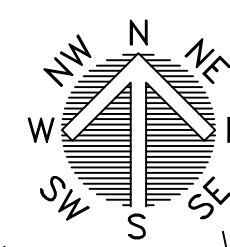


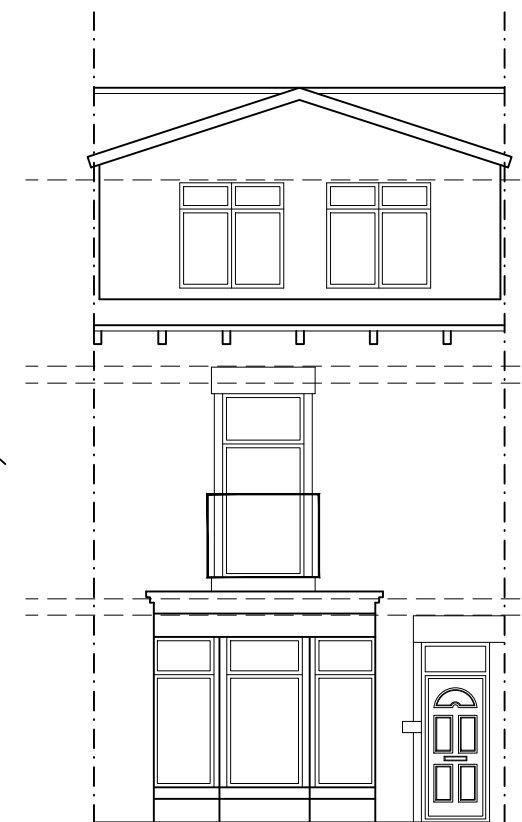
PROPOSED
EXTENSION



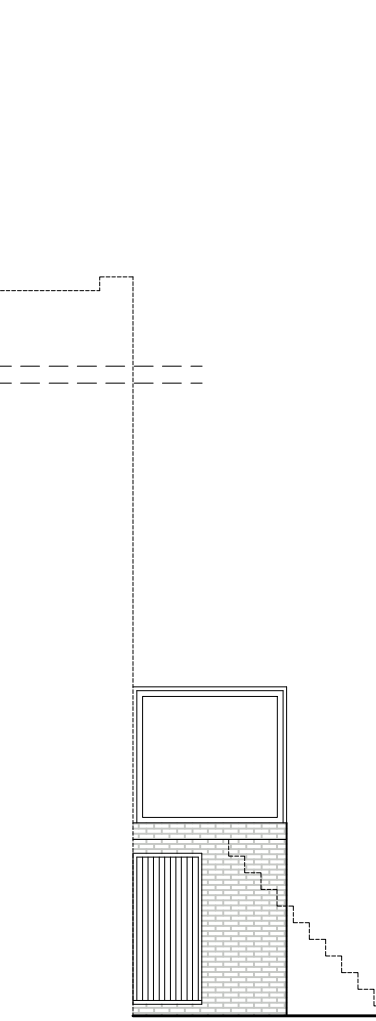
BLOCK PLAN
SCALE 1:500



LOCATION PLAN
SCALE 1:1250



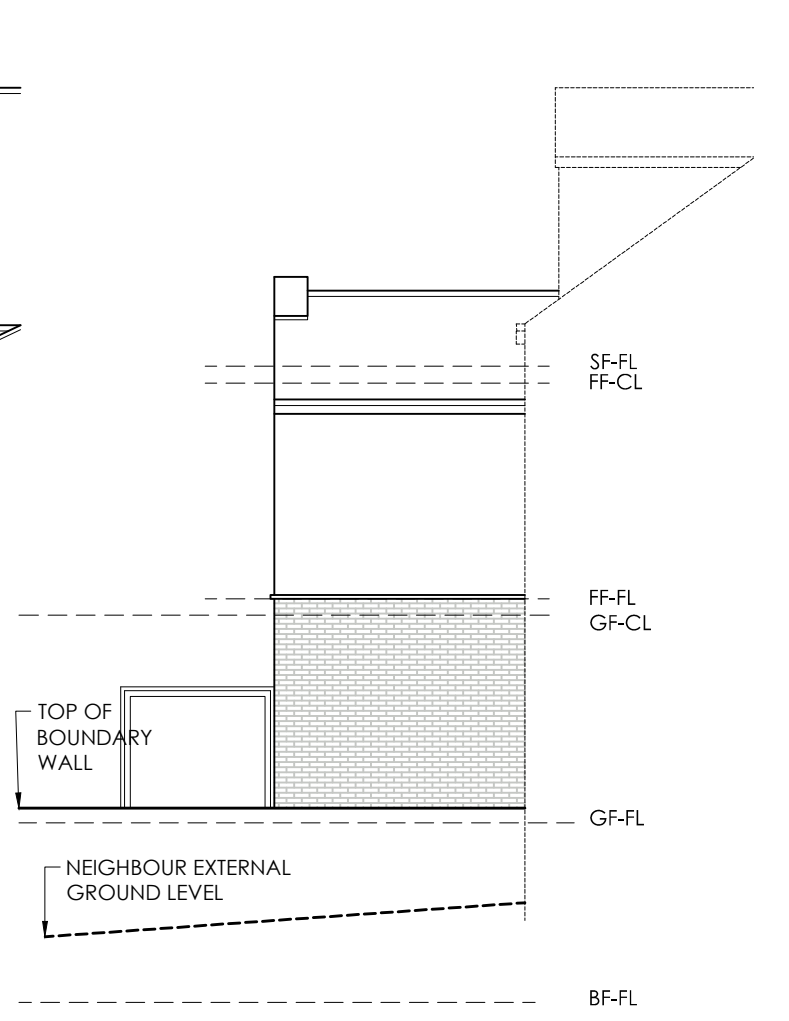
**PROPOSED FRONT
ELEVATION**
SCALE 1:100



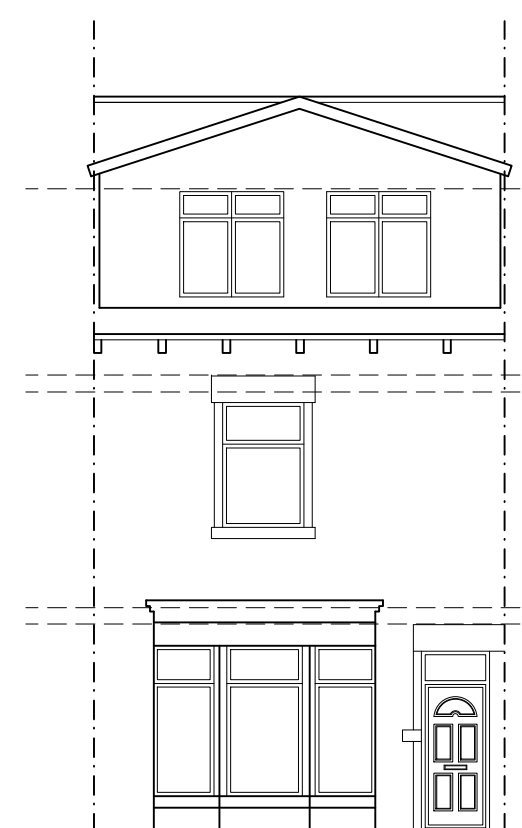
**PROPOSED SIDE
ELEVATION**
SCALE 1:100



**PROPOSED REAR
ELEVATION**
SCALE 1:100



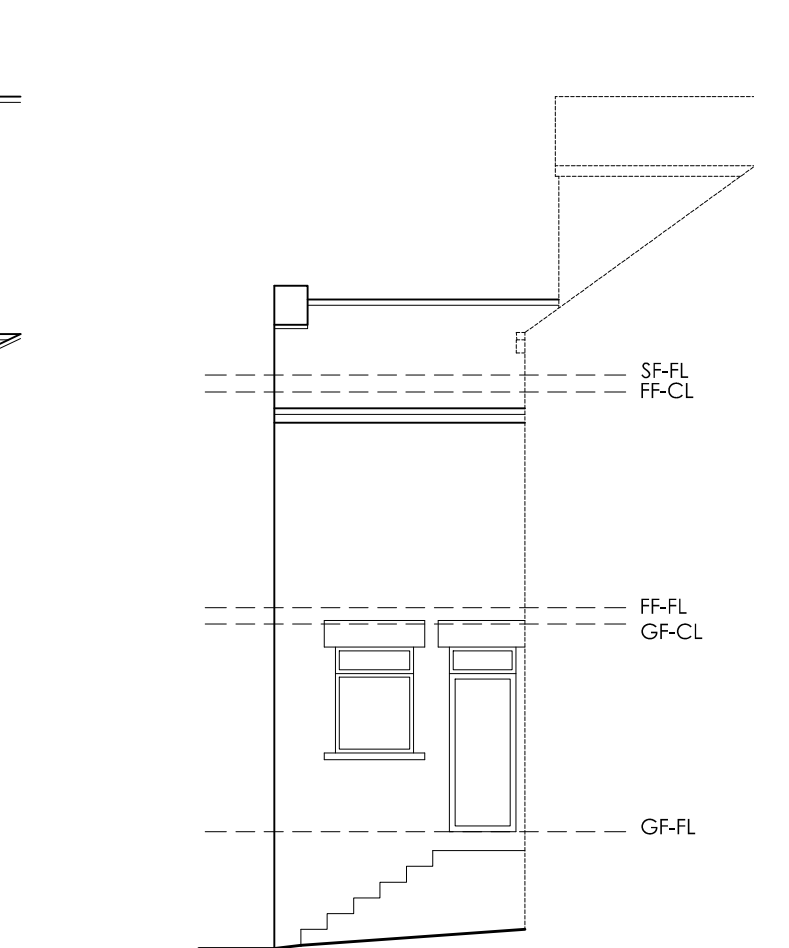
**PROPOSED SIDE
ELEVATION**
SCALE 1:100



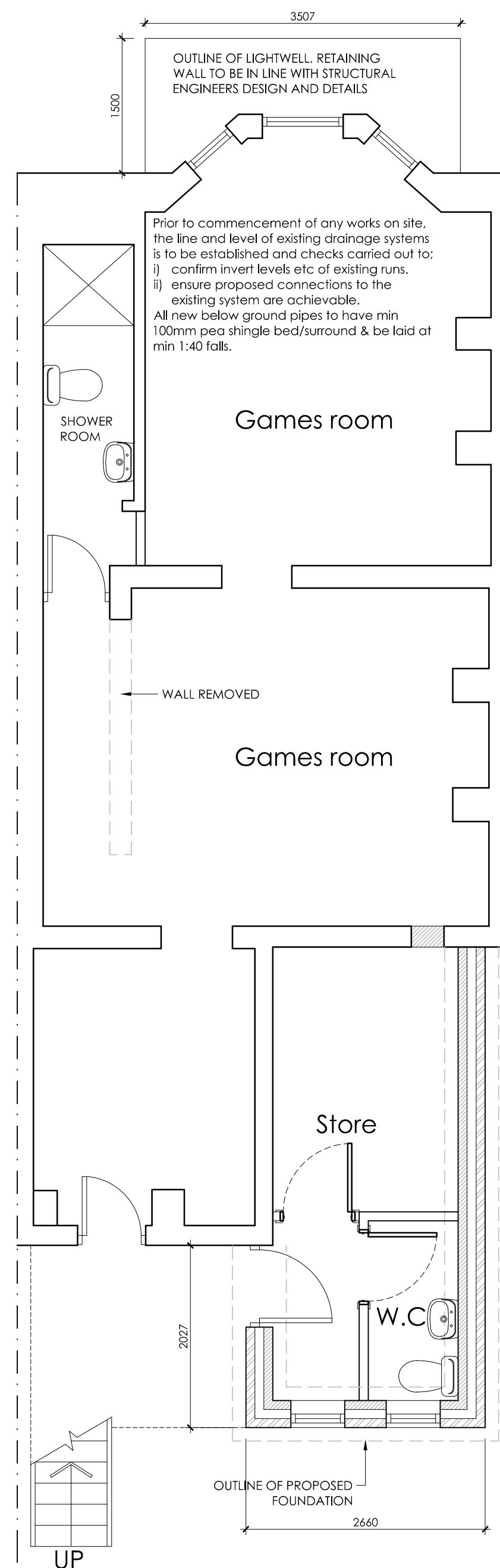
**EXISTING FRONT
ELEVATION**
SCALE 1:100



**EXISTING REAR
ELEVATION**
SCALE 1:100



**EXISTING SIDE
ELEVATION**
SCALE 1:100

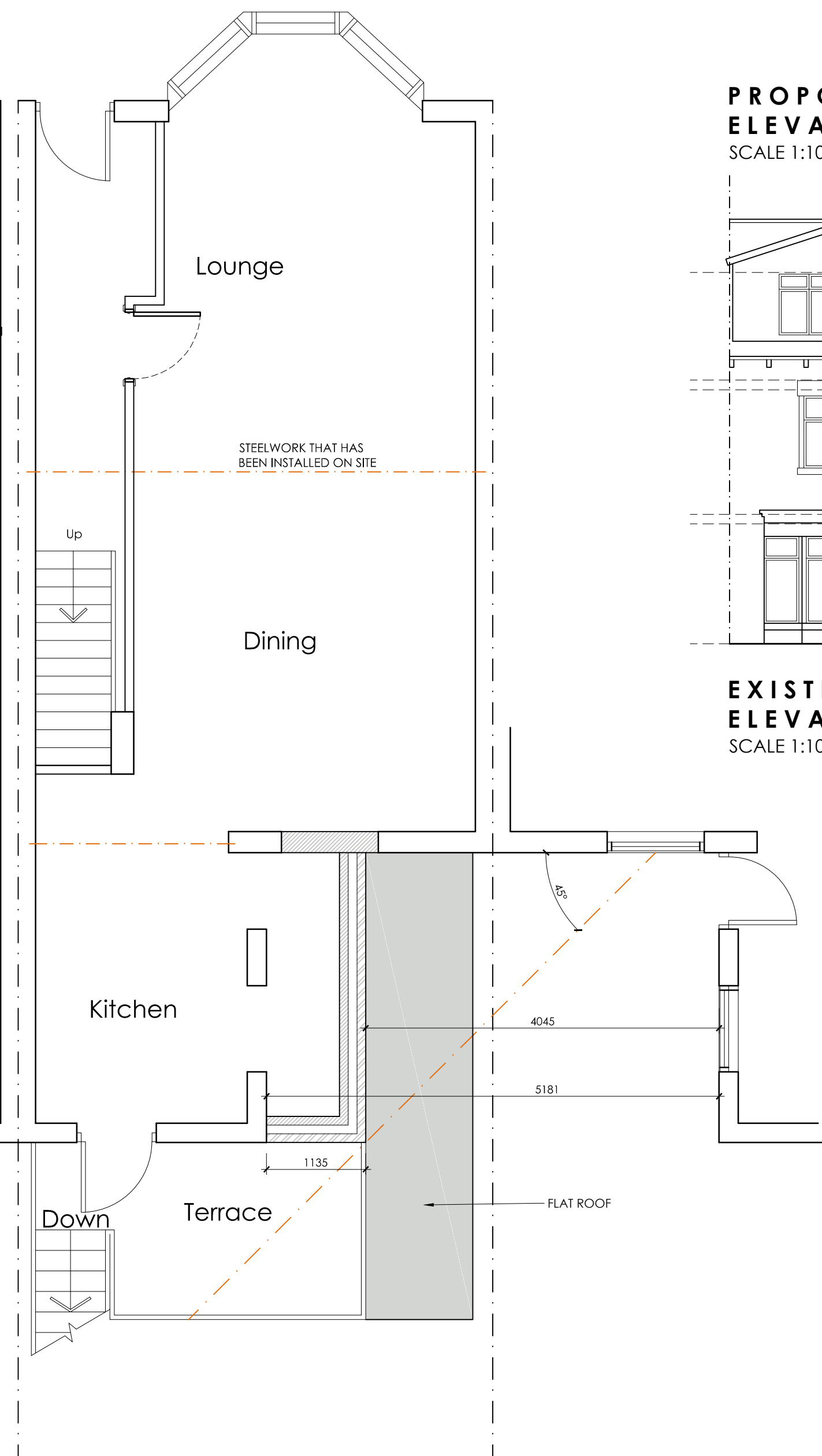


**PROPOSED
LOWER GROUND FLOOR PLAN**
SCALE 1:50

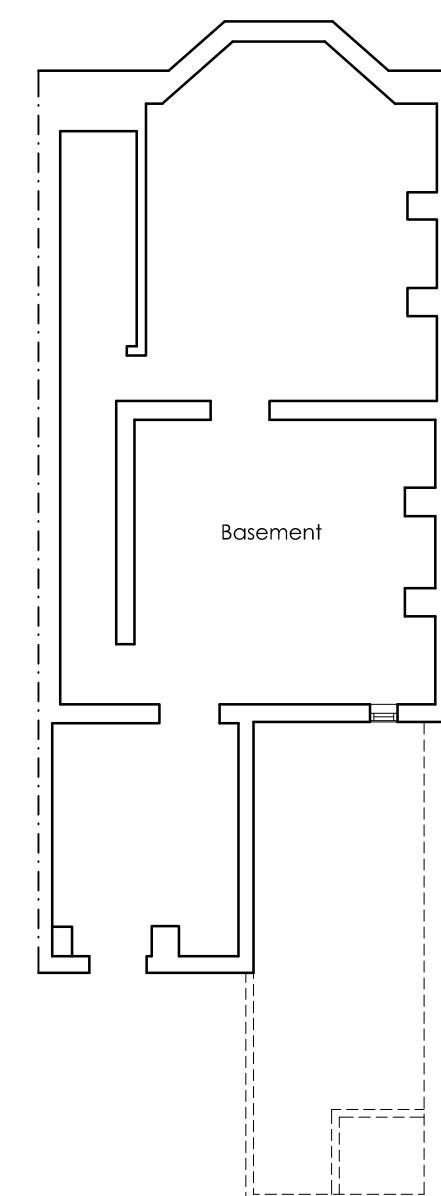
UNDERPINNING
Proposals to be in accordance with BS 8004, supported by full structural details and calculations by a structural engineer and the superstructure to be assessed for differential movement. Movement joints to be provided between any existing and underpinned/new foundations. Where trees are within close proximity of the existing structure, the potential risk of movement must be fully assessed and a detailed analysis supported by comprehensive structural designs and calculations should be provided supported by soil samples to determine the plasticity of the ground and the extent of the roof intrusion.
The design should take into account all imposed loads and actions including:
• Ground movement
• Lateral forces from ground water, retained ground and ground surcharging loads
• Buoyance
• Loading from other parts of the building
• Temporary loading conditions
Structural design should be co-ordinated with the design of the waterproofing.

A PARTY WALL NOTICE SHOULD BE SERVED ON THE ADJACENT PROPERTY AS UNDERPINNING IS REQUIRED.

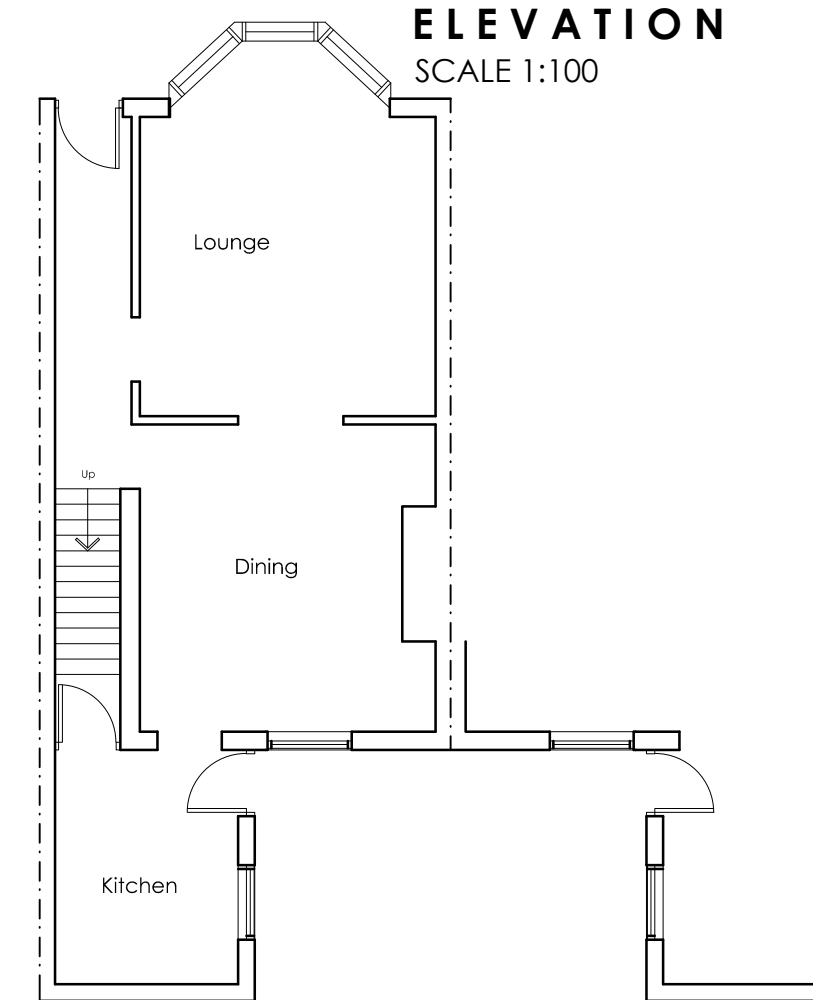
PARTY WALL ACT
The owner, should they need to do so under the requirements of the Party Wall Act 1996, has a duty to serve a Party Structure Notice on any adjoining owner if building work on, to or near an existing Party Wall involves any of the following:
• Support of beam
• Insertion of DPC through wall
• Raising a wall or cutting off 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.
• 'Special Foundations' may not be placed on a neighbour's land without the neighbour's consent in writing.
Section 20 of the Party Wall Act defines 'Special Foundations' as 'foundations in which an assemblage of beams or rods is employed for the purpose of distributing any load'
A Party Wall Agreement is to be in place prior to start of works on site.



**PROPOSED
GROUND FLOOR PLAN**
SCALE 1:50



**EXISTING
LOWER GROUND
FLOOR PLAN**
SCALE 1:100



**EXISTING
GROUND
FLOOR PLAN**
SCALE 1:100

WhiteAgus PARTNERSHIP			OFFICE ONE, 34 VICTORIA ROAD, BARNLEY, S70 2BU			Phone: 01226 208482 Email: info@whiteaguspартnership.co.uk Web: www.whiteaguspартnership.co.uk		
ARCHITECTURAL SERVICES			Project.			Client.		
PROPOSED OPTION AT 163 PARK ROAD BARNLEY, S70 1YL			Date.			Scale.		
PLANS AND ELEVATIONS			FEBRUARY 2022			1:50 & 1:100 @ A1		
Ref.			21-243			Dwg. No.		
Date			01/02/2023			Rev.		
Suffix			A			Description		
01/02/2023			REVISED FOR PLANNING					