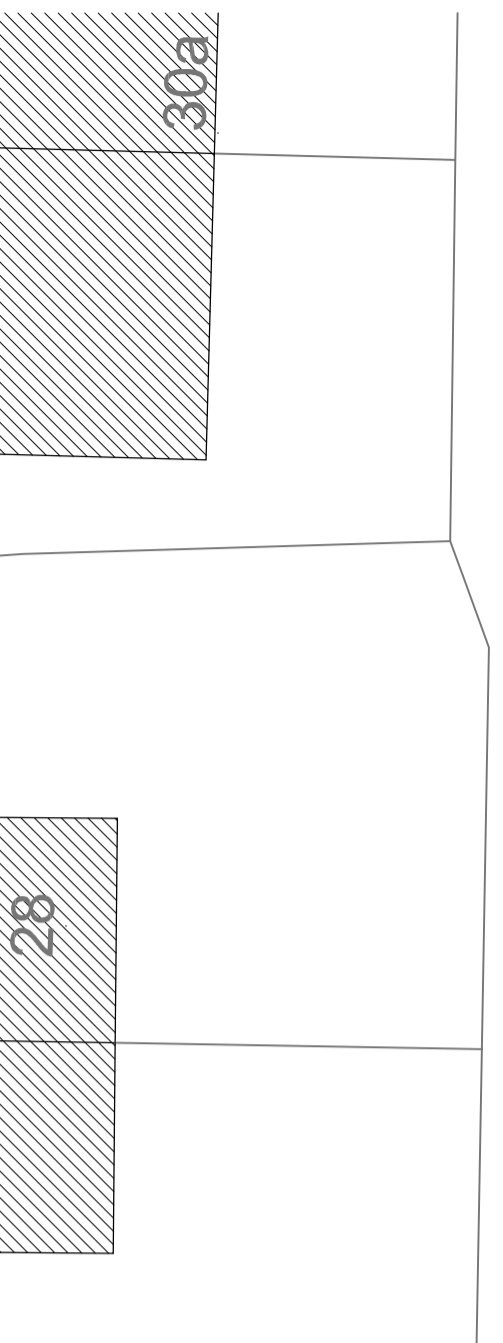
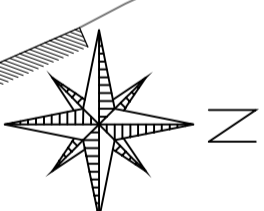


KING STREET

Proposed Site Plan Scale 1:200



Block Plan Scale 1:500



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Location Plan Scale 1:1250



REV./DATE	NOTE
C 09/07/25	Amended as requested by planning officer
B 16/04/25	Amended for Outline Application.
A 21/07/23	As requested by client

THIS DRAWING / DESIGN IS NOT TO BE REPRODUCED WITHOUT PRIOR CONSENT. TO BE READ IN CONJUNCTION WITH ALL STRUCTURAL OR OTHER SPECIALIST DRAWINGS / DETAILS. ALL CONTRACTORS ARE TO CHECK GIVEN DIMENSIONS AND VERIFY ANY DISCREPANCY WITH JPK DESIGN LTD PRIOR TO CONSTRUCTION. COMMENCEMENT OF WORKS PRIOR TO BUILDING REGULATIONS APPROVAL IS AT CONTRACTORS OWN RISK.

THE PARTY WALL ETC ACT 1996 IS EFFECTIVE IF ANY OF THE FOLLOWING CIRCUMSTANCES APPLY:

- THE WORKS BEING CARRIED OUT ON OR BELOW THE PARTY WALL
- A NEW PARTY WALLS STRUCTURE IS BEING ERECTED
- ANY NEW FOUNDATIONS PROJECT ON TO OR BELOW THE NEIGHBOURS LAND
- NEW EXCAVATIONS WITHIN (OR) ARE DEEPER THAN THE NEIGHBOURS FOUNDATIONS.

IF APPLICABLE, THE PERSON OWNING THE BUILDING UPON WHICH THE PROPOSED WORK IS TO BE CARRIED OUT (BUILDING OWNER) WILL HAVE A DUTY TO INFORM THE LEGAL OWNER(S) OF THE ADJOINING PREMISES (ADJOINING OWNER(S)) OF THE WORK TO BE UNDERTAKEN AND OBTAIN CONSENT FOR THAT WORK, NOTIFICATION OF UP TO 2 MONTHS PRIOR TO COMMENCEMENT OF WORKS ON SITE MAY BE REQUIRED IN SOME CIRCUMSTANCES AND THEREFORE YOU ADVISED TO OBTAIN FURTHER INFORMATION AS CONTAINED WITHIN THE PARTY WALL ETC ACT 1996 - EXPLANATORY BOOKLET FROM THE GOVERNMENT WEBSITE WWW.COMMUNITIES.GOV.UK. TO ESTABLISH YOUR RESPONSIBILITIES AND OBTAIN CONSENT PRIOR TO SITE WORKS COMMENCING.

JPK DESIGN ARE NOT THE APPOINTED PRINCIPAL DESIGNER AS DESCRIBED IN THE BUILDING REGULATIONS 2016, AS SUCH ALL BUILDING WORK MUST BE CARRIED OUT BY A SINGLE CONTRACTOR WHO MUST TAKE ON THE CLIENTS DUTIES AS WELL AS THEIR OWN AS THE PRINCIPAL CONTRACTOR. FOR WORK WITH MORE THAN ONE CONTRACTOR OR COMMERCIAL WORK, IT IS THE CLIENTS DUTY TO APPOINT A PRINCIPAL DESIGNER AND / OR PRINCIPAL CONTRACTOR TO FULFIL THE ROLE AND DUTIES UNDER THE RELEVANT REGULATIONS 2016.



Architectural Design Specialists

83 Dimsdale Parade East
 Wolstanton
 Newcastle under Lyme
 ST5 8DP
 T: 01782 622321
 e : enquires@jpkdesign.co.uk
 w : www.jpkdesign.co.uk

DRAWING TITLE
 Outline Planning Drawing

PROJECT
 Proposed Development of Land to Accommodate a New Dwelling

CLIENT
 Adjacent to 21a, King Street, Cross Heath, Newcastle, Staffs, ST5 9HQ.

Mrs S Cooke

SCALE @ A2
 1:200, 1:100, 1:500, 1:1250

DATE
 July 2023
 DRAWN BY
 Jason P Knight

DRG. No.	A	B	C
JPK/23/5099/1			