

**Existing Ground Floor Plan**

Scale 1:100

All work to comply with current building regulations and codes of practice

Do not scale from drawings all dimensions to be checked on site before the start of any work

Proposed External Finish Materials to Match Existing External Finish Materials

**HEALTH AND SAFETY**

The contractor is reminded of their liability to ensure due care, attention and consideration is given in regard to safe practice in compliance with the Health and Safety at Work Act 1974.

**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 meters of an existing structure where the new foundations will go deeper than adjoining foundations, or within 6 meters 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.

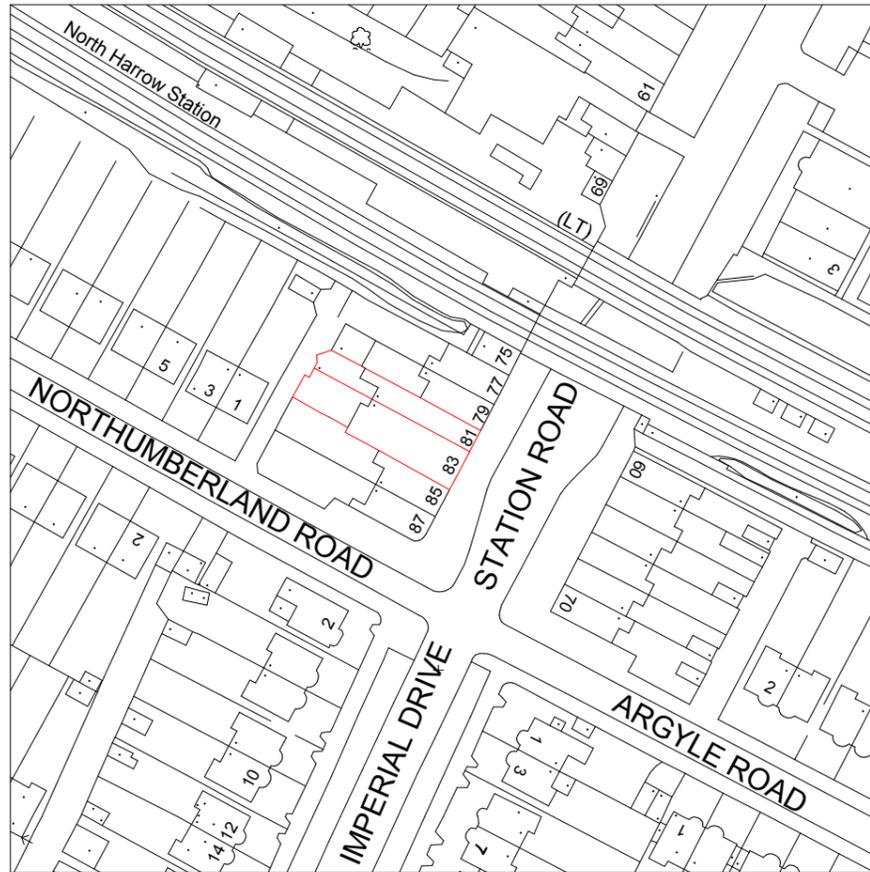
**CDM REGULATIONS**

The owner, should they need to do so, must abide by the Construction Design and Management Regulations 1994 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.

**STEEL:**

New steel beams to be encased in 12.5mm Gyproc fireline board with staggered joints nailed to timber cradles or painted in Nullifire S or similar intumescent paint to provide 1/2 hour fire resistance.

	Project:	Title:	Scale: 1:100 @ A3
	81 -83 Station Road North Harrow Middlesex HA2 7SW	Proposed Ground Floor Plan	Date: 04/02/2013
			Drawing No.: 2633 - 01/FP
			Revision
239 Western Road, Southall, Middx, UB2 5HS Tel: 020 8571 1369 Fax: 020 8843 2008			

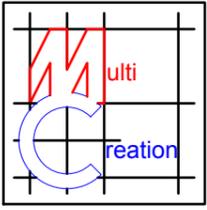


**Location Plan**  
Scale 1:1250



**Block Plan**  
Scale 1:500



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