



NOTES:

- 1) All dimensions are in millimeters, unless noted otherwise.
- 2) All dimensions should be checked on site by qualified personnel before the commencement of building work.

EXISTING STRUCTURE
 Existing structure including foundations, beams, walls and lintels carrying new and altered loads are to be exposed and checked for adequacy prior to commencement of work and as required by the Building Control Officer.

PARTY WALL ACT
 The owner should they need to do so under the requirements of the Party Wall Act 1996 has a duty to serve a Party Structure Notice on any adjoining owner if the building work involves works on or to an existing Party Wall including:

- Support of beam
- Insertion of DPC through wall
- Raising of wall or cutting of projections
- Demolition and rebuilding
- Underpinning
- Insertion of lead flashings
- Excavations within 3 metres of an existing structure where the new foundations will go deeper than adjoining foundations, or within 6 metres of an existing structure where the new foundations are within a 45 degree line of the adjoining foundations.

A Party wall agreement is to be in place prior to start of works on site.

MATERIALS AND WORKMANSHIP
 All works are to be carried out in a workmanlike manner. All materials and workmanship must comply with Regulation 7 of the Building Regulations, all relevant British Standards, European Standards, Agreement Certificates, Product Certification of Schemes (Kite Marks) etc. Products conforming to a European technical standard or harmonised European product should have a CE marking.

CDM REGULATIONS
 The owner, should they need to do so, must abide by the Construction Design and Management Regulations 2007 which relate to any building works involving more than 500 man hours or longer than 30 days duration. It is the client's responsibility to appoint a Planning Supervisor on all projects that require compliance with the CDM Regulations

*Special note: It is not the responsibility of the agent if work starts before planning permission is granted.

REFERENCE:

REV REF.	DATE	DETAILS / COMMENTS	SIGNATURE

CLIENT : Mr Lalubhai Parekh
 Kings Hotel
 36-37 Argyle Square
 London
 WC1H 8AL

TITLE : Proposed Block Plan – Draft Copy for Historical Assessment
SCALE: 1:200@A3
DATE: 23/10/2015
REVISION No.: R0

DWG. No.: A102 **SHEET :** 2
DRAWN BY: SRC **CHECKED BY:** AVK

PROJECT REF NO.: 15/348

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