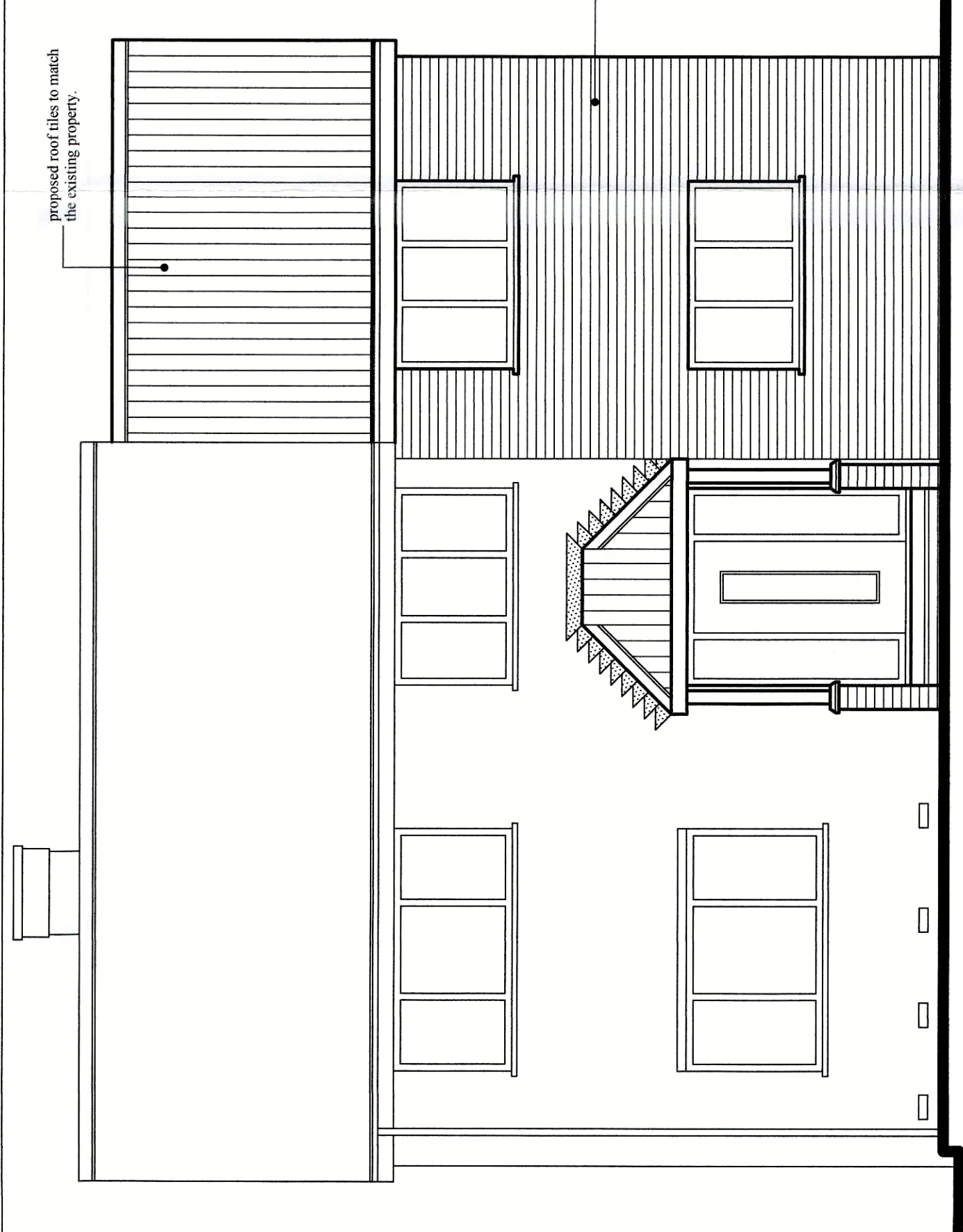
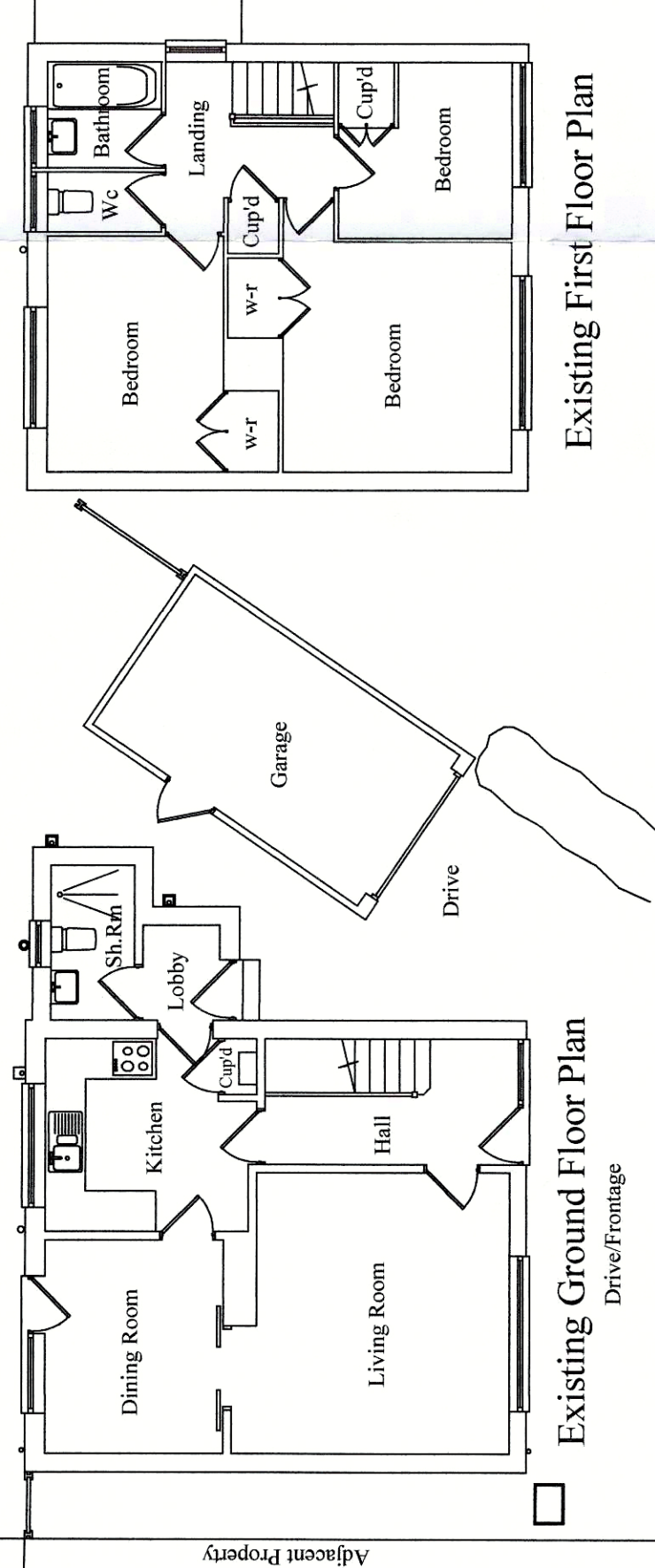
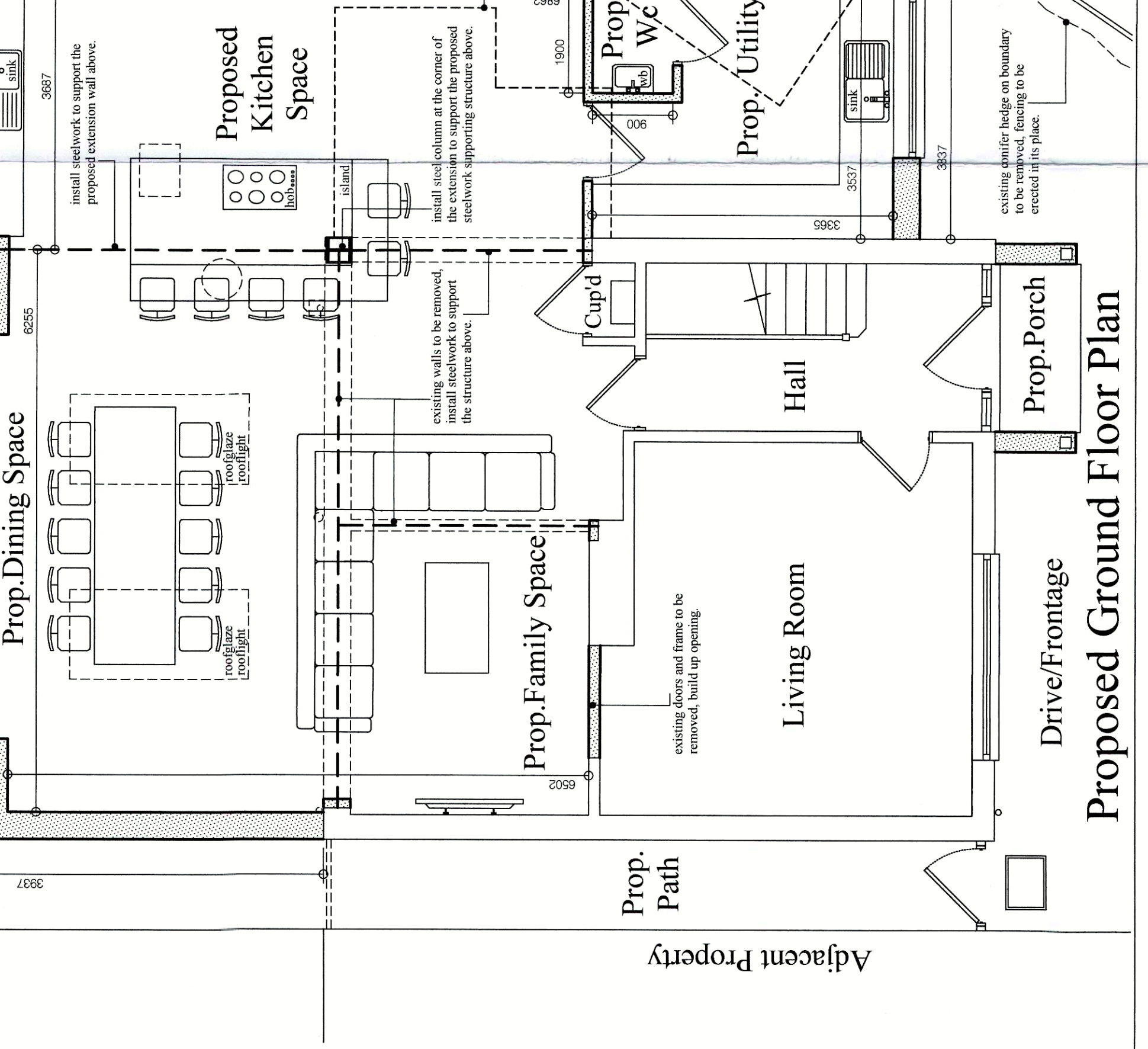




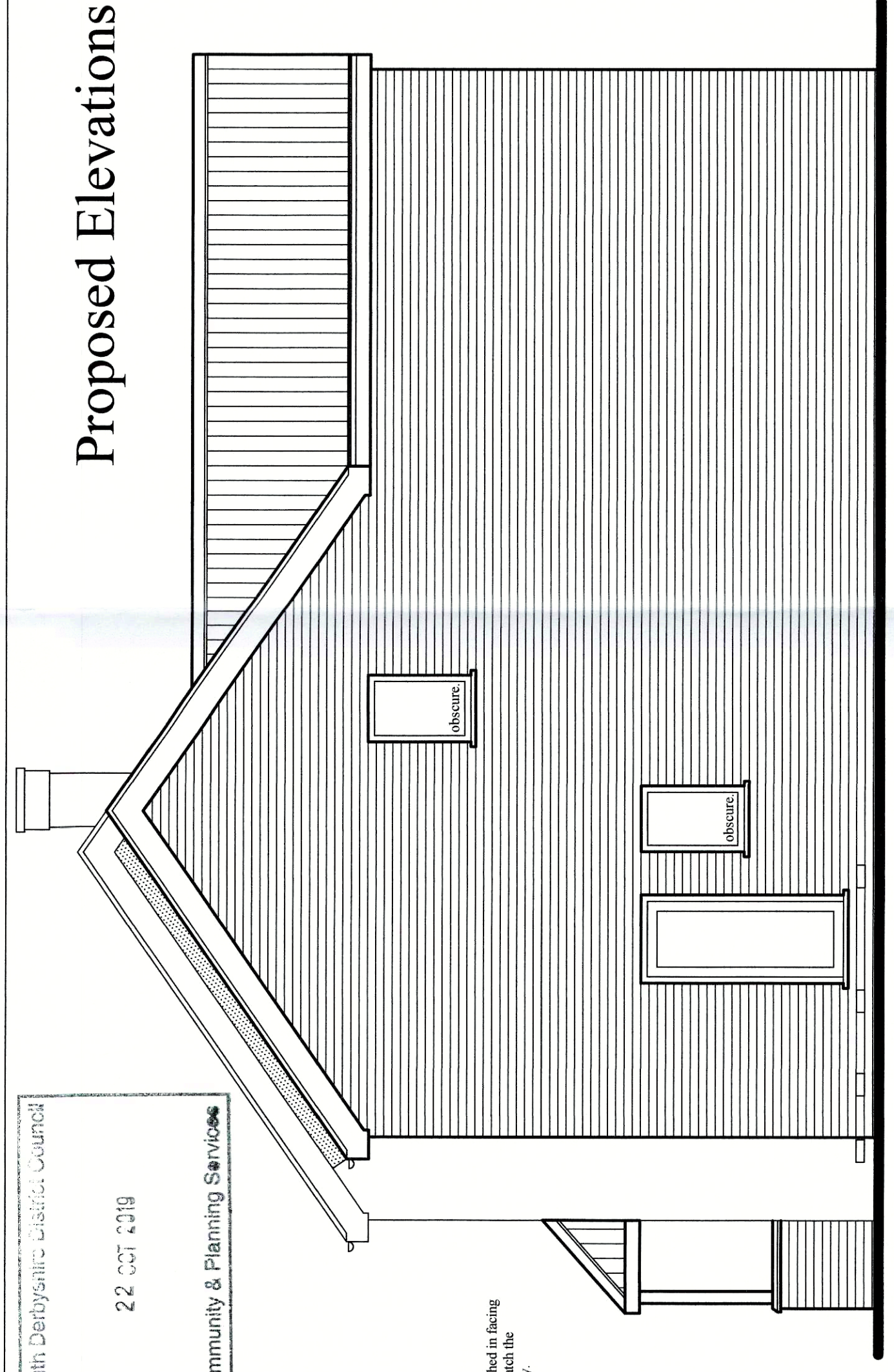
Proposed Front Elevation



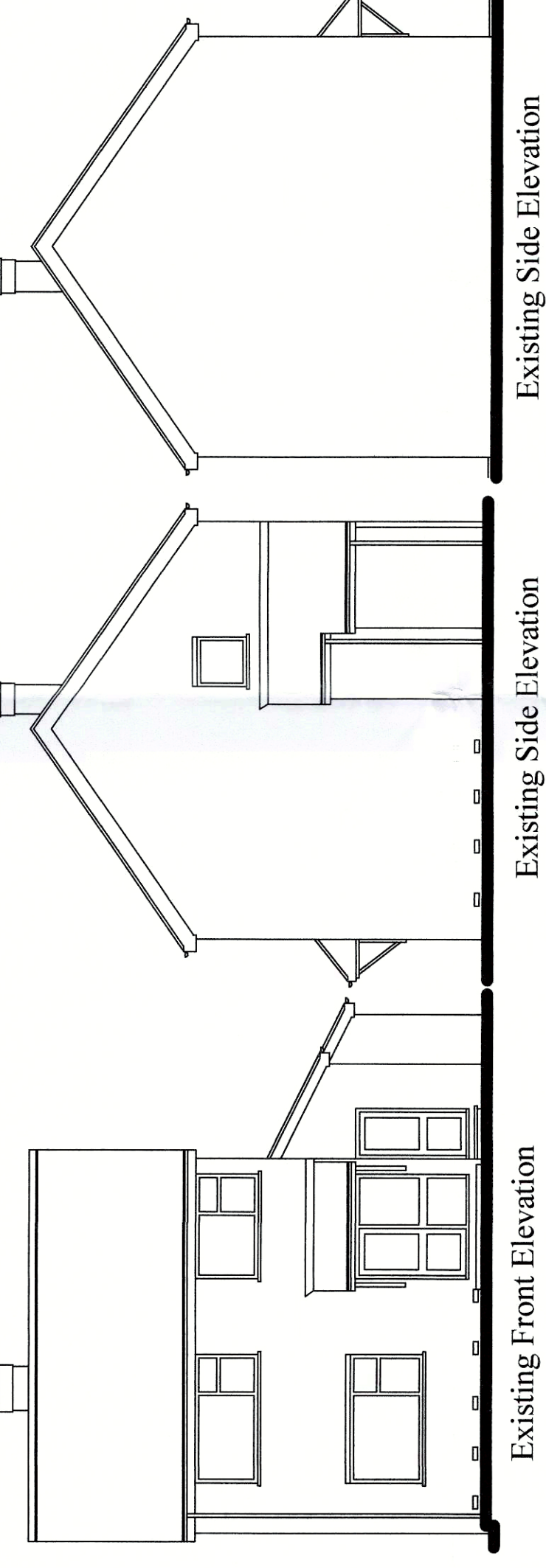
Existing Ground Floor Plan



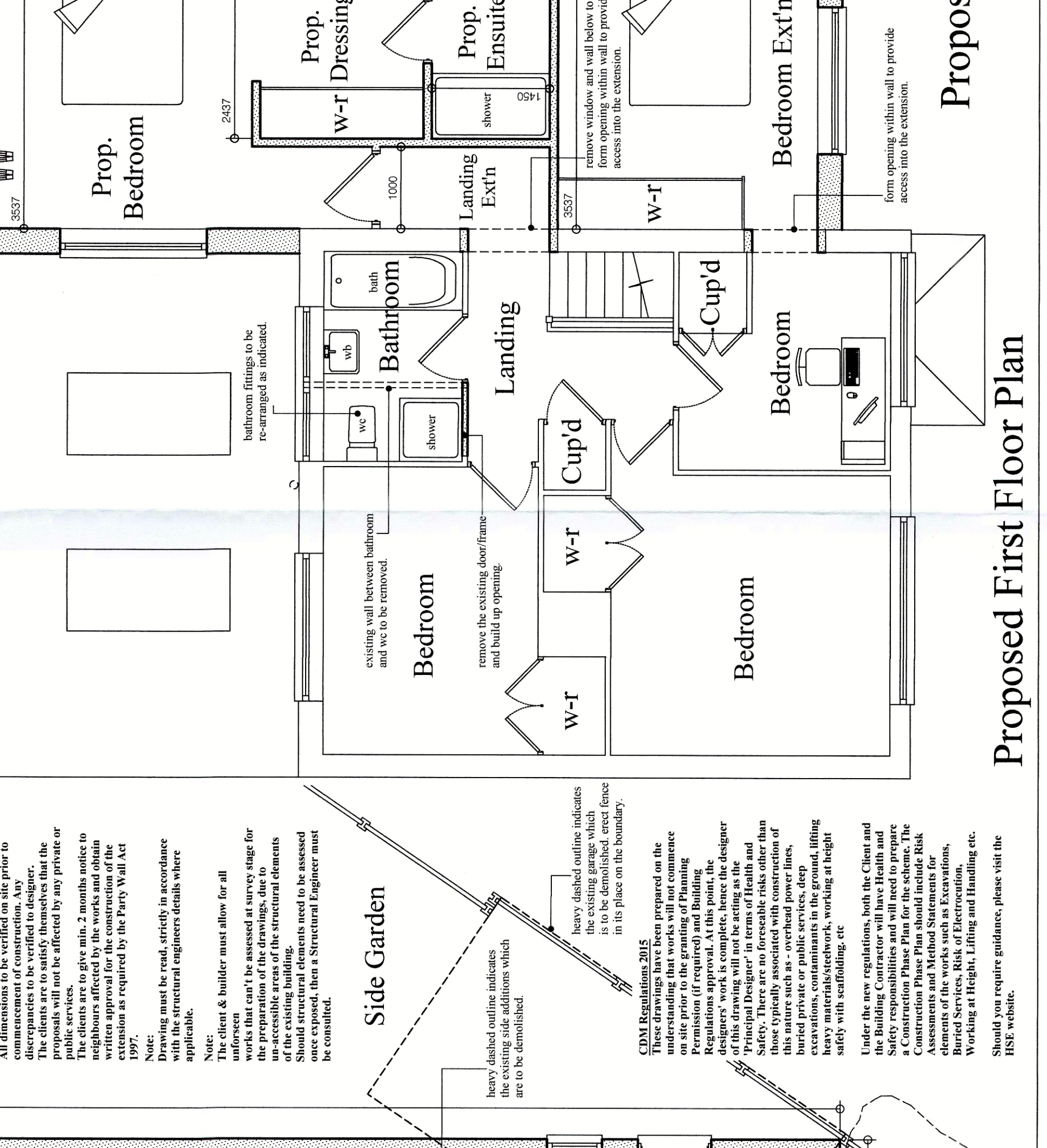
Proposed Ground Floor Plan



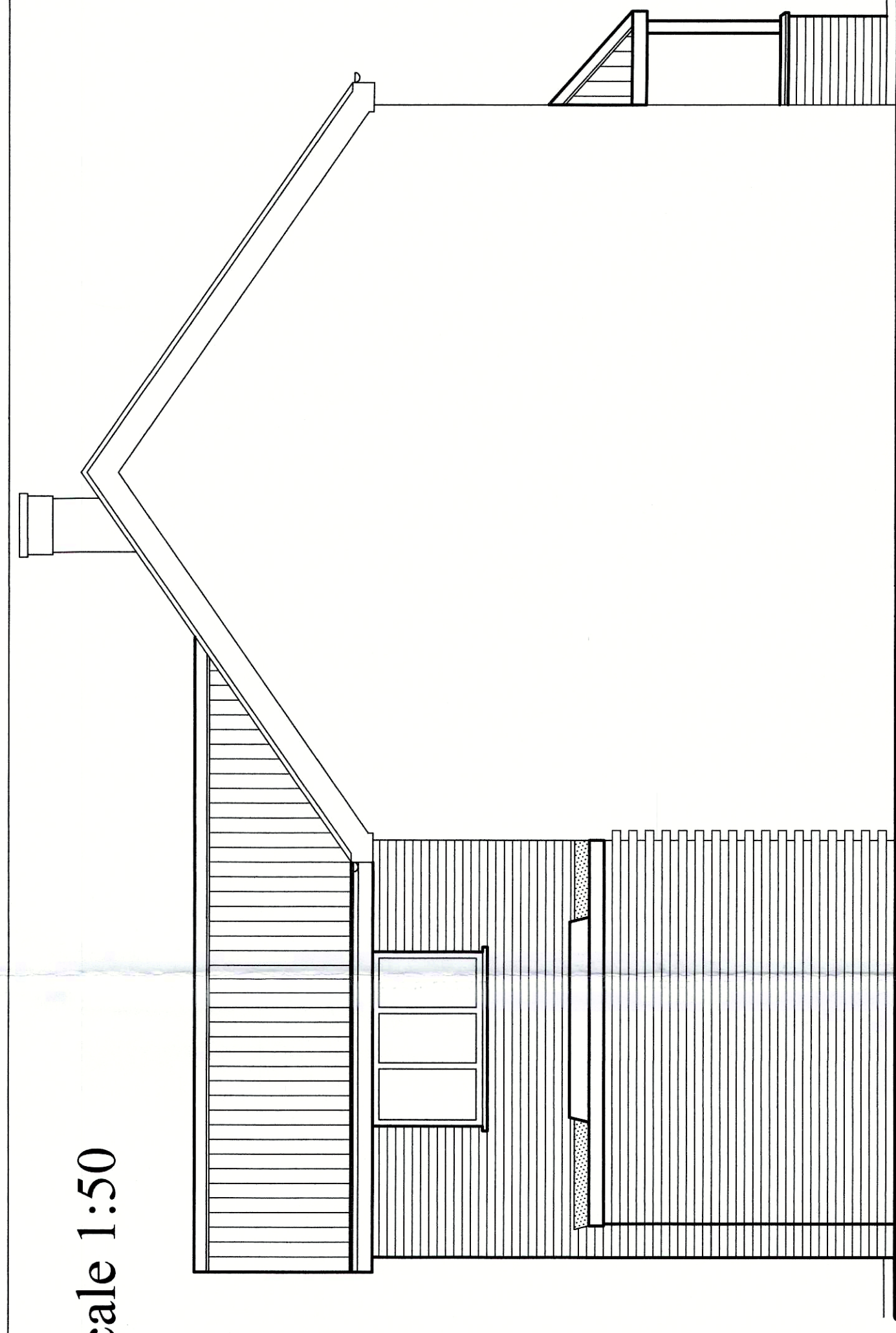
Proposed Side Elevation



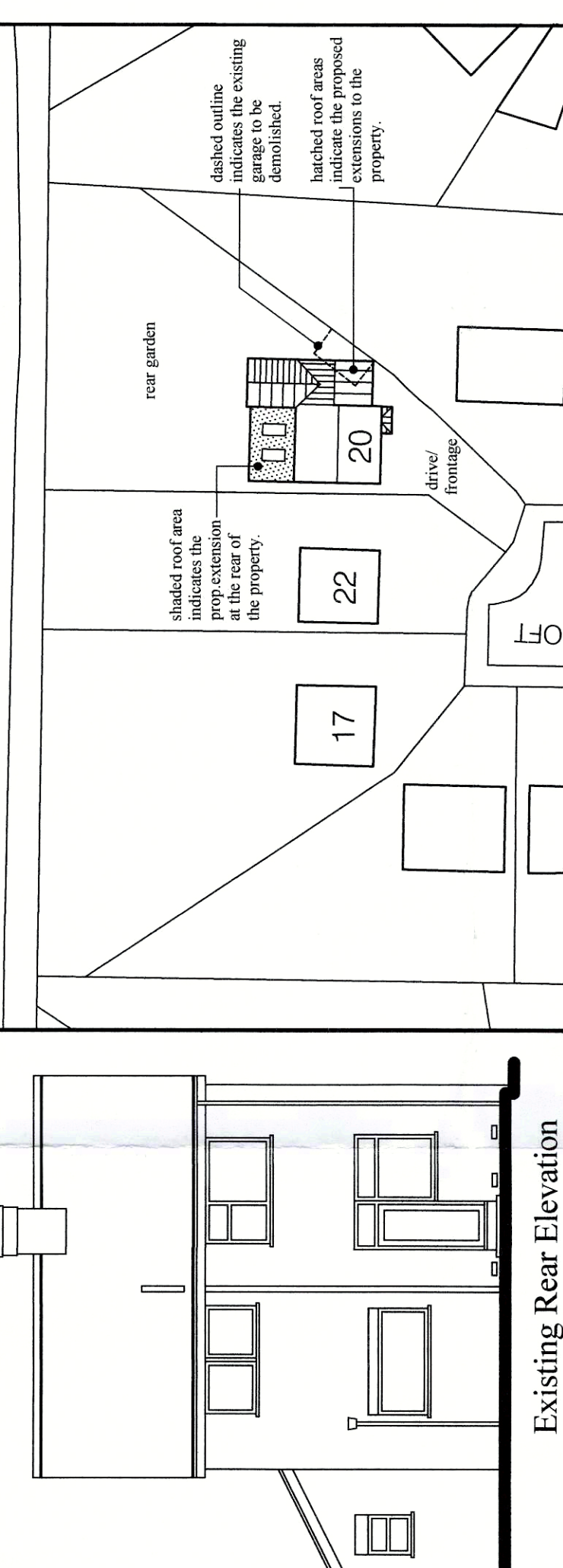
Existing Side Elevation



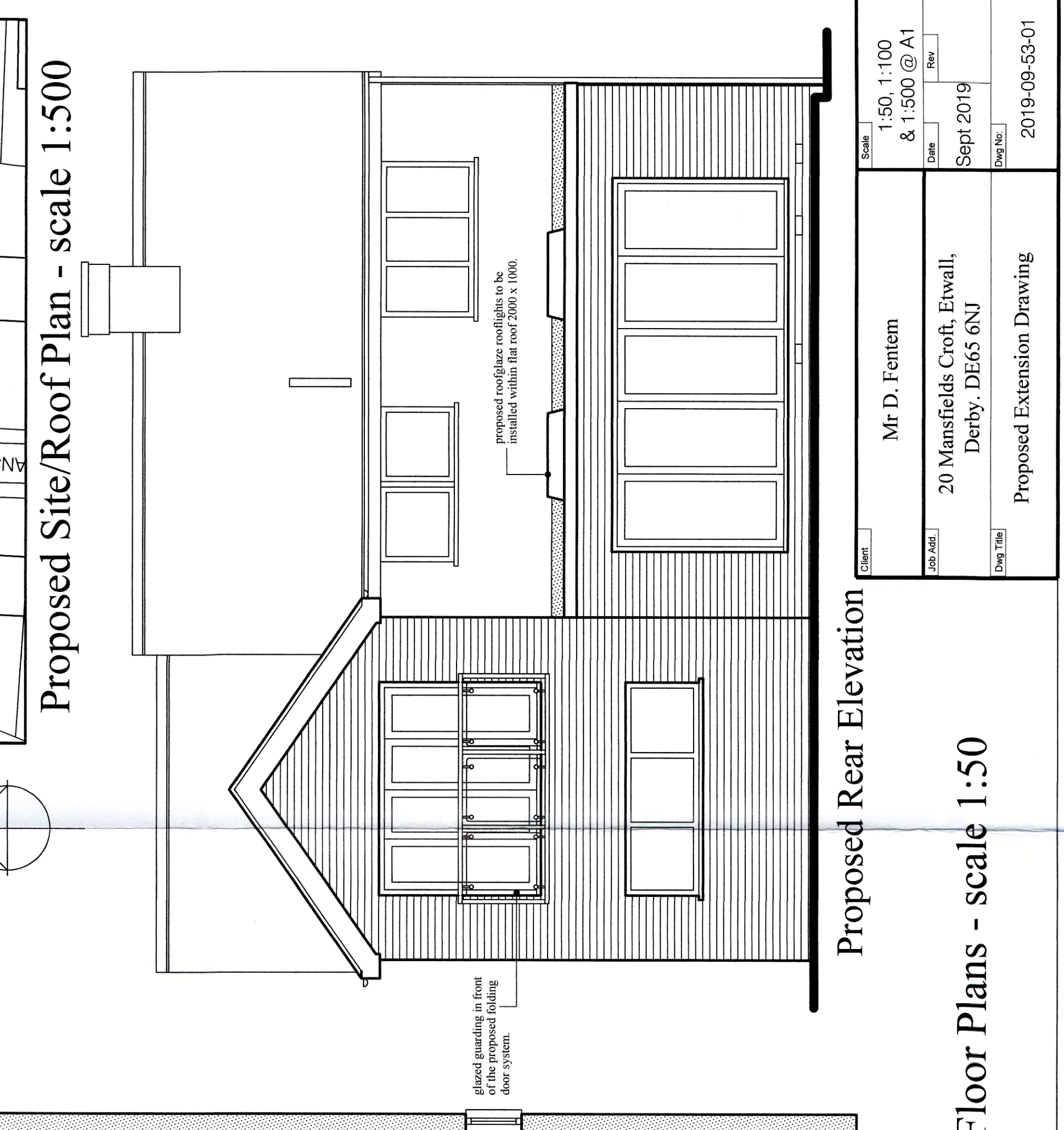
Proposed First Floor Plan



Proposed Rear Elevation



Existing Rear Elevation



Proposed Site/Roof Plan - scale 1:500

South Derbyshire District Council
22 OCT 2019
Community & Planning Services

Notes -

- GENERAL:**
Drawings prepared for local authority approval.
All dimensions to be verified on site prior to commencement of construction. Any discrepancies must be reported to the client immediately.
The client is responsible for ensuring that the proposed works do not affect any public services.
Proposals will not be affected by any private or public services.
The client must give min. 2 months notice to neighbours affected by the works and obtain written approval for the construction of the extension as required by the Party Wall Act 1997.
Note:
Drawing must be read, strictly in accordance with structural engineers details where applicable.
Note:
The client & builder must allow for all works that can't be assessed at survey stage for the preparation of the drawings, due to the complexity of the works and the structural elements of the existing building.
Should structural elements need to be assessed once exposed, then a Structural Engineer must be consulted.
- Side Garden:**
heavy dashed outline indicates the existing side additions which are to be demolished.
heavy dashed outline indicates the existing garage which is to be demolished, erect fence in its place on the boundary.
- CDM Regulations 2015:**
These drawings have been prepared on the basis of the information provided by the client. The client is responsible for ensuring that the proposed works do not affect any public services.
Permission (if required) and Building Regulations approval must be obtained prior to the commencement of the works.
The client is responsible for ensuring that the proposed works do not affect any public services.
The client must give min. 2 months notice to neighbours affected by the works and obtain written approval for the construction of the extension as required by the Party Wall Act 1997.
Note:
Drawing must be read, strictly in accordance with structural engineers details where applicable.
Note:
The client & builder must allow for all works that can't be assessed at survey stage for the preparation of the drawings, due to the complexity of the works and the structural elements of the existing building.
Should structural elements need to be assessed once exposed, then a Structural Engineer must be consulted.
- Adjacent Property:**
existing side garden boundary to be removed, erect fence in its place.

Client	Mr D. Fentem	Scale	1:50, 1:100 & 1:500 @ A1
Site Address	20 Mansfields Croft, Etwell, Derby. DE65 6NJ	Date	Sept 2019
Dwg Title	Proposed Extension Drawing	Dwg No.	2019-09-53-01