

1. All works to be carried out in accordance with the Building Regulations and all other statutory legislation to the satisfaction of the authority inspector. All materials and workmanship to be carried out to the appropriate codes of practice and British Standards.
2. All works to be coordinated and checked by contractor. These drawings are provided as an indicative outline from which the builder can provide a detailed quote following site visit and assessment of the works. Where any additional work not included in this outline the contractor is to advise the homeowner of costs.
3. The contractor MUST check all dimensions and particulars prior to commencement of work. All Structural Elements (Walls, Linings, Foundations ETC) affected by new work are to be checked by the contractor and checked on site by the Local Authority prior to start to confirm ability to sustain new loads.
4. **CONSTRUCTION, DESIGN AND MANAGEMENT REGULATIONS 2015.** Contractor to plan, manage and monitor construction work under their control so it is carried out without risk to health and safety. For projects involving more than one contractor, coordinate their activities with others in the project team - in particular, comply with directions given to them by the project designer or other project team members. For single contractor projects, prepare a construction phase plan.
5. All new skirting/architraves to match existing, unless stated otherwise by the client.
6. All electrical installations to the standards required by 'Part P' of the Building Regulations. GAS Installation to be 'Gas Safe' (Installation and use) Regulations. Electrical layout indicative. Electricals to confirm and confirm any modifications, position and control with client prior to installation.
7. **PARTY WALL ACT:** where there is encroachment on neighbours property or building within 3m or 6m of the adjacent boundary, then permission must be obtained under the act. All proposed brickwork and roof tiles to match existing.
8. All proposed brickwork/rendering and roof tiles to match existing.
9. Any existing Load Bearing Walls to be altered will be done so according to the Building Regulations.

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Do not scale from this drawing - View to figure dimensions only. All dimensions to be checked on site prior to the execution of any work.

For the avoidance of doubt all dimensions are measured to wall structure and not the finishes unless otherwise stated.

Where any discrepancy is found to exist within or between drawings and/or documents it should be reported to the architect immediately.

EOHMA Ltd. shall not be liable for any use of drawings and documents in any subsequent project in which the same were employed by or on behalf of EOHMA Ltd.

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