

Well:
Confirm that the scheme as drawn reflects our intentions for the
builder to construct to. ASC Design Services LTD accept no
liability for schemes not approved by Building Control, or schemes
which have not received the Client signature confirming their
approval that the design reflects what the client intends to be built
Signed:
Date:

ASAP THE CLIENT MUST SHOW THIS DRAWING
TO THE NEIGHBOURS WITH WHOM THEY SHARE
A PARTY WALL OR TO NEIGHBOURS WHOSE
PROPERTY IS WITHIN 3M OF THE AREA WHERE
THEY INTEND TO BUILD. THIS IS NECESSARY TO
INITIATE THE PARTY WALL PROCESS.

Dear Neighbour Viewing Who
Shares a Boundary with This
Property

Asc Design Services Ltd seeks
formal certification from the
Local Authority to extend our
client's property. Please refer to
the most recent drawings for
full plans and elevations.

**CONTRACTORS
MUST READ THE
BELOW**

Whilst every effort has been
made to ensure complete
accuracy and understanding of
the existing property and client
brief, building contractors
viewing this document are
herby informed that this
drawing was created to
demonstrate building control
compliance based on our
understanding and assumptions
of the site at the time of its
creation. Although rare, it is
possible that
misunderstandings, inaccurate
assumptions, and drawing
errors may exist within
documents issued by ASC
Design Services Ltd. We kindly
request that any discrepancies
be reported to us urgently.

Building contractors are
herby warned that they are
responsible for conducting all
necessary site checks and
investigations to accurately
determine the materials and
labour required for this
project. They assume this risk
prior to providing quotations
for building works, or at the
very least, they should include
provisions in their contracts to
account for additional or
unecessary materials and
labour, thereby avoiding
unforeseen expenses without
prior cost estimation and
allocation.

If you do not consent, an
"Agreed Party Wall Surveyor"
will be required to draw up a
formal award, stating the
rights and responsibilities of
both parties. The fees will be
agreed upon mutually.

For example, on-site
measurements and
investigations should include,
at a minimum:
1. Verifying existing and
proposed wall offset
dimensions to the extent of a
planned removal of a
supporting wall and erection
of a beam to ensure structural
integrity and necessity.
2. Ensuring walls intended to
bear loads are constructed
using appropriate load-bearing
materials.
3. Confirming actual on-site
beam spans.
4. Identifying instances of
timber frame construction, as
traditional masonry may have
been assumed unless
otherwise stated.
5. Verifying invert levels of
inspection chambers on the
site to ensure the feasibility of
the proposed drainage layout
during the construction phase.
6. Determining ridge heights of
roof spaces for planned loft
conversions, considering the
provable need for an
upgraded floor and a ridge
beam with a minimum cross-
section of 200mm.
7. Conducting checks for
potential asbestos presence,
requiring removal prior to
commencing any work.
8. Carrying out trial hole
investigations to assess
existing foundation capacity
for additional loads.
9. Consulting with the client to
identify any site-specific
obstacles that may impact the
construction process.
10. On site verification of
post and rafter spans and
sises, and actions prior to
works starting to mitigate
problems as a result.

The notice informs you of the
proposed works impact on
party walls and structures,
categorized as follows:
Line of Junction Notice: We
intend to build up to (five)
wholly on the land of our client
and your neighbour's property.
No specialist foundations are
required at present, subject to
Building Control Officers' input.
3 Meter Notice of Adjacent
Excavation: We will excavate
trenches for foundations at
least one meter deep
(generally below existing
property foundations) within 3
meters of your structure.
Party Structure Notice: We
may undertake works directly
to the Party Wall, such as
removing bricks on our clients
side to install a padstone
supporting a structural beam.

POSITIVE ACKNOWLEDGEMENT

Well:
I confirm the receipt
this notice and
without prejudice to
any of My/Our rights
under the Party Wall
Act 1996, are
content to the works
to the property
identified above as
the Client's, to start
no earlier than 31
days as of the date at
the top of this
document.

Signed:
Date:

Client Details:
Jackie Mawson
1 Oak Drive
Fair Oak, Hampshire
SO50 7JT

Date:
JAN 2024

Page:
A1

Drawing Code:
PROPOSED - MAWSON
Stage:
P
No:
OI
Rev:
01

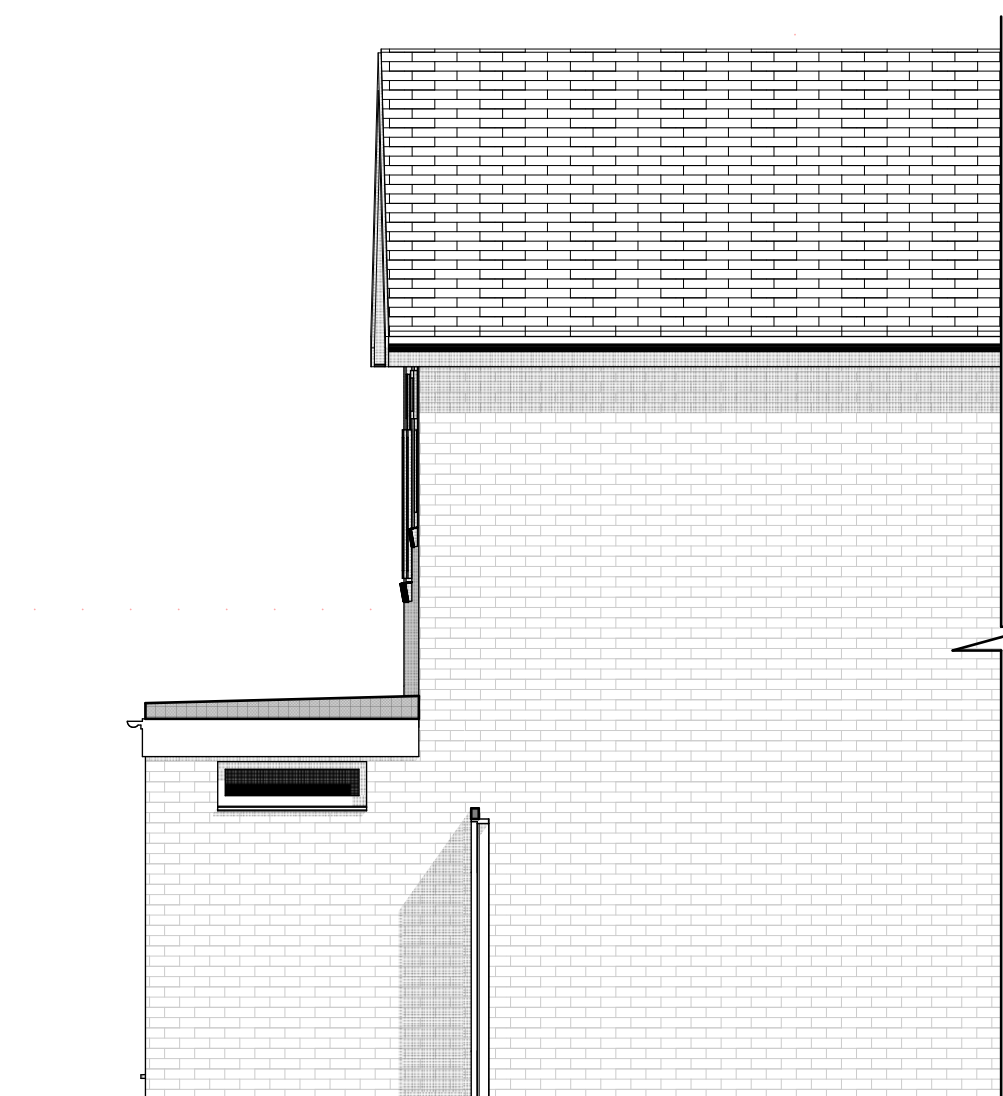
PROPOSED PLANS, ELEVATIONS AND BLOCK PLANS

ASC
DESIGN SERVICES LTD

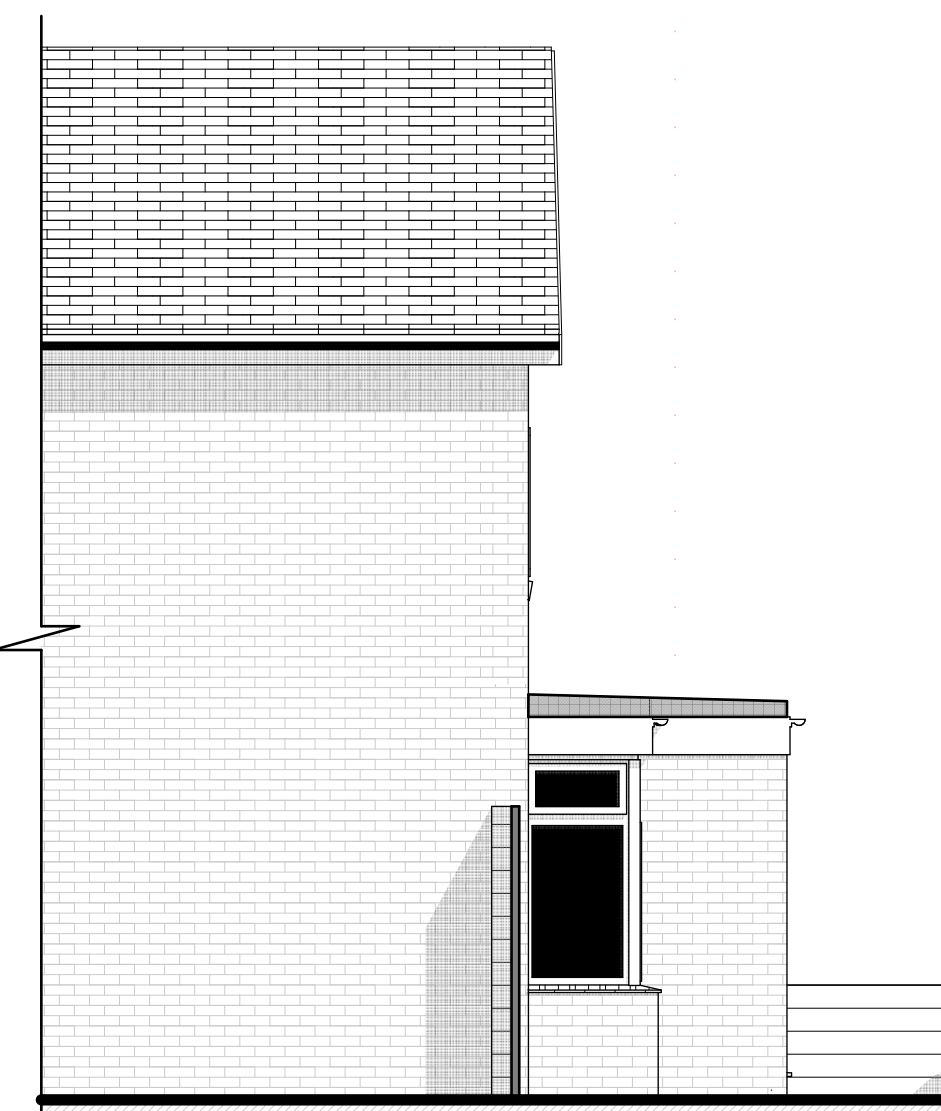
7 WILLOWDEN CLOSE
BEDHAMPTON
HAMPSHIRE
PO9 3QP
TEL: 07970057114
e: INFO@ASCDESIGNSERVICES.CO.UK



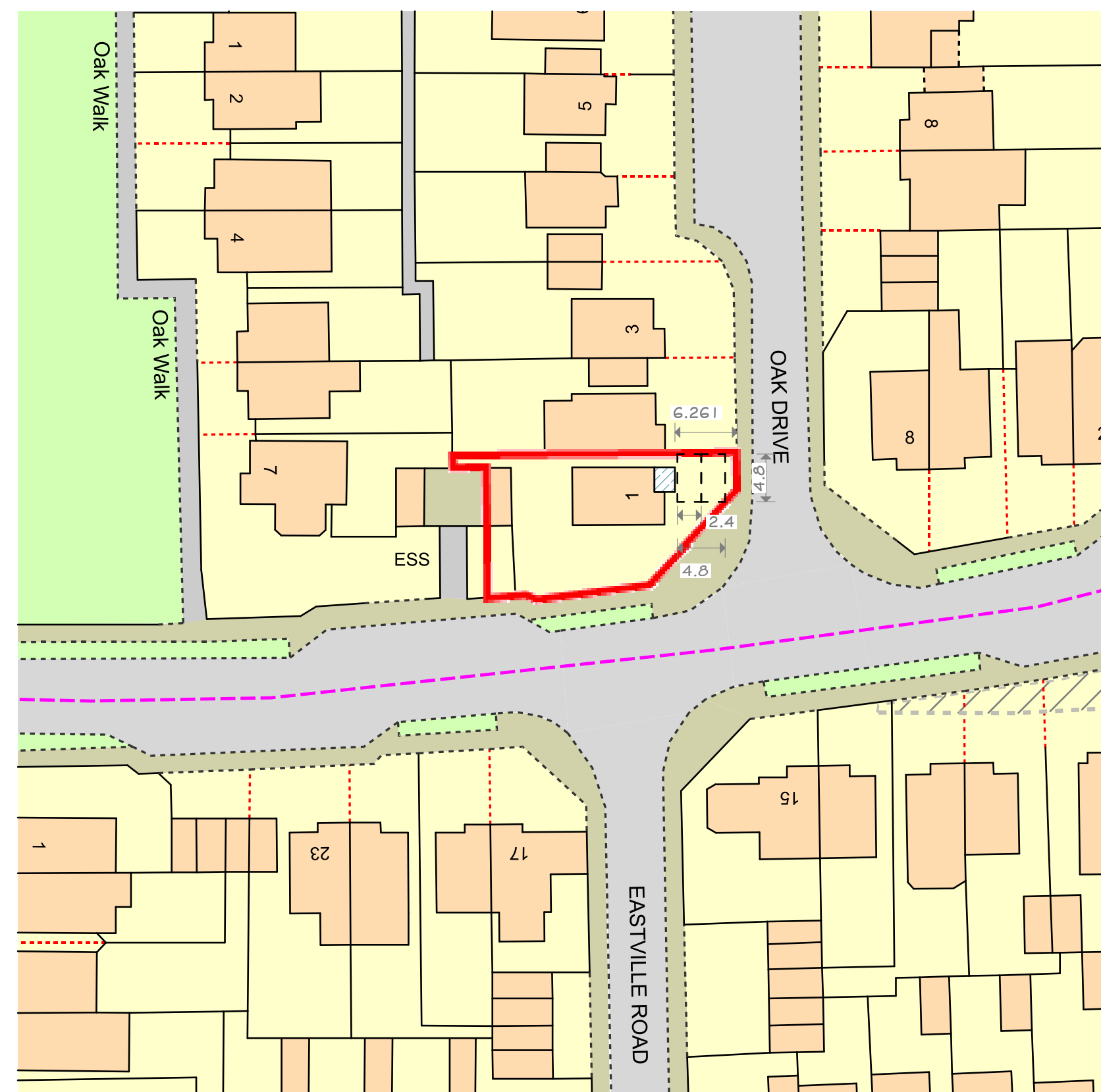
FRONT ELEVATION
1:50 SCALE



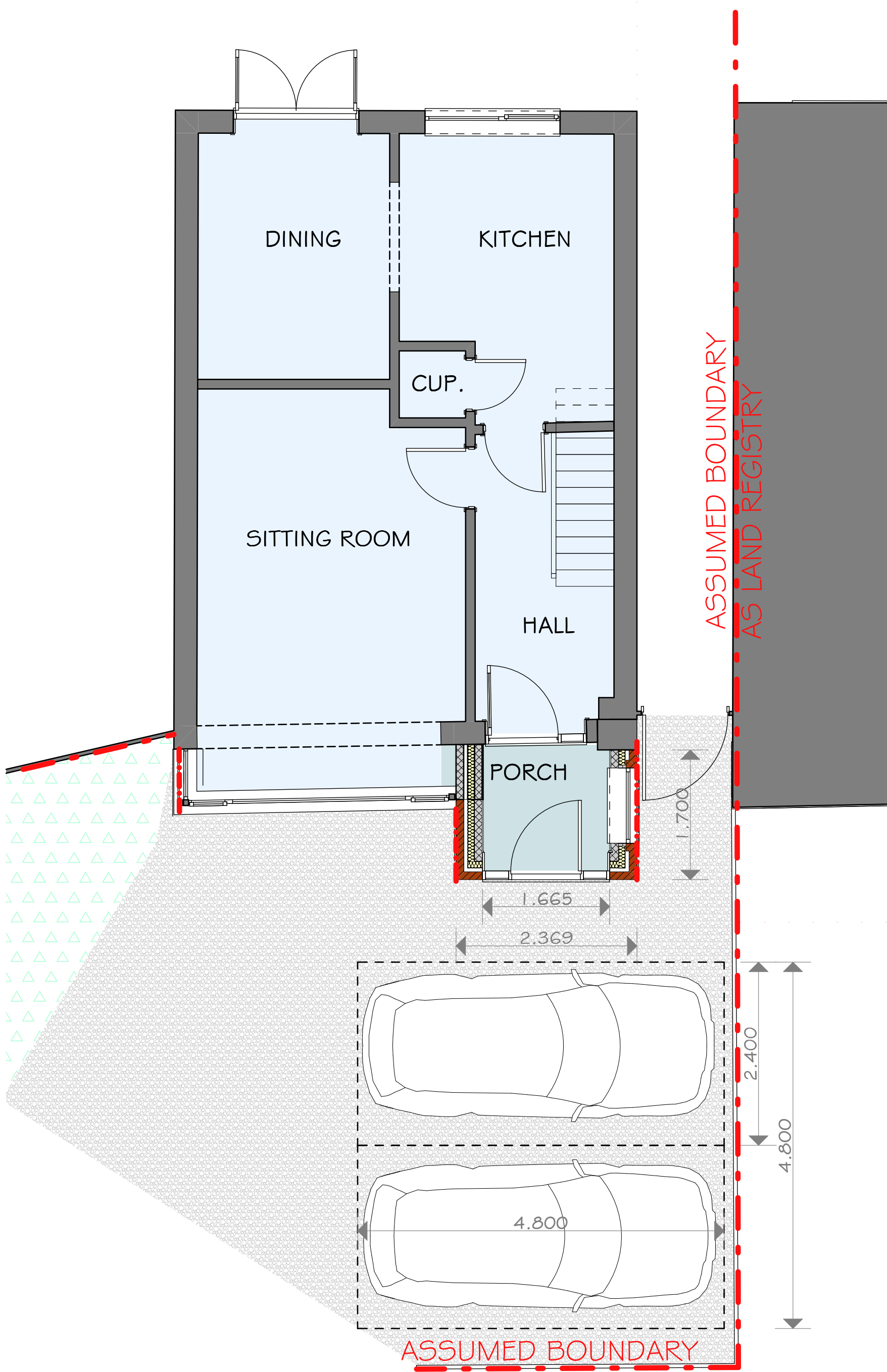
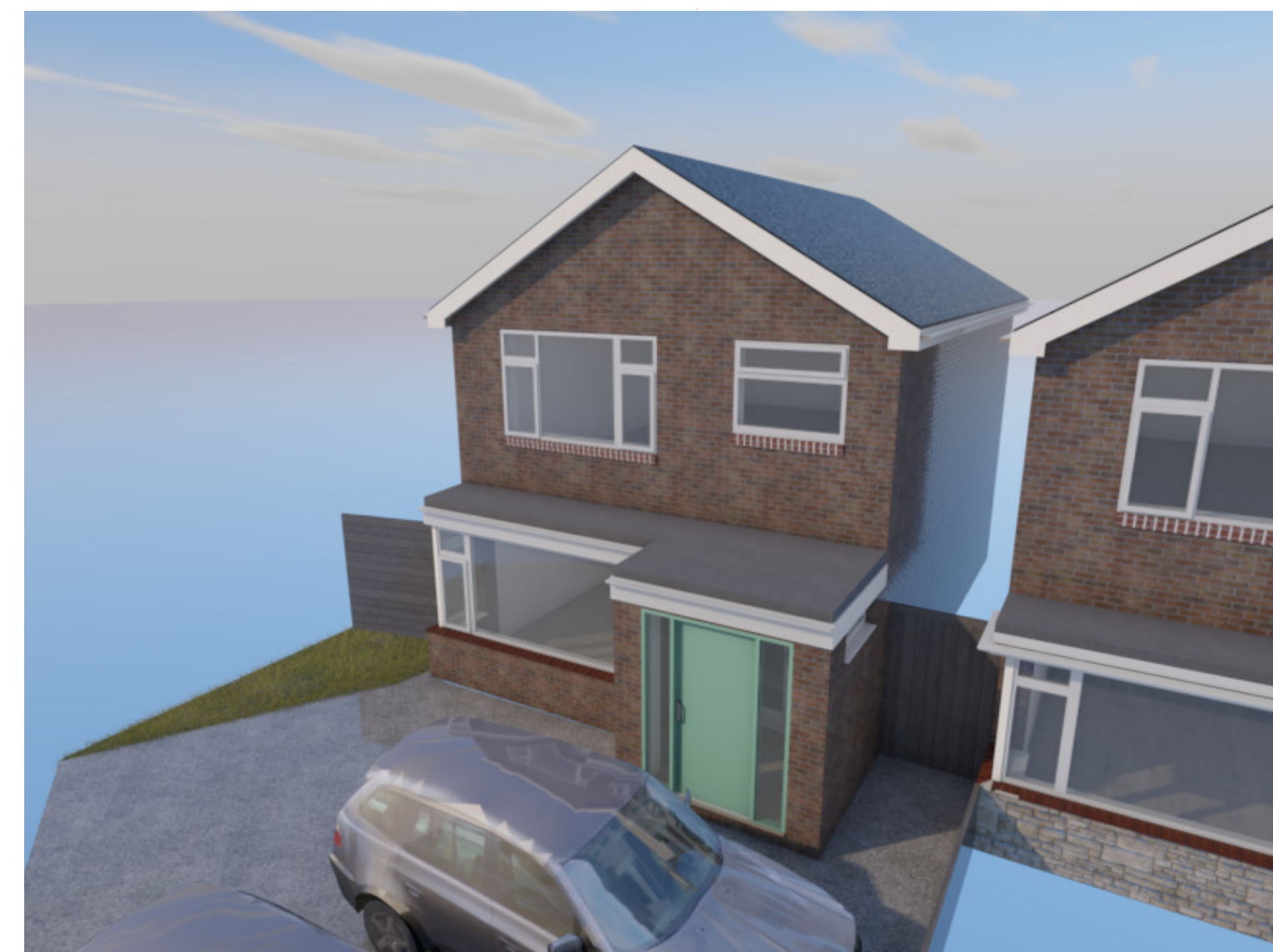
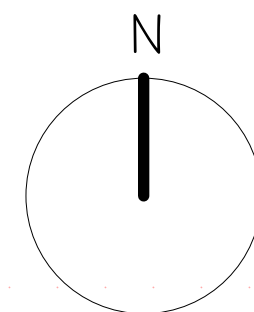
PART RIGHT ELEVATION
1:50 SCALE



PART LEFT ELEVATION
1:50 SCALE



BLOCK PLAN
1:500 SCALE



GROUND FLOOR PLAN
1:50 SCALE

