



**GENERAL NOTES**

THESE PLANS MUST NOT BE ACTED UPON UNTIL THEY HAVE BEEN APPROVED BOTH UNDER THE TOWN & COUNTRY PLANNING ACT 1990 AND IN ACCORDANCE WITH CLAUSE 14 AND 12 [2] (b) OF THE BUILDING REGULATIONS 2000 AND ANY SUBSEQUENT AMENDMENTS. SHOULD THE OWNER AND/OR CONTRACTOR COMMENCE WORK WITHOUT THE ABOVE APPROVALS THEY DO SO AT THEIR OWN RISK.

CONTRACTOR OR PERSON UNDERTAKING THE CONSTRUCTION TO CHECK ALL DIMENSIONS ON SITE BEFORE COMMENCEMENT OF ANY WORKS. ANY ANOMALIES MUST BE REPORTED.

DO NOT SCALE FROM DRAWINGS, FIGURED DIMENSIONS ONLY TO BE USED

NOTE: This drawing may not be copied, lent, used by a third party or reproduced in whole or in part without the express written permission of Anthony T Ward, Architectural Services

PARTY WALL ACT 1996 - It is the responsibility of the owner to make neighbours aware of this proposal

DIMENSIONS:- All dimensions are shown in millimetres except where stated otherwise

MATERIALS:- All materials to match existing materials as closely as possible

PRECEDENCE:- If in doubt, the text takes precedence over the drawing

**STATEMENTS**

BOUNDARY:- No part of the proposal will extend beyond the established boundary

PARKING PROVISION:- Before commencement of works, there are currently 3 x parking spaces available within the curtilage of the property i.e. 2 on the drive and one in the garage. This provision will be totally unchanged by this proposal. See drawings 69/13/P/BLOCK and 69/13/P/SITE

DESIGN:- As shown on drawing 69/13/P/BLOCK

ACCESS:- Unchanged. Kerbs to highway are already dropped.

Rev	Date	Details	By
			ATW
Do not scale this drawing. All dimensions to be checked on site.			
Address 34 Stafford Avenue Elssecar Barnsley S74 8AD			
Title Proposed Two Storey Extension to Rear			
Client Mrs. A. Oldfield			
Agent Anthony T Ward Architectural Services 15 School Hill, Kirkburton, Huddersfield, HD8 0SG Tel: 07980 865432 e-mail: anthony.ward1@yahoo.co.uk			
drawn	ATW	checked	rev.
ATW			69/13/P/BLOCK
scale	1/100 1/1250	date	26/08/2013