

NOTES

All efforts have been made in measuring existing site. However the contractor / builder is responsible, for checking & confirming all given dimensions on site prior to pricing & works.

Extent of boundary ownership confirmed by applicant.

Proposal -

Application for Planning Permission - New Shop front(s) to existing vacant buildings to create 2No. Shops to ground floor with 2No. Flats Above and 3.0m single-storey Rear Extension(s) to meet the applicant's requirements and as shown on the application plans.

Existing Use -

Vacant building(s) previously traded as A1 Shop/Office.

Proposed Use -

A1 Shops (new class E) with C3 Dwellinghouse (flats) to first floor.

1) General Building Notes

- a) All works to be in accordance with Building Regulations, current editions and amendments and to the satisfaction of the Building Control Authority.
- b) All works within the contract and by the contractor must be carried out in such a way that all requirements under the Health and Safety at Work Act are satisfied and maintained.
- c) All works by the Contractor must be carried out in compliance with the requirements of all British Standards, Codes of Practice etc. and with the requirements of all relevant and current Statutory Authority regulations.
- d) All structural calculations if required to be submitted by client appointed Structural Engineers and upgraded as necessary as works proceed to suit any clients requirements.
- e) The contractor must ensure and will be held responsible for the stability of the building structure at all stages of the contract.

2) Approved Document A Structure

- a) All structural details and calculations if required to be submitted for approval to Building Control Authority by client appointed Structural Engineer.

PLANNING ISSUE

Rev	Description	Date	By	App'd
-----	-------------	------	----	-------



Headfield Business Centre, Headfield Mills
 Savile Road, Dewsbury, West Yorkshire, WF12 9LQ
 t: 01924 462 550 m: 07791 717 404
 e: asif@tractusad.co.uk

Client
 Mr. Khalid Mahmood

Project
 19-21, Stony Lane
 Bradford, BD2 2HN

Site Location Plan and Existing Block Plan

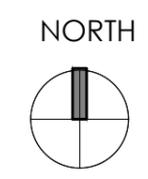
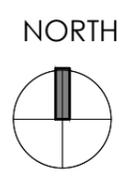
Drawn by	Date	App'd
AM	07/23	-

Drawing no	Project no	Scale @ A3	Rev
EX-01	23-891	A.S.	-



SITE LOCATION PLAN
 SCALE - 1:1250

SITE
 19-21, Stony Lane
 Bradford
 West Yorkshire
 BD2 2HN



EXISTING BLOCK/ROOF PLAN
 SCALE - 1:200

- Materials (Existing) -
- Walls - Stonework finish to outerleaf.
 - Doors - Timber/upvc framed doorsets.
 - Windows - Timber/upvc framed glazed units.
 - Roof - Concrete tile finish to main roof.
 - Fascia/Guttering - Fascia board with guttering and downpipes to suit.

CDM 2015

RISKS

1. Working adjacent to live road/restricted access.
2. Site welfare requirements.
3. Site clearance.
4. Temporary support/Concrete works.
5. Working at height.
6. Installation of temporary and re-routed services.
7. Handling loads.