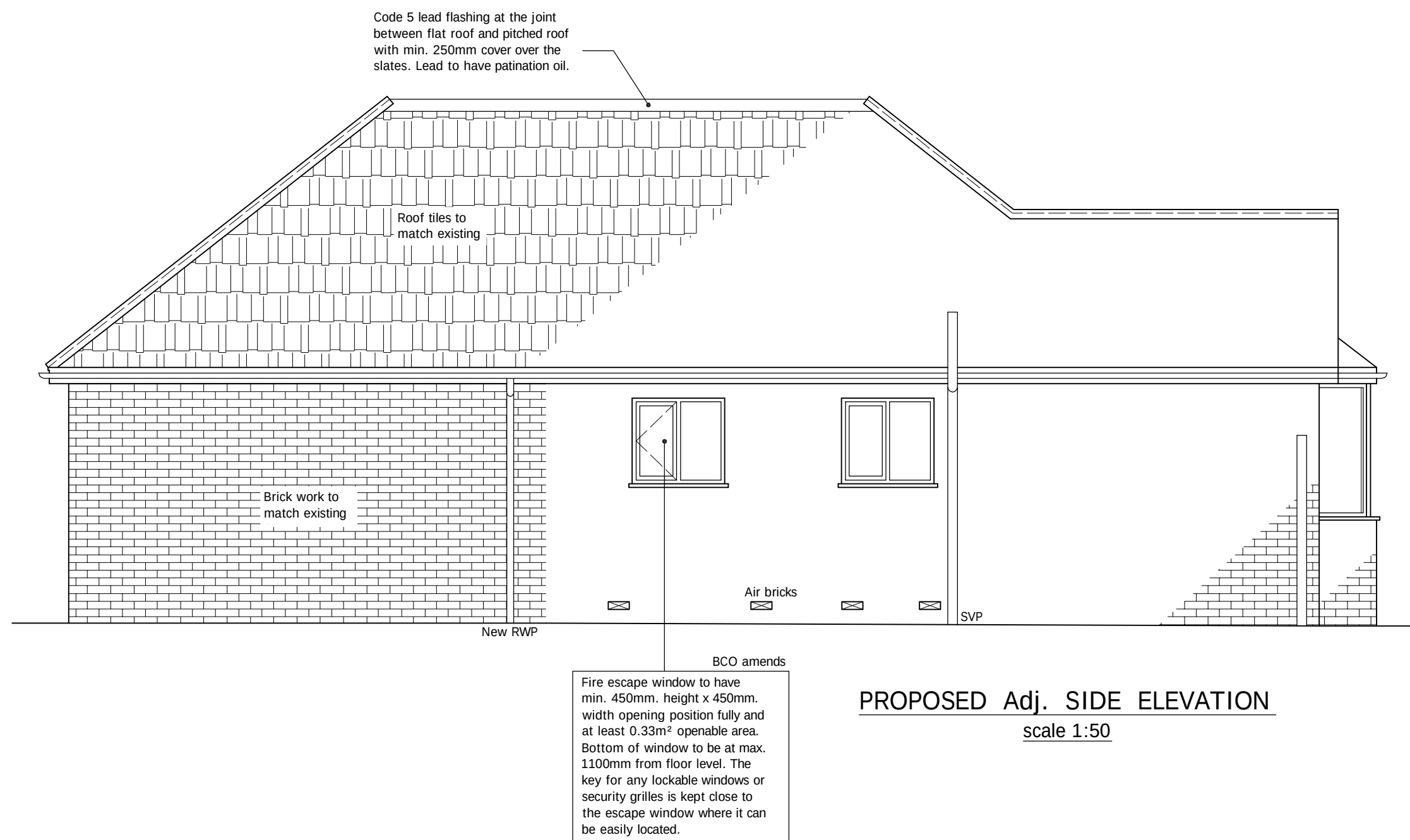
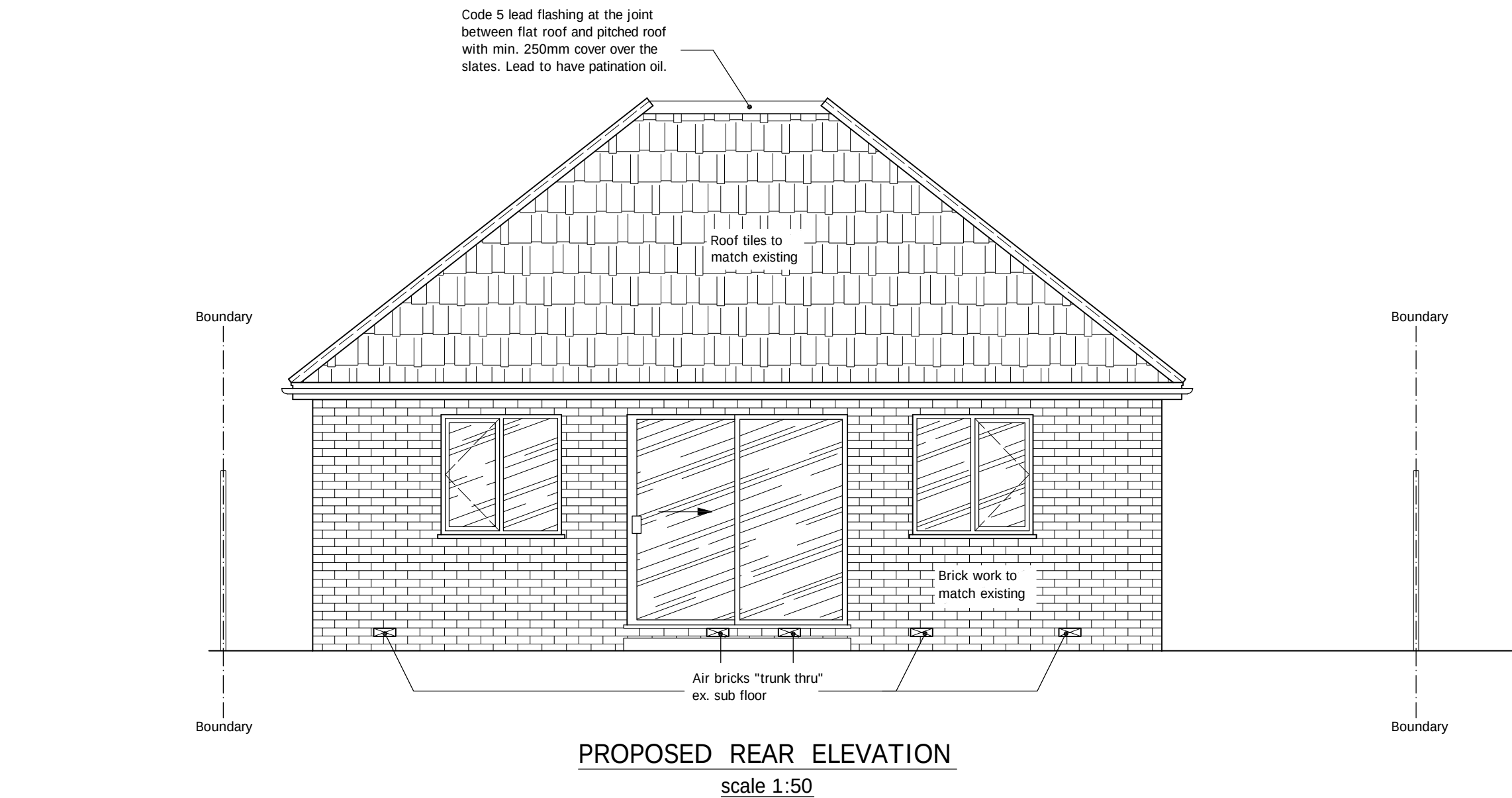
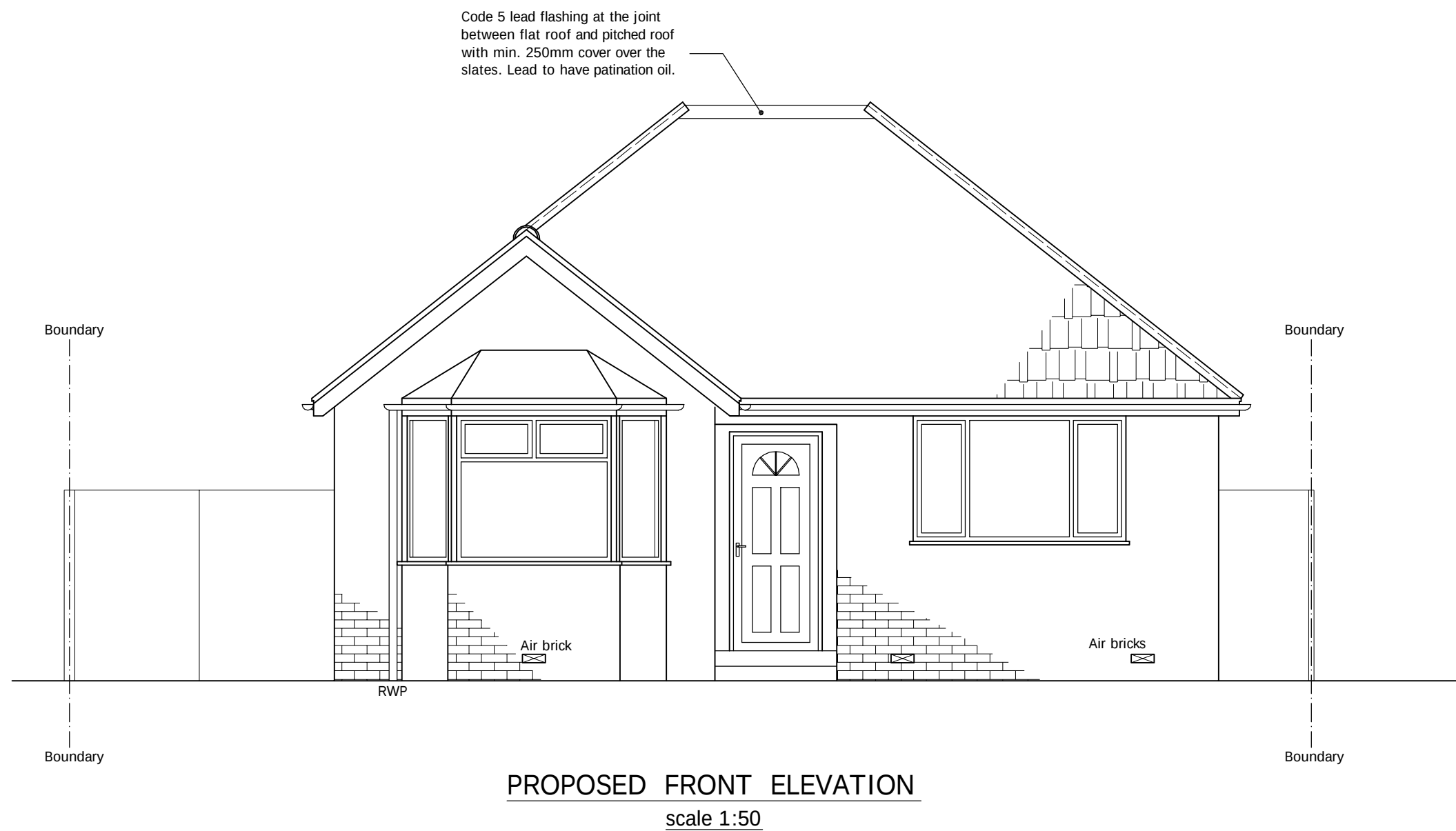


DRAWING STATUS	CONSTRUCTION
FOR PLANNING AND BUILDING CONTROL APPROVAL ONLY NOT FOR CONSTRUCTION	
Architectural Design Studio Tel.No. 07838 135 957 www.discountplanskd.com discountplanskd@gmail.com	

GENERAL NOTES:
Any dimensions shown are indicative only and are subject to verification on site. The contractor to set out, check and verify all dimensions on site during the course of the work and prior to setting out on site. This drawing is to be used in conjunction with all other Architect's and Engineer's drawings. Structural Engineers calculations and any specialist supplier's approved details.

1. Drawings and all working drawings and calculations are prepared, approved by Building Control or Planning Department. It is the contractor's responsibility to ensure that they are the correct revised drawings before work starts on site by means of verification in writing. All work and materials with the building control department must be approved by the contractor or the architect's representative in writing on approved details from planning and submit a photo check certificate for all drawings and calculations.
2. Verify boundary lines at ground conditions including existing positions and new construction of all plots boundaries.
3. Water & other services drawings not within the site plan is the responsibility of the contractor. Owner is responsible for establishing any boundary lines on site. All work must be carried out in the presence of the contractor or the architect's representative. If drawings have been approved by the planning and building control departments, a third party must be called in to the site to verify the work.
4. Owner is responsible for providing additional materials and covering extra engineering design costs for any additional structural design changes on site from the start to end of building work requested by building control or any other third party's intervention during building work.
5. Retain a copy of the Party Wall Award when works affect party wall or involve excavations within 3 meters of adjoining buildings or building over a public sewer. (Client's responsibility)

1. Where works involve demolition to ensure that all elements of the building and adjoining structures are accounted for and that all necessary property and temporary supports are in place. Do not leave off the drawing as the working may be off. Works carried out under a building notice or prior to planning approval are at the contractor's/owner's risk. If the contractor is to be approved before work commences, building/owner's building should plan being approved by planning & building control departments are fully responsible for the likelihood of condemned work or correct in planning control.
2. Any discrepancies, either between written and site dimensions or between the drawing and other consultant's or specialist's drawings, shall be brought to the attention of the architect or the contractor's representative. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct.
3. All of the contractor's drawings must be approved by the architect or the contractor's representative. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct.
4. All of the contractor's drawings must be approved by the architect or the contractor's representative. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct. It is the contractor's responsibility to ensure that the drawing is correct and that the dimensions are correct.
5. All walls which have been designed to be removed on plans are to be checked on site by building control. If the contractor is to be approved before work commences, building/owner's building should plan being approved by planning & building control departments are fully responsible for the likelihood of condemned work or correct in planning control.

An inspection of the underground drainage was not possible on survey. Contractor should check drainage rate and level before prior to working work on site and notify building control of results. ALL DRAINAGE SHOWN IS ASSUMED AND MUST BE VERIFIED BY CONTRACTOR.

TERMS - This drawing has been created by DISCOUNT PLANS LTD for the "owner" only, and is bound to the contract and master terms between both party's in which a signed contract for creation of working drawings, permit-to-build form for the drawing has been made. No refund will be allowed or claim made of drawing and any other drawings/reading to this project for whatever reason can be made against DPL.

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SITE ADDRESS 46 WYNDHAM CRESCENT, READING, BERKSHIRE, RG5 3AZ	
DRAWING TITLE PROPOSED DRAWINGS	
SCALE AS SHOWN	DATE
DRAWING NUMBER	REVISION
DPL.03	B 28 JANUARY 2026