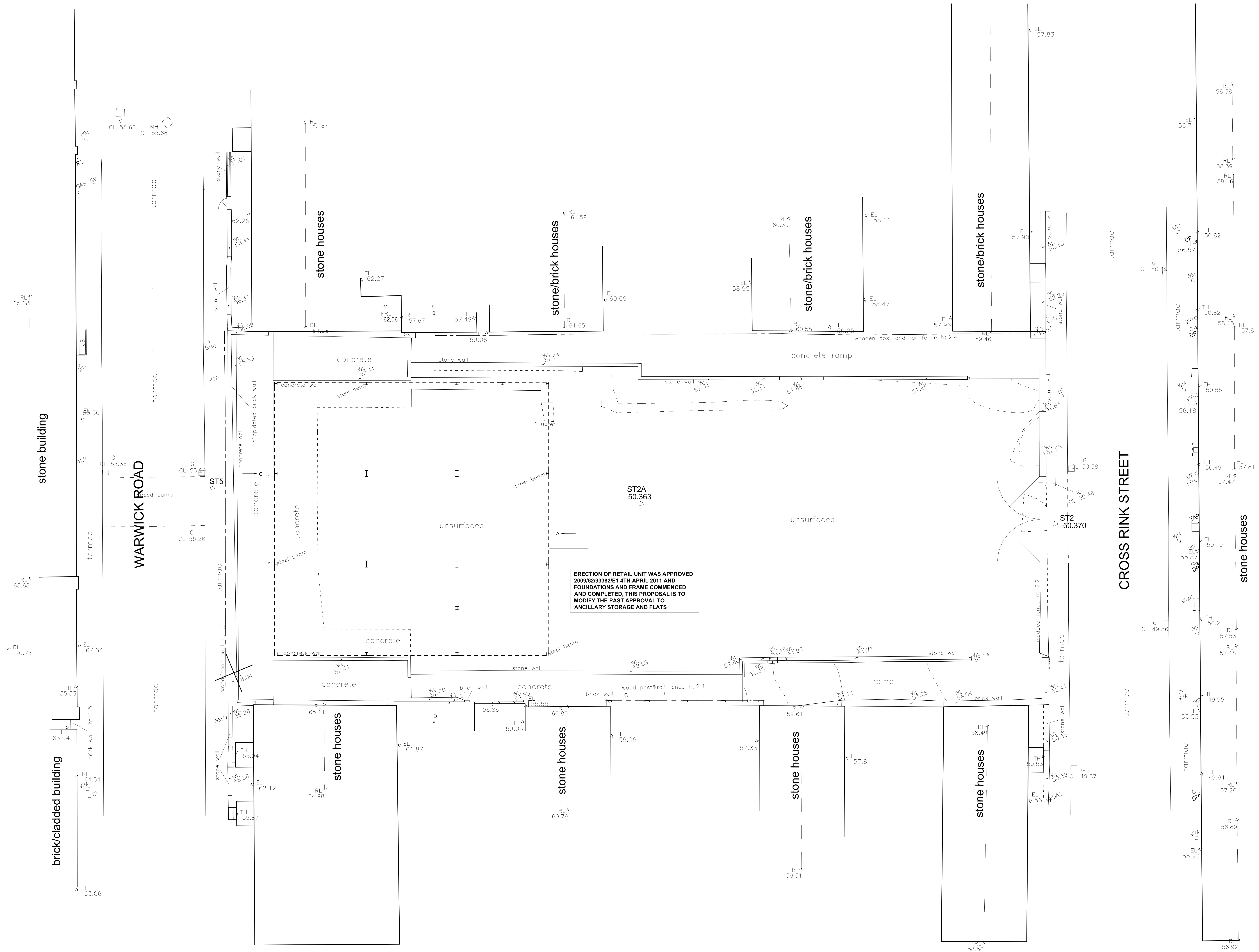




NO CONSTRUCTION WORK SHOULD COMMENCE UNTIL PLANNING PERMISSION, BUILDING REGULATION APPROVAL, WORKSHEATH WATER H4 CONSULTATION (WHERE APPLICABLE) APPROVALS HAVE BEEN OBTAINED IN WRITING.

ALL PLANS ISSUED MARKED PRELIMINARY DO NOT CONSTITUTE INSTRUCTION TO PROCEED WITH WORKS ON SITE AND ARE PROVIDED FOR DESIGN CONSIDERATION. ALL WORKS CARRIED OUT ON SITE SHOULD FOLLOW THE PLANNING APPROVAL, DRAWINGS AND CONSULTING ENGINEER AND THE BUILDING REGULATION APPROVED PLANS, STRUCTURAL ENGINEERS REPORT/CALCULATIONS AND ANY CONDITIONS ATTACHED.

CLIENT TO ENSURE ALL INFORMATION, STATUTORY PERMITS/ APPROVAL, DOCUMENTS ARE PROVIDED TO THE CONTRACTOR EXECUTING THE WORKS. ALL WORKS TO BE INSPECTED AND TO THE APPROVAL OF THE BUILDING INSPECTOR. INSURE WORKING WITHIN INSPECTOR APPROVAL/DATE NOT FOR ALL WORKS CARRIED OUT TO BE BEAM PUBLIC DRAINS OR DRAINS IN RESPECT TO WAK DESIGNATED INTEREST.

CLIENT TO ENSURE ALL PROPOSED WORKS ARE BUILT IN ALL OVER ONE LEVEL. ENSURE FOUNDATION SPREAD AND EAVES OVERHANG DO NOT PROJECT OVER ADJACENT LAND/ROADS/STREET. IF IN DOUBT CONSULT RELEVANT AND OBTAIN LEGAL ADVICE.

ALL DETAILS SHOWN ON THE DRAWINGS ARE NEGATIVE DUE TO NATURE OF WORKING WITH EXISTING BUILDINGS. SUBJECT TO SITE OPENING UP AND SETTING OUT CONFIRM ALL LEVELS AND DIMENSIONS TO DATA ALL INTERFERENCE, UNUSUAL, OR OFFERING DETAILS TO BE REPORTED TO DATA FOR FURTHER GUIDANCE.

CON REGULATIONS - THE CLIENT & CONTRACTOR MUST ABIDE BY THE CONSTRUCTION DESIGN AND MANAGEMENT REGULATIONS 2015 WHICH RELATE TO ANY BUILDING WORKS WHICH GO UNITS LONGER THAN 15 WORKING DAYS AND HAS MORE THAN 25 WORKERS WORKING SIMULTANEOUSLY AT ANY POINT IN THE PROJECT. (OR 50) EXCEEDS 500 PERSON DAYS. PLEASE REFER TO THE/CLARENCE/CONSTRUCTION/REGULATION FOR GUIDANCE AND COMPLIANCE. FOR THE CON REGULATIONS THE CLIENT WILL BE EMPLOYING ONE CONTRACTOR AND DATA RESPONSIBILITY FOR THE PROJECT WILL BE FOR THE DESIGN ONLY AND DOES NOT INCLUDE ANY PROJECT MANAGEMENT.

THE CLIENT & THE CONTRACTOR IS REMINDED OF THE PARTY WALL ACT 1996 AND TO APPOINT / OBTAIN SEPARATE LEGAL ADVICE FROM A PARTY WALL SURVEYOR TO ENSURE COMPLIANCE WITH THE LAW. NOTICES MAY REQUIRE SERVING ON THE ADJACENT OWNER PRIOR TO COMMENCEMENT. NEIGHBOURHOODS. PLEASE CLARIFY WHERE THE WORK IS TO BE CARRIED OUT TO PARTY WALLS, PARTY FENCE WALLS, EXCAVATIONS ETC. - APPOINTED PARTY WALL SURVEYOR TO FULLY ADVISE.



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|                                                                                                          |                                                   |
|----------------------------------------------------------------------------------------------------------|---------------------------------------------------|
| PROJECT:<br>DEVELOPMENT                                                                                  |                                                   |
| ADDRESS:<br>CROSS RINK STREET, BATLEY, WF17 6BH                                                          |                                                   |
| DRG:<br>EXISTING SITE & LOCATION PLAN                                                                    |                                                   |
| STATUS:<br>PLANNING APPLICATION<br>subject to approval                                                   |                                                   |
| DATE: 16.1.26<br>SCALE: 1:50,100, 1:250<br>SIZE: A0                                                      | DRAWN: AHD<br>CHECKED: ANK<br>DRG NO: 24.2782.01A |
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