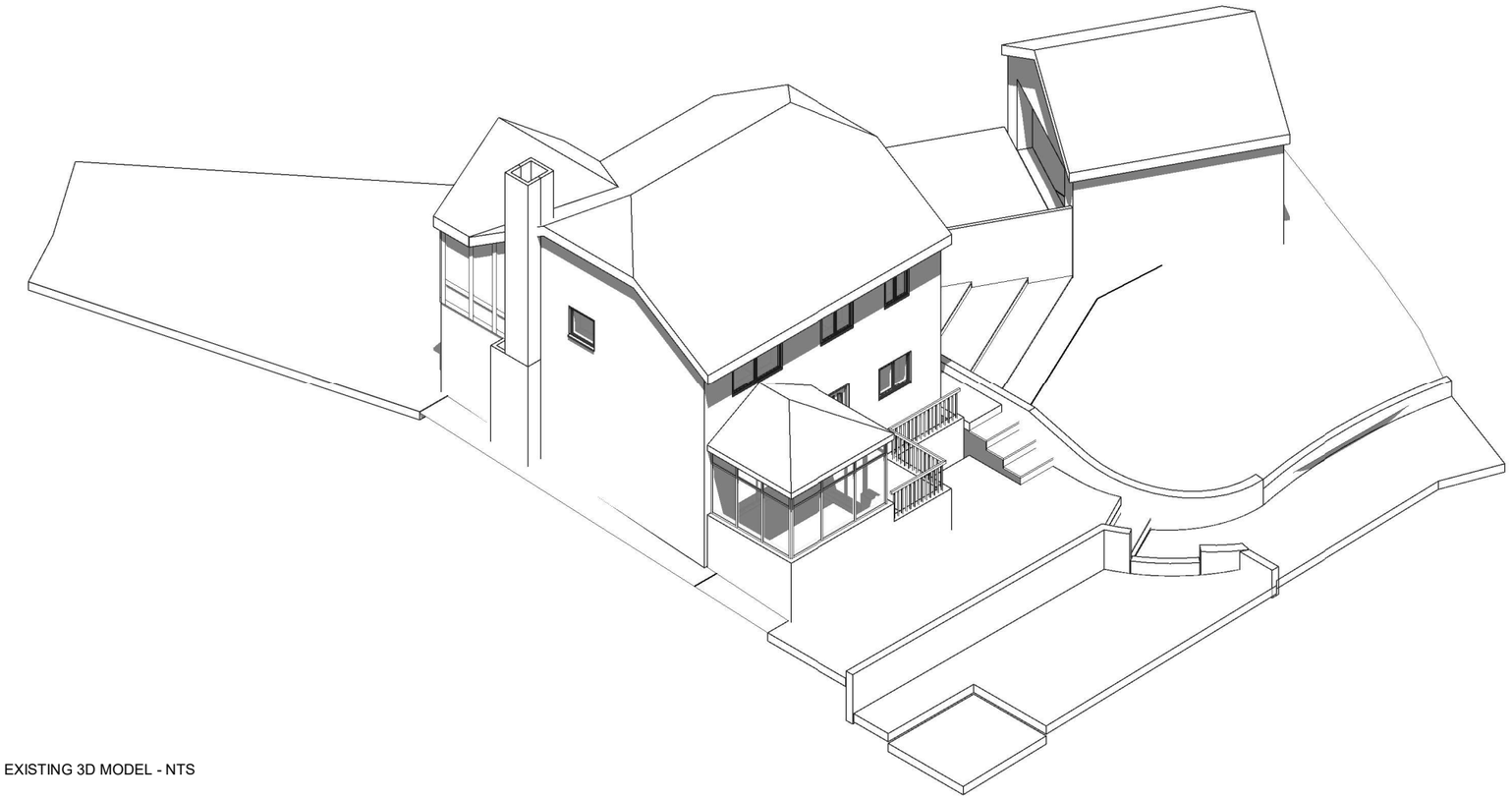
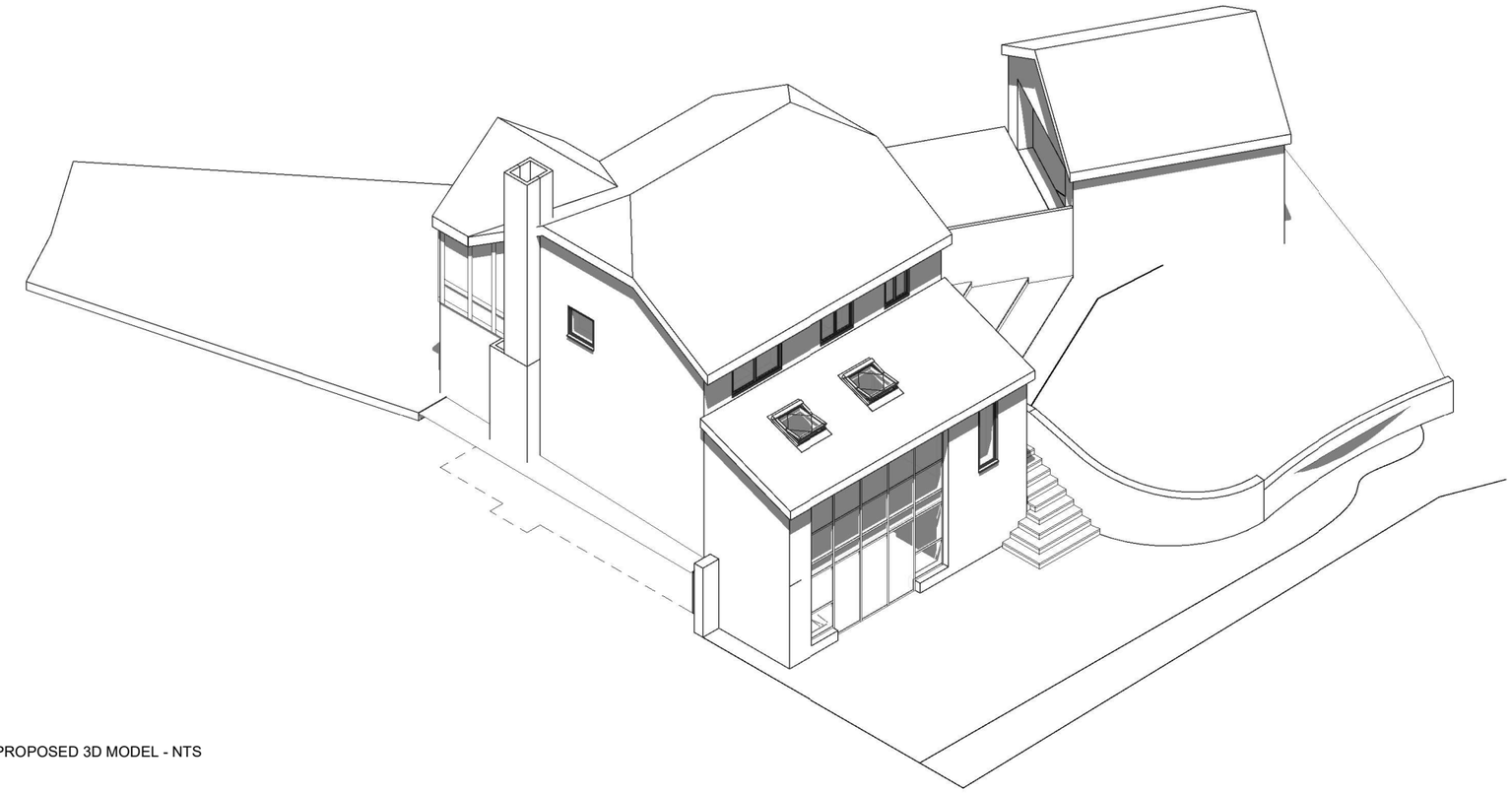


EXISTING 3D MODEL - NTS



PROPOSED 3D MODEL - NTS

Notes

This drawing has been prepared for the relevant stage of the project noted on the drawing. Do not scale from the drawing, use figured dimensions only.

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All dimensions must be checked and verified on site prior to commencement of work, and the architect must be notified of any discrepancies prior to commencement of works.

The Party Wall etc Act 1996 came into force on 1st July 1997 throughout England & Wales. If you intend to carry out building work which involves one of the following categories:

· Work on an external wall or structure shared with another property (Section 2 of the Act)
· Building a free-standing wall or walls of a building up to or astride the boundary with a neighboring property (Section 1 of the Act)
· Excavating near a neighboring building (Section 6 of the Act)

You must find out whether the work falls within the Act (your project manager will be able to advise you on this). If it does, you must notify all affected neighbors.

A notice must be given even where that work will not extend beyond the center line of a party wall.

All construction projects, large and small, are subject to the CDM Regulations (2015). If the development is for a domestic client or less than 30 days in duration, then the responsibility for health & safety is passed on to the main contractor. In all cases, the client may devolve the responsibility to a CDM planning supervisor, who will act on the client's behalf. Please refer to the planning supervisor for advice.

Before starting work, you need to check if any asbestos is present. In commercial properties, there should be a plan/register - ask to see it. You need to check that the plan covers the area of the building that you will be working on and, if you are doing refurbishment work, that it includes a survey that tells you what types of asbestos are present and their condition. If there is no register or survey or the report is not clear, do not start work and seek further advice.

No work should start on site prior to the discharge of any/all pre-start planning conditions.

The client is at risk if any work is started prior to approval by the appointed building control body

revision

No.	Description	Date	By
P01	Issued for Planning	13/07/23	

ARCHITECTURE

COMMERCIAL | RESIDENTIAL | INTERIOR DESIGN

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stage	PLANNING APPLICATION
client	NAZASH AHMED
address	21 CHADWICK CRESCENT - WF13 2JF
project	REAR EXTENSION
drawing	EXISTING & PROPOSED 3D MODEL
checked	WH
revision.	P01
issue	13/07/2023
scale	@A3
dwg	1016-ZZ-DR-A-S2-0006-P01
sheet	0006