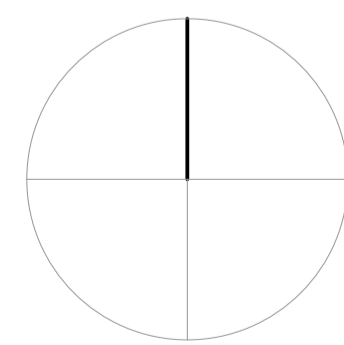
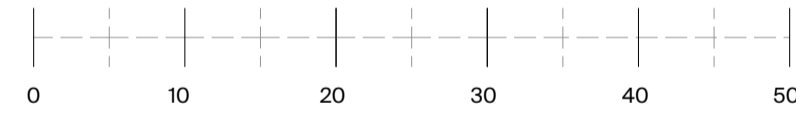


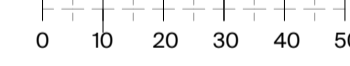
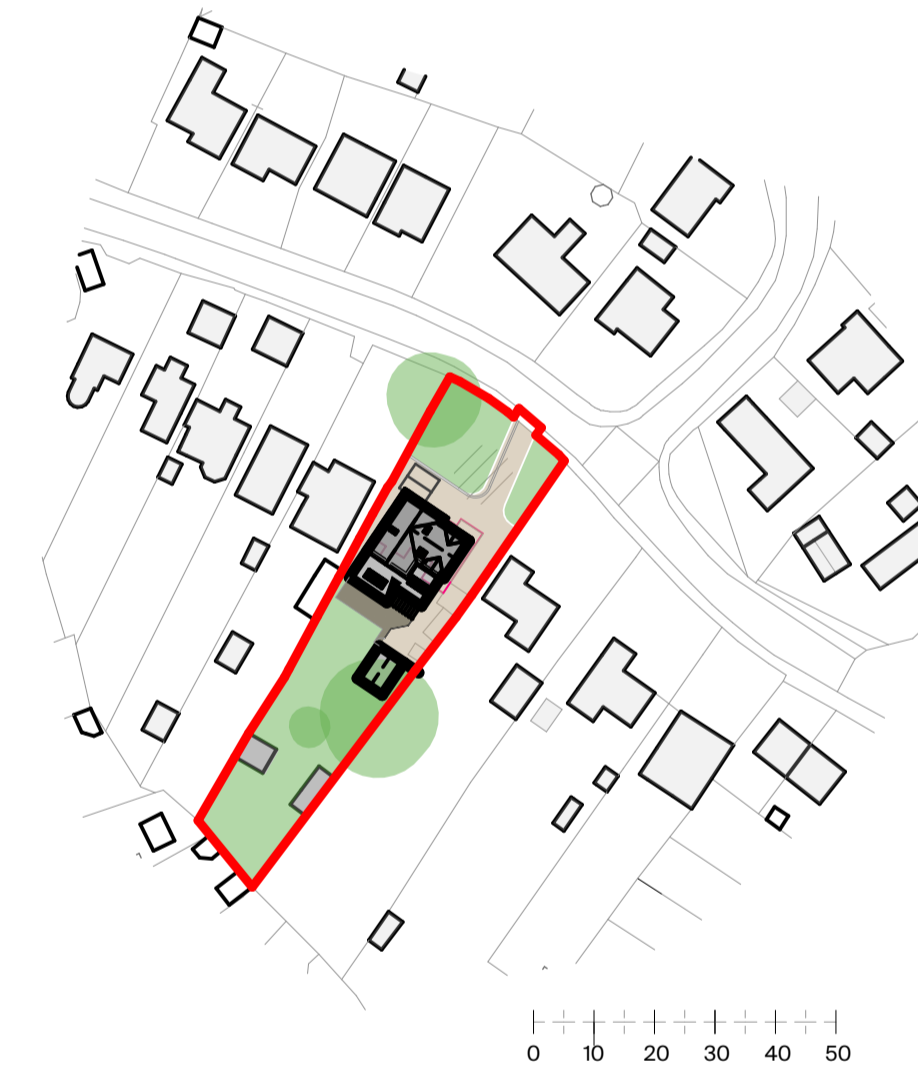
Site plan — 1.500

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Location plan — 1.1250

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Proposal to be read in conjunction with Arboricultural Impact Assessment completed by Talking Elm Tree Consultants.

Architecture — from a different angle.

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Drawing status —

Client: Irwin Mitchell LLP
Project: Proposed replacement dwelling at LANSDOWNE, BANNISTER GREEN, FELSTED, CM8 3NQ

Drawing title: Planning Drawing
Scale as mentioned on plans (print @ A1)

Project ref: 2021.90.65
Drawing ref: PL 008
Date: 06.03.2022

Revision	Description	Date
C	Planning adjustments	10.04.2024
B	OT defined minor alteration	21.02.2023
A	Proposed minor alteration	11.02.2023
Ref	Ref	Ref

At building services, underground and overhead should be located and surveyed as indicated.
Prior to works commencing on site drainage design should be investigated on site and a CCTV scan should be completed of existing drains. If drains are proposed over or near a neighbouring property or which are deemed to be shared then the relevant application should be completed for the local water board (through the local authority).
At drawings to be read in conjunction with supporting documentation (as defined within plans).
Ground conditions for foundations to be reviewed and confirmed on site by contractor and agreed with structural engineer prior to works proceeding.
Contractor to complete Construction Phase Plan and relevant FTD submission to HSE. Contractor to complete and maintain an up to date health and safety file during the construction phase of works.
All relevant party well agreements to be put in place by client and checked by contractor prior to works proceeding on site.
Contractor to ensure that all relevant government guidelines regarding health and safety are fully adhered to during any construction works or meetings.
All dimensions are to be checked on site and Studio Drake Ltd to be notified of any discrepancies. Written dimensions are to be followed over dimensions shown on drawings. This drawing is copyright and cannot be reproduced without prior written consent from Studio Drake Ltd.