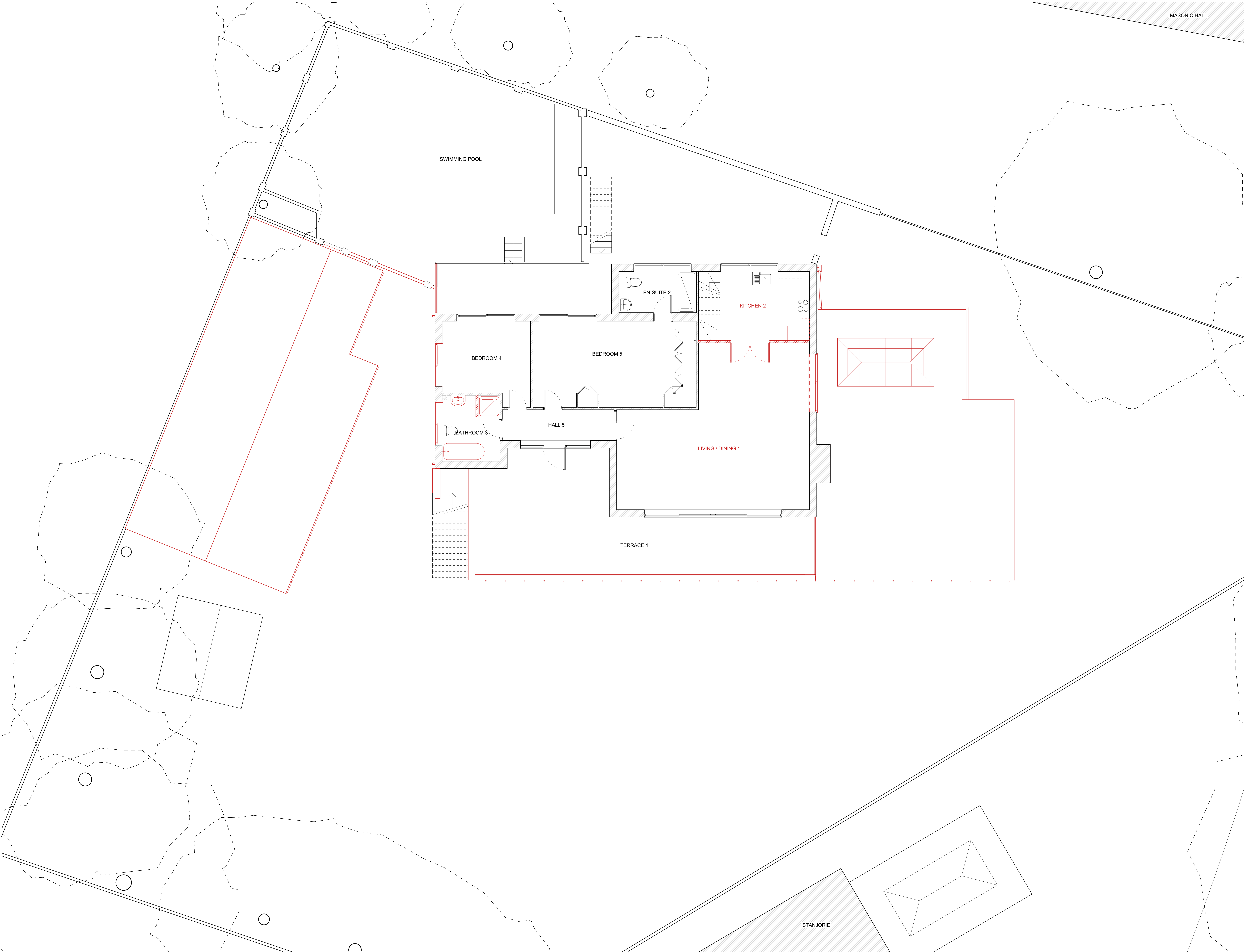




Notes

Contractor to check and clarify all levels, dimensions, drainage construction & specification prior to any works on site and to bring to the clients attention any variations or deviations for written confirmation before being carried out on site.

Drawings are prepared for the purposes of obtaining Town & County Planning Permission and Building Regulations Approval only. Any work carried out before building regulations approval has been granted will be strictly at clients own risk.

All materials shall be fixed, applied or mixed in accordance with all of the manufacturers instructions, recommendations & specifications. All materials shall be fit for the purposes that they are to be used for.

The contractor shall take into account everything necessary for the proper execution of the works and to the satisfaction of the Local Authority Building Surveyor, whether or not indicated on the drawing or in the specification.

Any building works within 6m of a neighbouring home's foundations may require you to notify the owner of that property of your intentions at least one month before you start work. Work to an existing party wall requires you to give at least two months notice of your intentions. If consent to carry out work cannot be reached procedures dealing with an dispute should be followed (the party wall act 1996). Explanatory booklets can be obtained free of charge from the D.O.E. publications dispatch centre, Blackhorse Road, London SE9 6TT Tel 020 891 9591.

Unless stated otherwise, the designs shown are subject to detailed site survey, investigations, and legal definition, the CDM Regulations, and the comments and/or approval of the various relevant Local Authority Officers, Statutory Undertakers, Fire Officers, Engineers and the like. They are copyright, project specific and confidential and no part is to be used or copied in any way without the express prior consent of the Architect.

NB This drawing includes information provided by independent surveyors and / or consultants to whom all queries shall be made.

The client is responsible for providing the architect with correct site boundary/ownership definitions, any covenants or easements relating to the site. The Architect will assume site boundaries as clearly defined, unless otherwise informed by client.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO NOTIFY THE ARCHITECT OF ANY DISCREPANCIES ON THE DRAWING PRIOR TO CONSTRUCTION. ALL DIMENSIONS TO BE CHECKED ON SITE IF IN DOUBT ADD.

Revision	Date	Description
P01	28/04/22	Preliminary Issue for Review and Comment
P02	20/05/22	Pre-app Submission
P03	21/07/22	Revised in response to Pre-app feedback
P04	26/07/22	Draft Planning Submission
P05	16/08/22	Planning Submission

Key

- Existing Building
- Proposed Demolition

WMA

William
Monaghan
Architects

4 Waltham Cross Cottages,
Waltham Cross,
Great Bardfield,
Essex,
CM7 4QH
+44 (0)7708089601
willmonaghans@gmail.com

Project: Brooklands, High Street, Botley
Client: Mrs Wilson
Date: August 2022
Status: Planning

Drawing No: 0016_BHS_PA_03 Rev: P05
Drawing: Existing First Floor Plan
Scale: 1:50@A0
Drawn: WM
Checked: WM