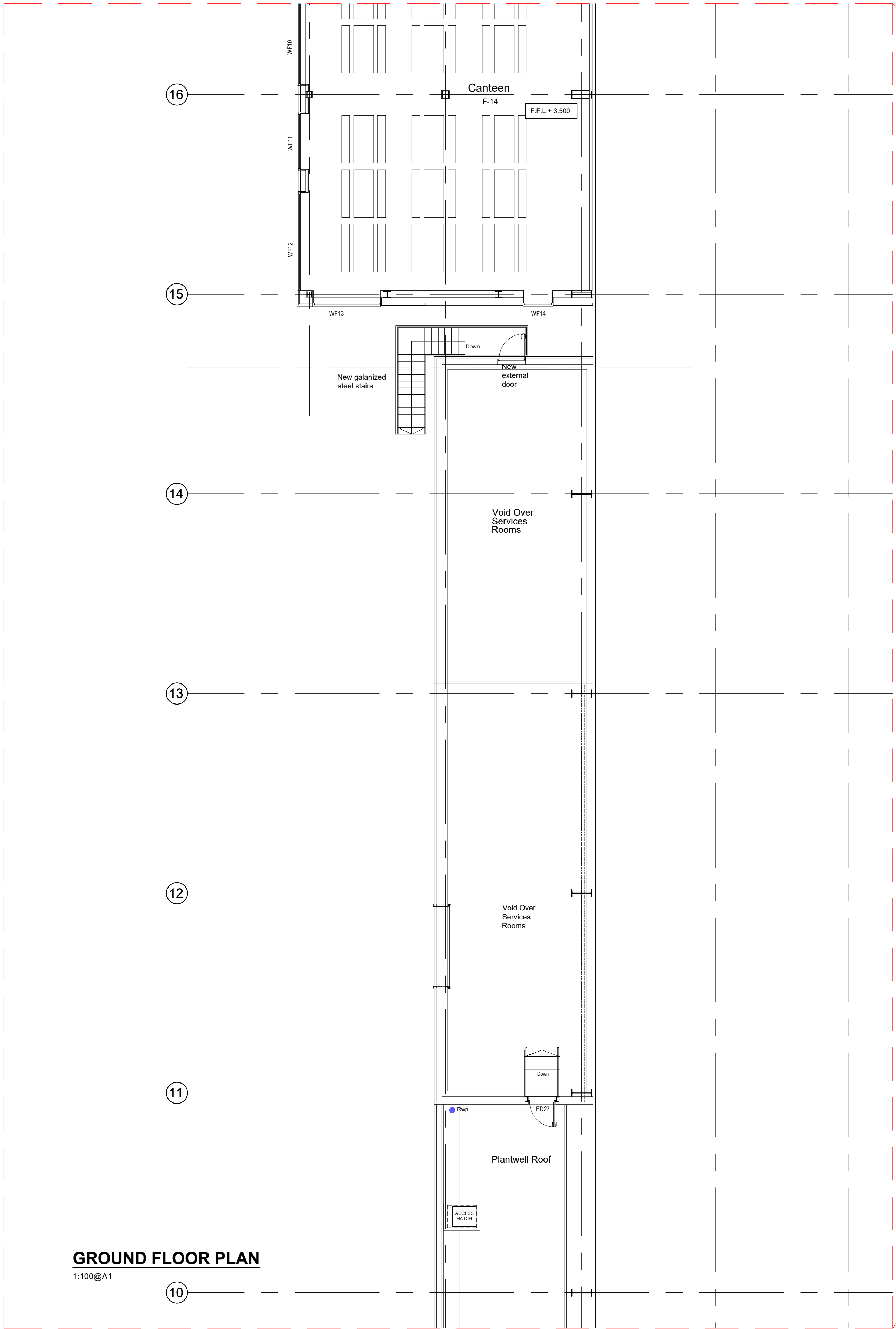
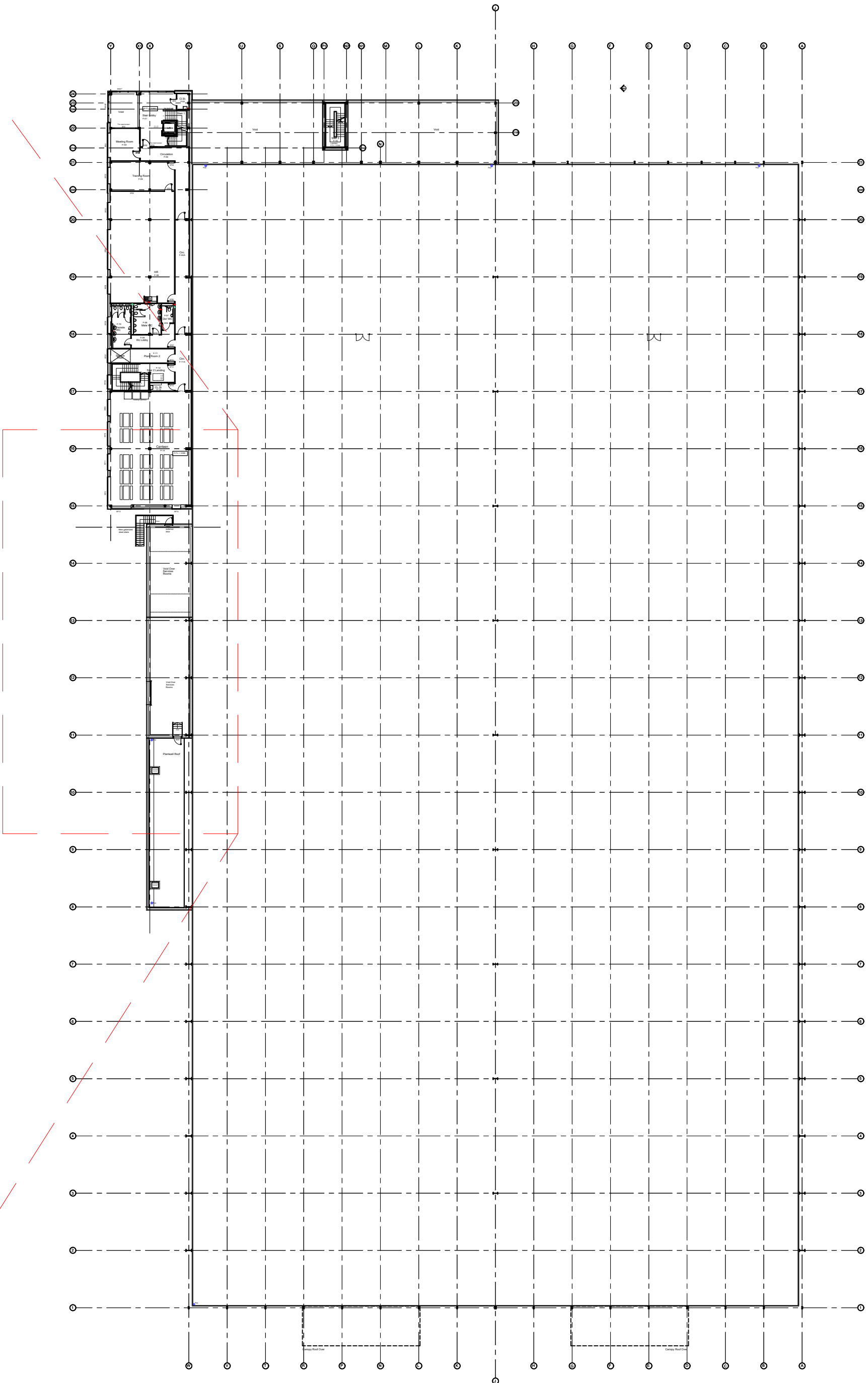




GROUND FLOOR PLAN
1:100@A1



GROUND FLOOR KEY PLAN
1:500@A1

DO NOT SCALE THIS DRAWING

IMPORTANT
DRAWING TO BE READ IN
CONJUNCTION WITH STRUCTURAL
ENGINEER'S DRAWINGS &
INFORMATION

IMPORTANT
WORKS TO BE CARRIED OUT
STRICTLY IN ACCORDANCE WITH THE
RELEVANT PLANNING CONSENT &
DISCHARGE OF PLANNING CONDITIONS.

PLEASE NOTE

Due to the age, materials, construction & layout of existing buildings dimensions and levels may vary according to location. Whilst best efforts are made, wall thicknesses sometimes differ according to height & walls which are not straight & may 'bend' mid-run. Also due to slightly sloping ceilings/floors, clear heights may differ dependent on where existing measurements are taken.

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All dimensions and levels depicted are subject to checking and verified on site prior to construction. Any discrepancies are to be immediately notified to DPA. Figured dimensions to be used only.

The information contained in this drawing must only be used at the named location. The location of any services indicated on this drawing are approximate only and must be checked on site by the main contractor before commencing works.

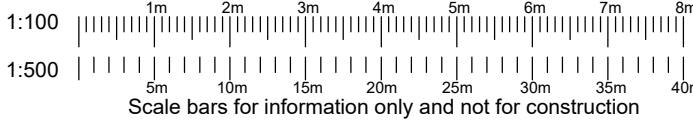
Client/Contractor is to be responsible for locating any underground services.

CDM Regulations - Where applicable the designers hazard identification sheets to be read in conjunction with all consultants drawings, specifications and existing record drawings. It is considered that a competent contractor will be able to identify hazards associated with the project from the information above, and take the necessary precautions to deal with any risks to health and safety.

CDM - for the avoidance of doubt the Principal Contractor is reminded that he is fully and solely responsible for the day-to-day management of site safety.

Compliance with the construction design and management regulations(CDM) is the sole responsibility of the client unless we are otherwise instructed in writing.

CONSTRUCTION NOTES GENERALLY:
Notwithstanding anything contained in this document or any other document forming part of the basis of the works every aspect of the works/installation is to comply with all requirements and all recommendations of all relevant Associations, Manufacturers, BRE Digests, British Standards, Codes of Practice, Building Regulations, Bye-Laws, Acts, Regulations, Planning Authority, Environmental Health Department, Fire Authorities, Water Authorities, Gas Authority, Electricity Authority, Institute of Heating and Ventilating Engineers and IEE Regulations.



NOT APPROVED FOR CONSTRUCTION

rev	description	date	dr by	op by
A	Planning Application Boiler Room	20/03/22	GE	

PLANNING

client
VILLAGE BAKERY WREXHAM LTD

project
ASH ROAD, WREXHAM INDUSTRIAL ESTATE

drawing	project no.	scale
FIRST FLOOR PLAN AS PROPOSED	19009	1/100&500 @A1 1/200&1000 @A3

drawing no.	revision
P-111	A

dpa
Design and Planning Associates
Solap House, 13 Solap Road,
Cwmystre, Stroud,
Glos, GL8 3JH
Tel: 01691 659595.

SKETCH/FEASIBILITY
PLANNING
BB-BUILDING REGS

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