

NOTES:

A1

All dimensions & details given on this drawing are to be checked and verified on site prior to works being undertaken. Any discrepancies and/or variations to the specifications within these drawings or associated documents are to be notified to keystonarchitecture

Do not scale from these drawings - if in doubt - ask.

All materials shall be fixed, applied or noted in accordance with the manufacturers written instructions, recommendations and specifications. Variations to specified materials shall be agreed in writing with keystonarchitecture.

The Contractor shall take full account everything necessary for the proper execution of the work and shall be responsible for the safety of the local authority, whether or not indicated on the drawings or in the specification.

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PARTY WALL NOTICES(S)

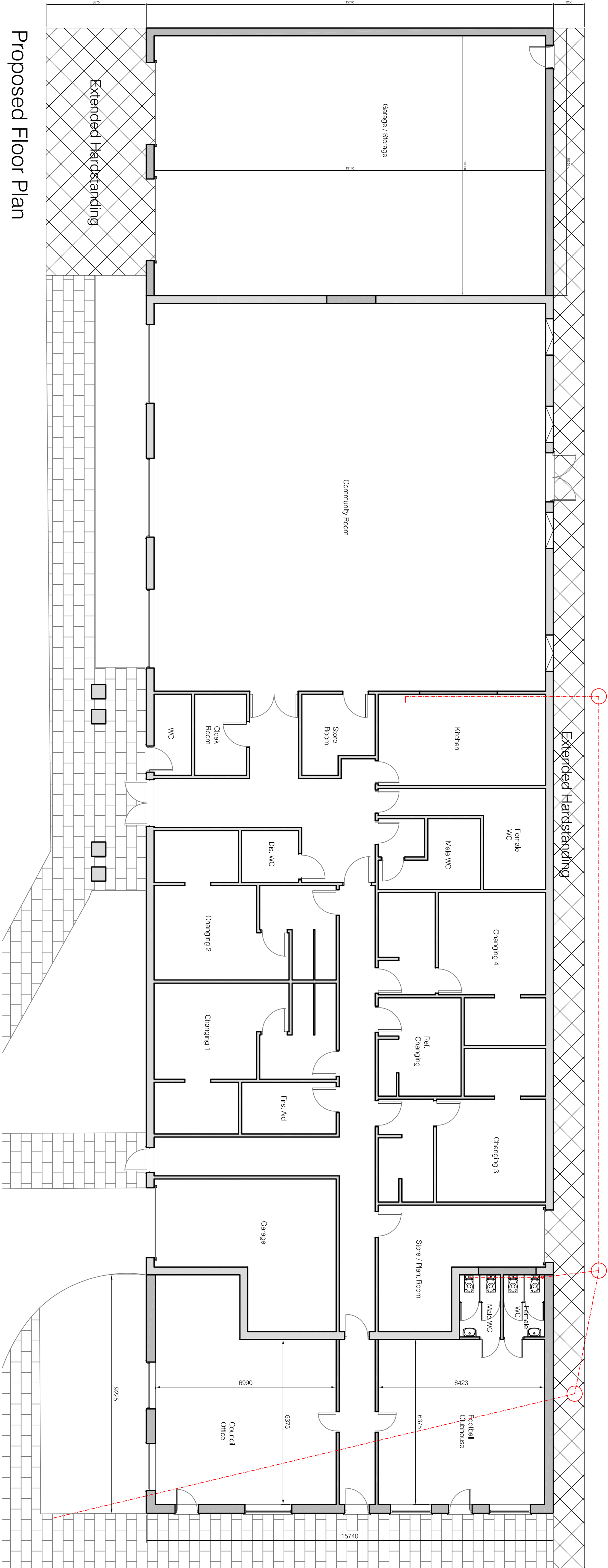
Building article (A) or against (B) the boundary line.

If you plan to build a party wall astride or against the boundary line, you must from the Adjoining Owner by serving a notice.

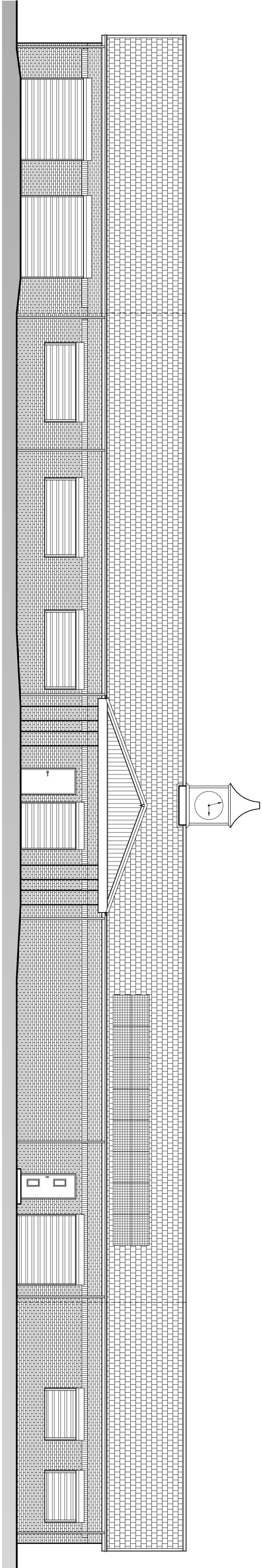
Excavating near neighbouring buildings:

If you plan to excavate foundations within 3 metres of a neighbouring building or structure, where the excavation will go deeper than the neighbour's foundations, you must inform the Adjoining Owner by serving a notice.

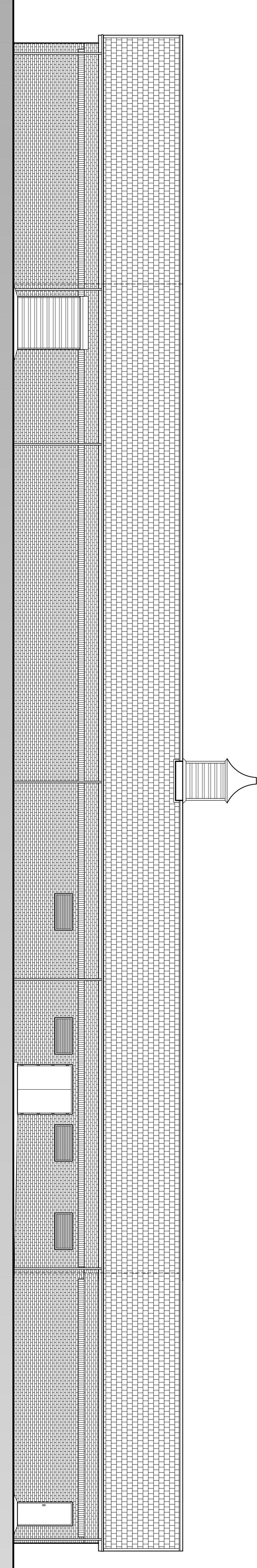
If you plan to excavate foundations within 6 metres of a neighbouring building or structure, where the excavation will cut a line drawn at 45° from the bottom of the neighbouring foundations, you must inform the Adjoining Owner by serving a notice.



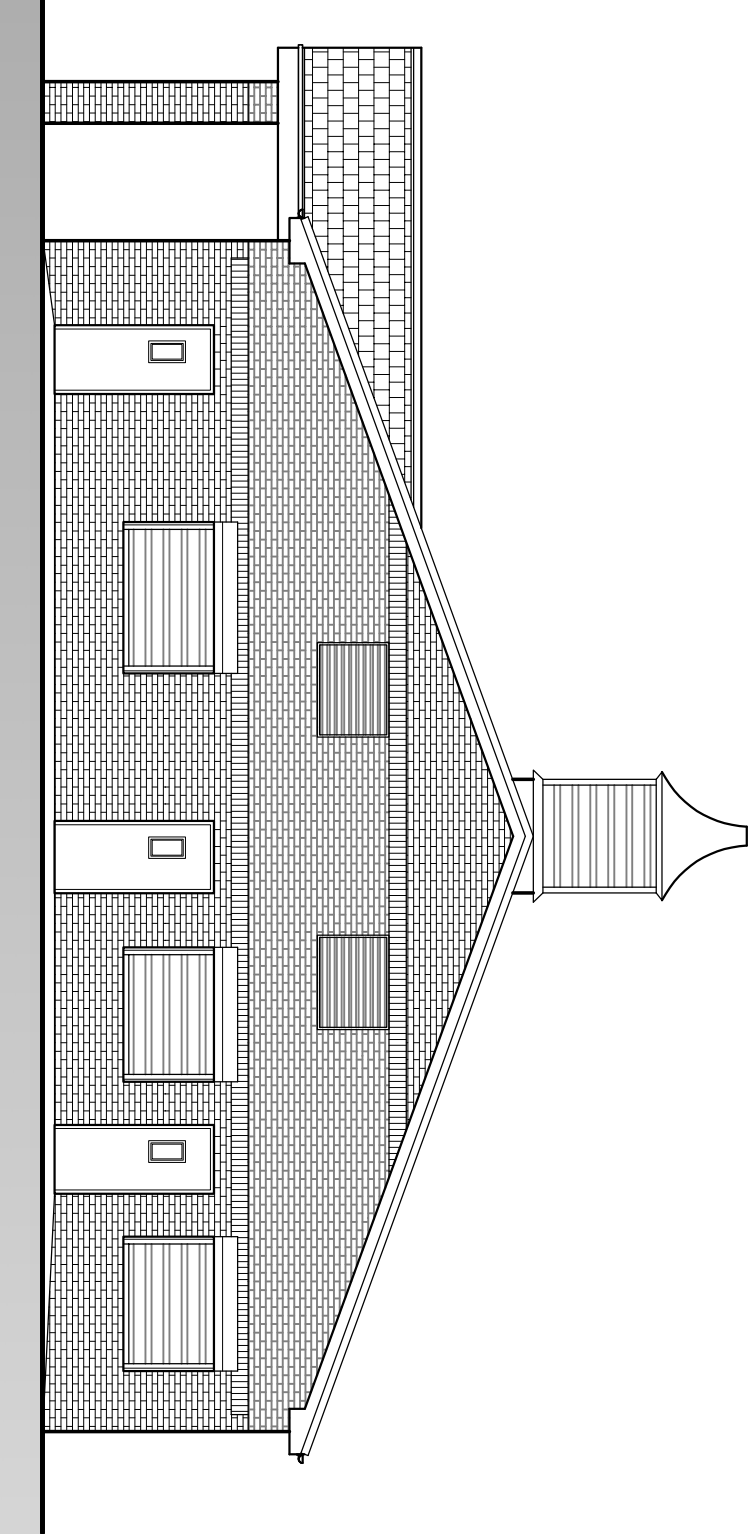
Proposed Floor Plan



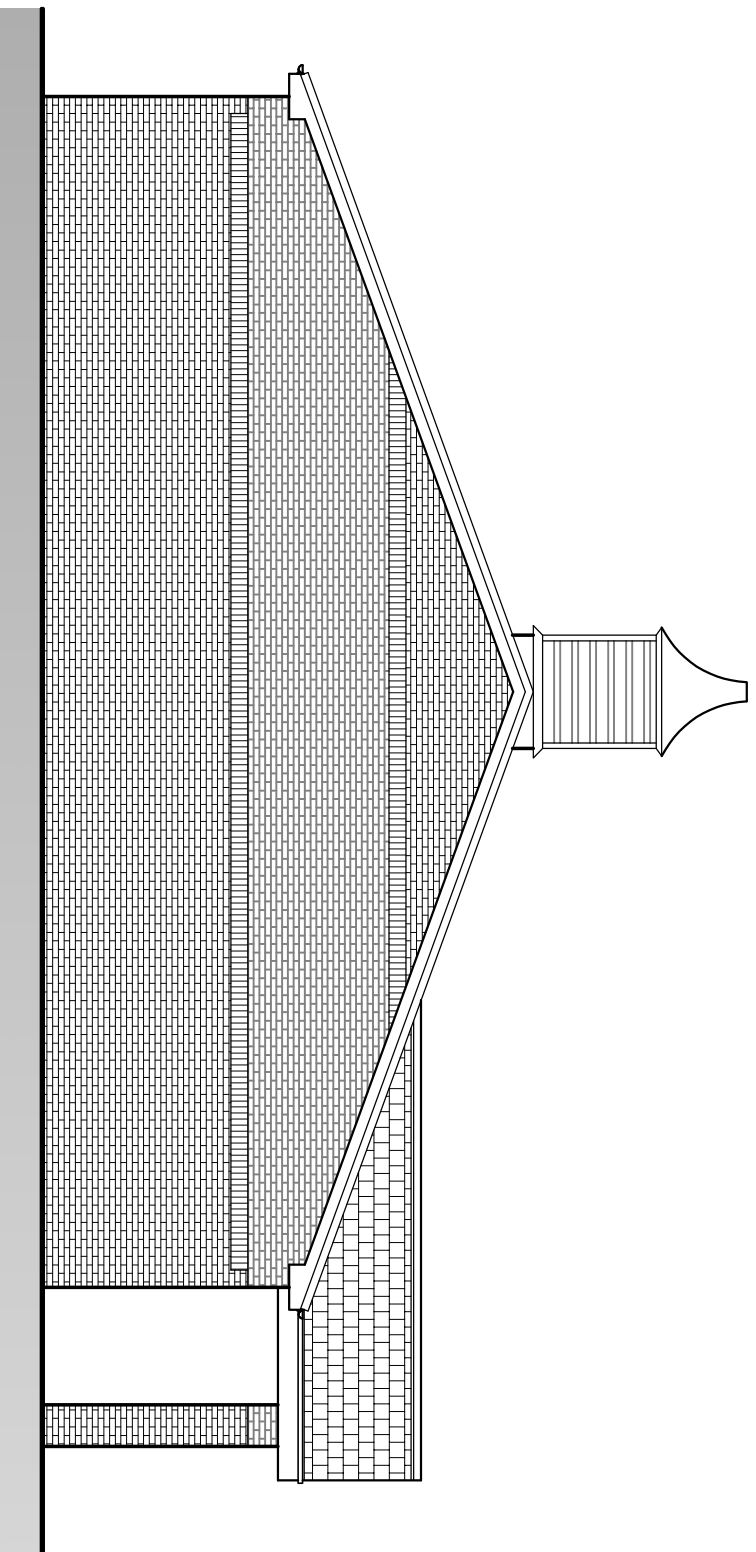
Proposed West Elevation



Proposed East Elevation



Proposed South Elevation



Proposed North Elevation

**Proposed Materials:**  
Roofing materials to match existing  
White uPVC fascias & rainwater goods to match existing  
White windows & doors to match existing  
Dark blue shutters to match existing  
Red / Multi & Buff / Multi face brickwork and detailing to match existing

**NOT FOR CONSTRUCTION**