

NOTE:
 CONTRACTOR TO CHECK GROUND CONDITIONS FOR THE FOUNDATION DESIGN.
 WHERE NECESSARY, ALL DRAWINGS TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS DRAWINGS/ DETAILS & SPECIFICATIONS

ALL EXISTING STRUCTURAL ELEMENTS (WALLS, FLOORS & FOOTINGS) TO BE CHECKED BY STRUCTURAL ENGINEER PRIOR TO COMMENCING WORKS TO ENSURE SUITABILITY FOR ADDITIONAL LOADS WORK

NEW AND EXISTING DRAIN RUNS INDICATED ON THESE PLANS ARE ASSUMED RUNS ONLY SO THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE EXACT LINE AND INVERT OF ALL NEW AND EXISTING DRAIN RUNS AND INSPECTION CHAMBERS

ALL DIMENSIONS TO BE CONFIRMED ON SITE PRIOR TO COMMENCEMENT OF WORK

RECEIVED
 By Liv Rickman at 5:54 pm, Apr 29, 2024

GENERAL NOTES

THESE PLANS MUST BE READ IN CONJUNCTION WITH ALL DRAWINGS, DETAILS, CALCULATIONS & SPECIFICATIONS ISSUED FOR CONSTRUCTIONAL PURPOSES BY LIVING DESIGNS, THE STRUCTURAL ENGINEER AND ALL RELEVANT SUPPLIERS AND MANUFACTURERS.

THE CONTRACTOR IS RESPONSIBLE FOR CHECKING ALL SITE LEVELS AND DIMENSIONS PRIOR TO THE COMMENCEMENT OF ANY WORKS AND THE SUBSEQUENT CORRECT SETTING OUT ON SITE. ONLY FIGURED DIMENSIONS ARE TO BE USED AND ANY DISCREPANCIES MUST BE REPORTED TO THE PROFESSIONAL ADVISORS PRIOR TO THE COMMENCEMENT OF ANY WORKS. DO NOT SCALE OFF THIS DRAWING.

ANY WORKS CARRIED OUT ON SITE BY THE CLIENT OR HIS MAIN/SUB CONTRACTORS PRIOR TO APPROVAL OR THE SUBMISSION OF ANY ADDITIONAL INFORMATION OR DETAILS OR SAMPLES OR CALCULATIONS OR REPORTS REQUESTED BY BUILDING CONTROL IN ANY CONDITIONAL APPROVAL IS CARRIED OUT ENTIRELY AT THEIR OWN RISK.

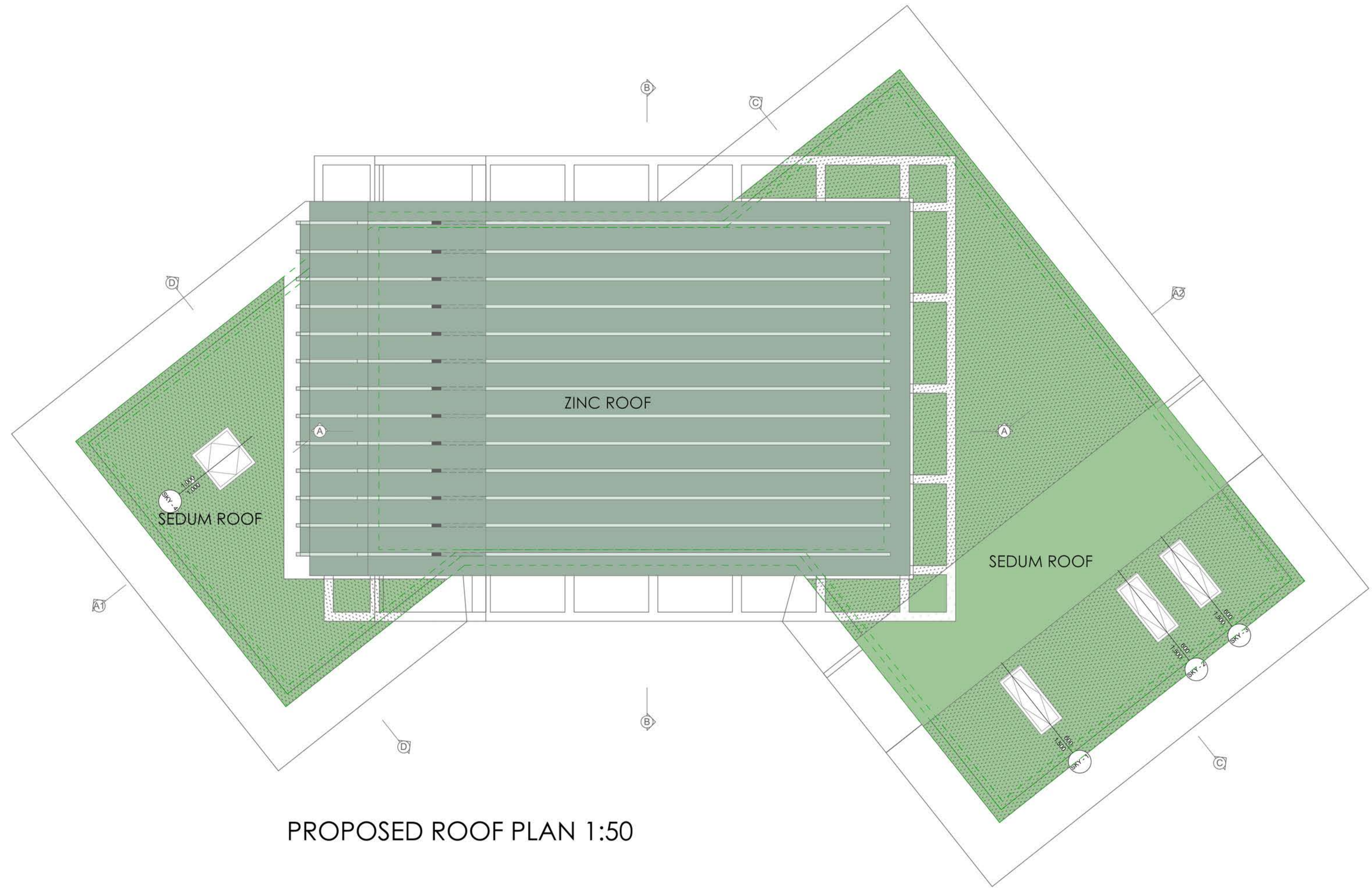
THE PRINCIPLE CONTRACTORS ARE TO OBTAIN COPIES OF BOTH THE BUILDING REGULATION AND PLANNING APPROVALS AND ENSURE THEY COMPLY AND IMPLEMENT ANY CONDITIONS CONTAINED THEREIN AND INCLUDE FOR SUCH WORKS IN THEIR QUOTATION.

MATERIALS AND WORKMANSHIP MUST COMPLY FULLY WITH ALL RELEVANT CURRENT BRITISH STANDARDS & CODES OF PRACTICE.

IF NECESSARY THE OWNER/CONTRACTOR MUST, PRIOR TO THE COMMENCEMENT OF ANY WORKS ON SITE, SATISFY THE REQUIREMENTS LAID DOWN WITHIN THE PARTY WALL ETC ACT - 1996 BY GIVING ANY NEIGHBOURS REQUISITE NOTICE OF THEIR INTENSIONS TO CARRY OUT WORKS AFFECTING THE BOUNDARY PARTY WALLS AND/OR THEIR ADJOINING PROPERTY.

IT SHALL BE BOTH THE CLIENTS AND PRINCIPLE CONTRACTORS RESPONSIBILITY TO ENSURE THE REQUIREMENTS OF THE CURRENT LEGISLATION COVERED BY THE CONSTRUCTION (DESIGN AND MANAGEMENT) REGULATIONS 2015 & THE HEALTH AND SAFETY AT WORK ACT AS WELL AS THE MANAGEMENT OF HEALTH AND SAFETY AT WORK ARE COMPLIED WITH BY ALL SITE STAFF/SUPPLIERS ETC DURING THE VARIOUS STAGES OF THE DESIGN AND CONSTRUCTION WORKS.

IF IN DOUBT ASK



PROPOSED ROOF PLAN 1:50

Notes

| | | |
|---|---|---------|
| A | Floor structure amended to B&B. Drainage layout amended Rainwater added General amendments | 16.4.24 |
|---|---|---------|

Revisions
 Project: Proposed New Dwelling

Site Address:
 Cootamundra
 McFarland's Down
 St Mary's IOS

Client:
 Noel and Emily Miles

Drawing:
 Proposed Roof Plan

BUILDING REGULATIONS

| | | |
|---------------------------|----------------|-------------------------|
| Scale 1:50 @ A1 | Drawn by KB | Date 16.04.24 |
| Drawing no KB0450.BR.3 | Rev A | Purpose NOT APPROVAL |

LIVING DESIGNS
 ARCHITECTURAL SERVICES
 The HoHouse, Unit 2, Hope Yard, Newquay
 Cornwall TR7 1NN
 Tel: 07985 760464
 Email: info@livingdesigns-architecturalservices.com