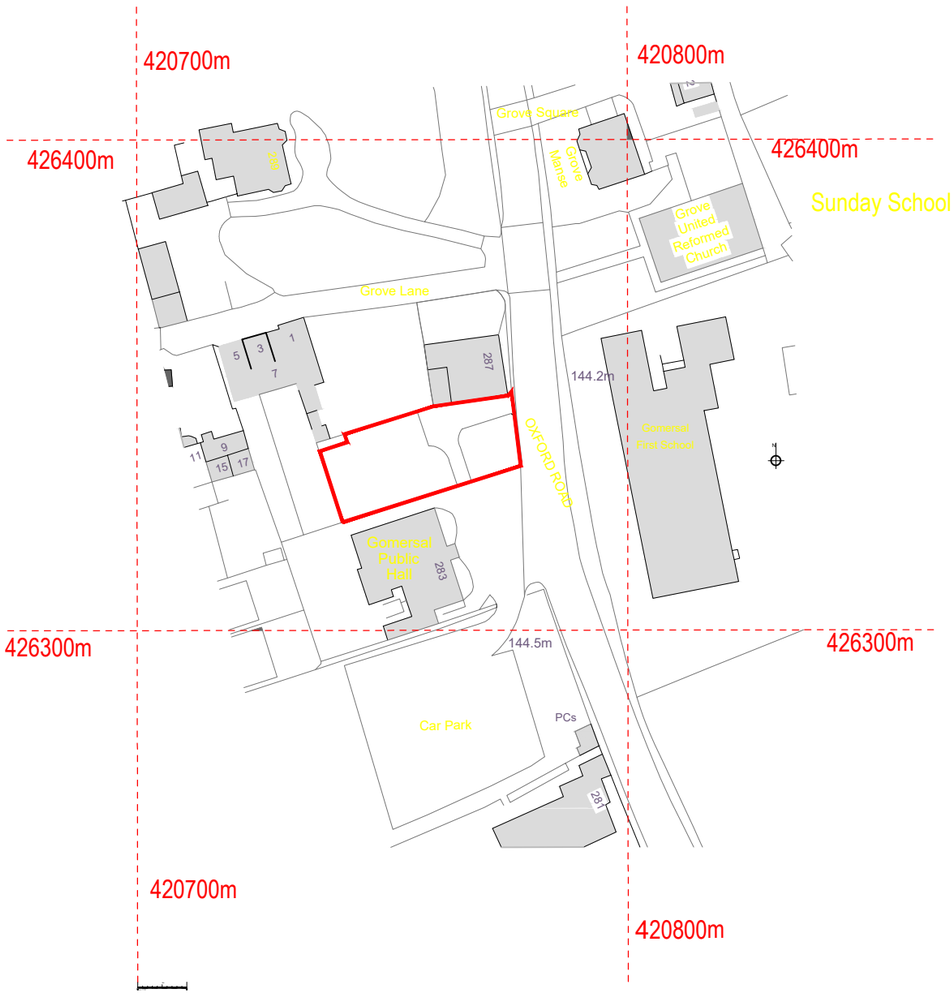
Figured dimensions only to be taken from this drawing.
Do not scale.If in doubt ask.

Rev	Date	Drawn	Description
A1	8.10.20	AR	Footprint reduced 1000 mm
A2	23.11.20	AR	Elevations matched to telly Plans

This drawing is not working drawing and only for the purpose of Planning Approval.

All drawings must be read in conjunction with all other relevant drawings and any other related documents. This drawing and its contents must not be used, reproduced or amended with out prior consent.All dimensions boundaries and angles must be checked on site before any work commence, and discrepencies reported immediately. All written dimensions must be taken in preference to scaled dimensions . All site dimensions include surface finishes and contractor is to verify before commencing. Contractor to verify all dimensions before working on site.
Contractor/ Builder should not scale from this drawing and should used figured dimensions only. If in doubt exists consult with relevant party for clarifications. The contractor or builder must check all dimensions and details on site before construction or purchase of materials.

The owner to obtain appropriate agreement under the term of the party wall Act 1996 from the neighbors if party wall and existing foundations is subject to load from extension. All existing walls, foundations and lintels or other structural items are to be confirmed load bearing and adequate for increased loading where relevant prior to work commencing. Any existing walls to be removed are to be confirmed non load bearing prior to removal. All existing Elevations to remain same or unless stated and as agreed with local authority. All existing external materials and finishes to remain the same or unless stated as agreed with the local authority. Local authority to be notified upon commencement of work on site.



N

layout Plan
Scale: 1: 1250

LAYOUT PLAN

Arch Design Studios Ltd
LONDON
m. 0044 789 892 7995
e. info@archdesignstudios.co.uk
w. www.archdesignstudios.co.uk
Architecture | Planning | Consultancy
Registered Office:
71 - 75 Shelton Street, Covent Garden LONDON WC2H9JQ

status: **Planning**
client: PARVAZ AFTAB
project: 287 OXFORD ROAD GOMERSAL BD19
title: layout plan
scale: 1:1250 @A3
date: AUG 2021

project no.:	drawn:	number:	rev:
2105	AR	01	-