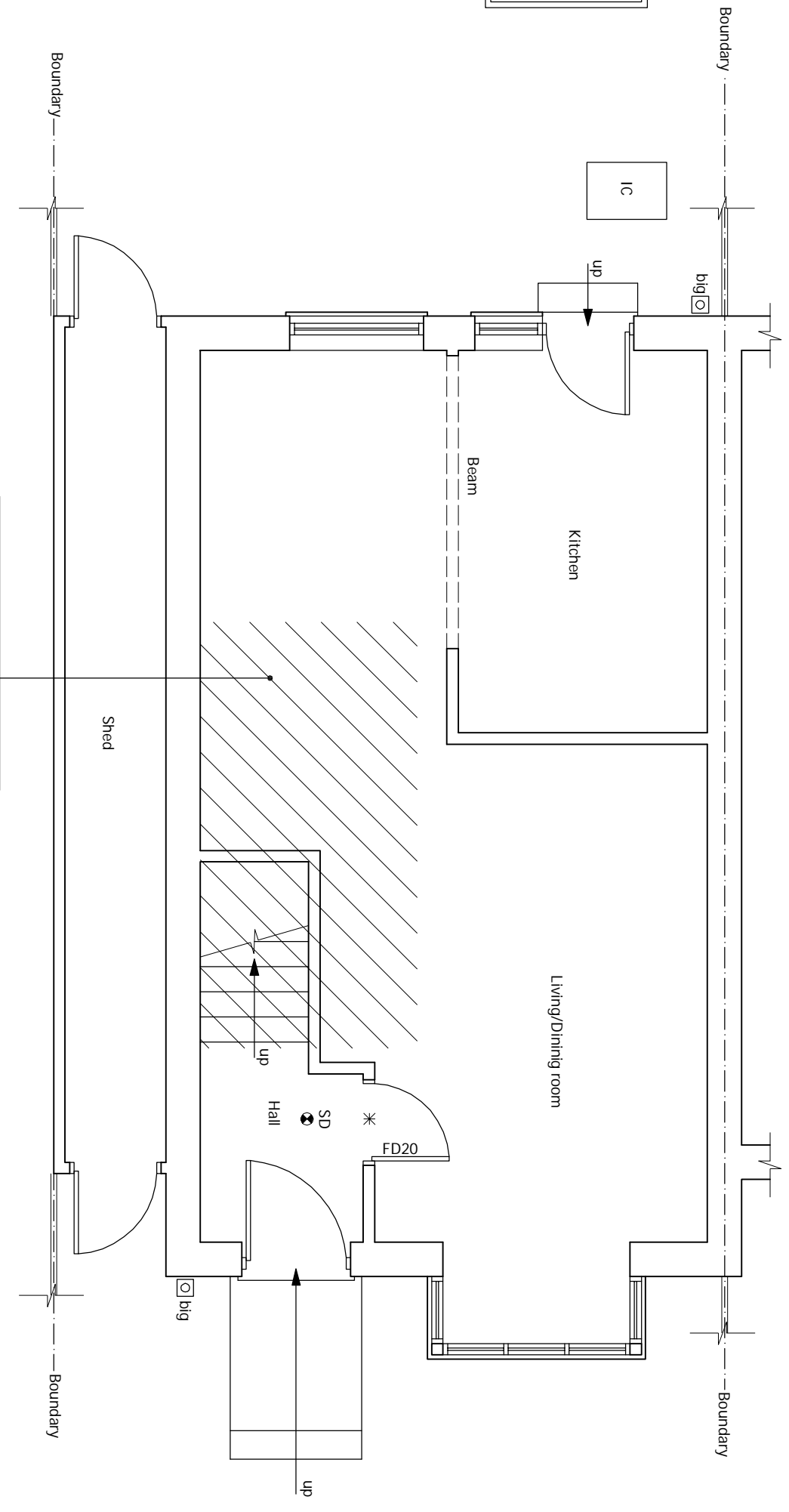


Timber frame wall construction

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.**

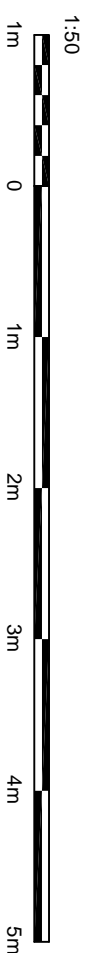
New internal doors to have 10mm air gap to underside.



Existing ceiling within the hatched area (including stairs) to be over boarded with 12.5mm plaster board for provision of 30 minutes fire protection.

# PROPOSED GROUND FLOOR PLAN

Scale 1:50



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| DRAWING STATUS | PLANNING |      |             |
|----------------|----------|------|-------------|
| REV.           | DATE     | NAME | DESCRIPTION |

Architectural Design Studio  
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 ensure that all working drawings and calculations are completed, approved by Building Control or Planning Departments & that they are the current revised drawings before any works start on site.
- Inform the Building Control department that the works are about to commence on site after receiving an approved decision from planning / building control in writing for your proposed works.
- Verify boundary lines & ground conditions including checking positions and new connections of all gas, electric, water, drainage, etc. before commencing works.
- Owner is responsible for establishing own boundary lines on DPL, one 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.
- DPL are not responsible for builders changing design methods from proposed works. The client is responsible for any changes to the design. DPL are not 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.
- Owner is responsible for providing suitable and safe working conditions including providing suitable and safe access to the site for the works. DPL are not 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.
- 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. (Clients responsibility)

### OTHER NOTES:

- 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. Do not scale off this drawing as the scaling may be off.
- Works carried out under a building notice or prior to approval of drawings are at the contractor's/owner's risk. (All DPL drawings must be approved before works commence)
- Homeowner is responsible for the safety of the site. DPL are not responsible for any accidents or damage to the site or adjoining properties.
- 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.
- Homeowner is responsible for the safety of the site. DPL are not responsible for any accidents or damage to the site or adjoining properties.
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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 SUBJECT TO FURTHER STRUCTURAL ENGINEER'S CONSIDERATION.

### SITE ADDRESS

6 KIRKHAM ROAD,  
EAST HAM, LONDON, E6 5RY

### DRAWING TITLE

PROPOSED DRAWINGS

DRAWN AT HEAD OFFICE  
SCALE AS SHOWN  
DRAWN BY

DRAWING NO. 27, FEBRUARY, 2024

REVISION  
DPL.05  
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