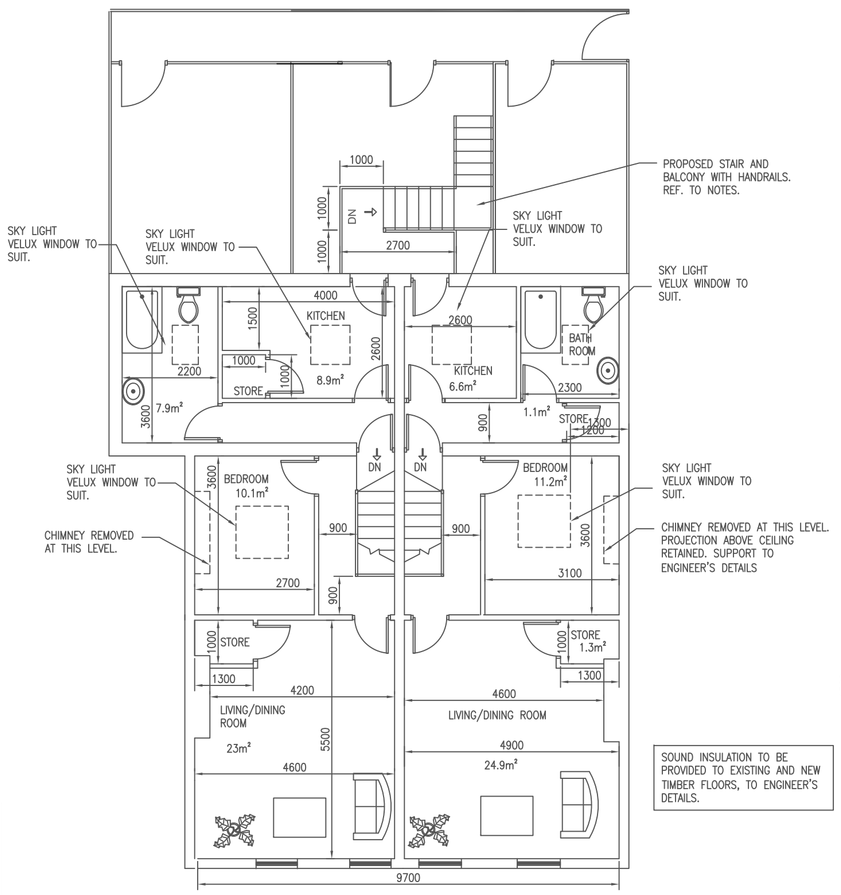
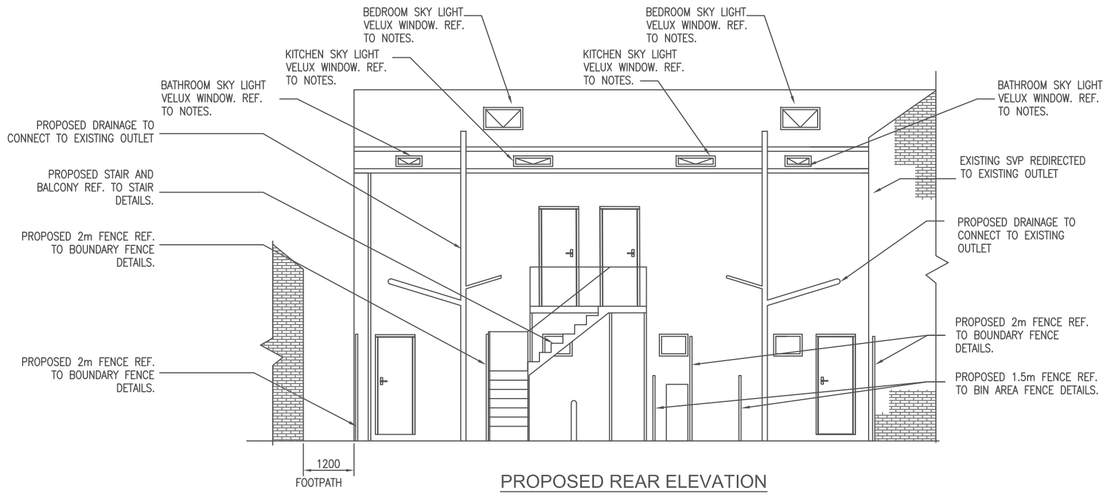
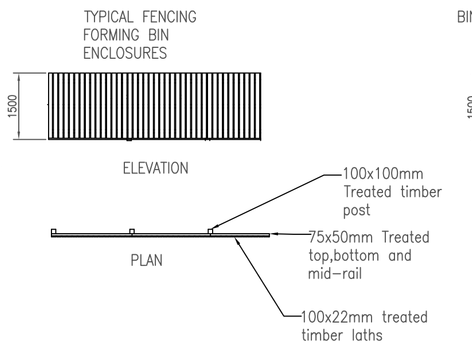


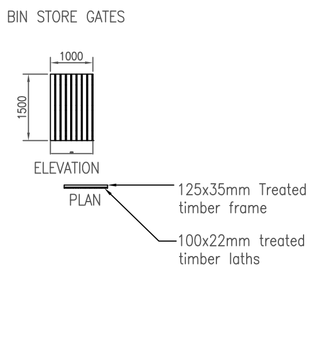
PROPOSED FIRST FLOOR

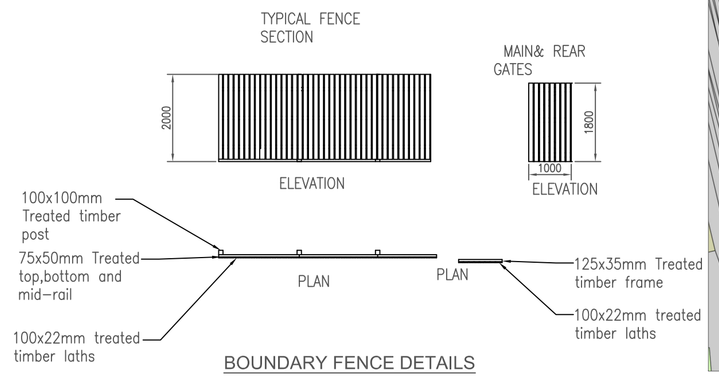


PROPOSED REAR ELEVATION



BIN ENCLOSURE DETAILS





BOUNDARY FENCE DETAILS

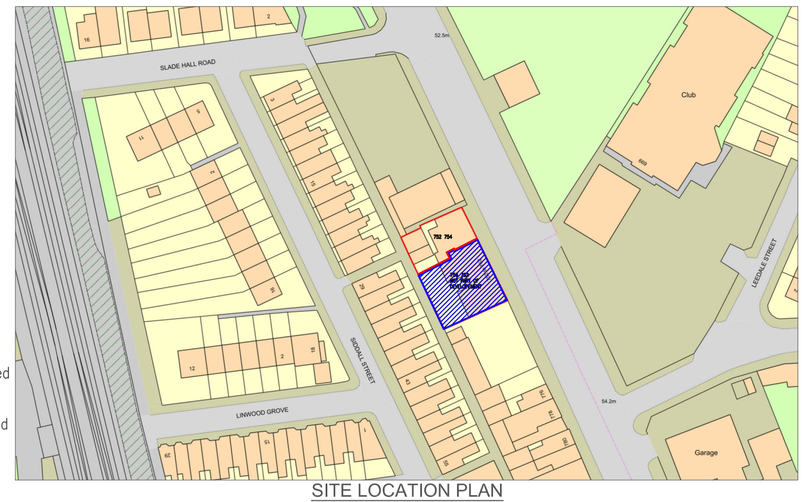
ROOF WINDOW NOTES

BEDROOM ROOF WINDOWS
VELUX INTEGRA ELECTRIC CENTRE PIVOT
(Ref: GGL SK08) With 62D noise reduction double glazed units.

FLAT ROOF WINDOWS TO KITCHENS
VELUX 900x900mm FLAT ROOF WINDOW
(Ref: CVU 0220Q) Electrically vented, double glazed units.

FLAT ROOF WINDOWS BATHROOMS VELUX 900x600mm FLAT ROOF WINDOW
(Ref: CVU 0220Q) Electrically vented, double glazed units.

ALL ROOF WINDOW FRAMES TO BE OF TIMBER.



SITE LOCATION PLAN
SCALE 1:1250

Planning Submission Drawing

ROOF:(Flat roof)

Proposed Flat roof traditionally constructed. Rainwater gutter, 109mm half round black upvc guttering to match with existing .Outfall via 65mm black upvc down pipes.

PROPOSED EXTERNAL WALL:

Proposed external wall to compirses of traditional brick and blockwork cavity wall construction. Brick finish to match existing.

WINDOWS & DOOR:

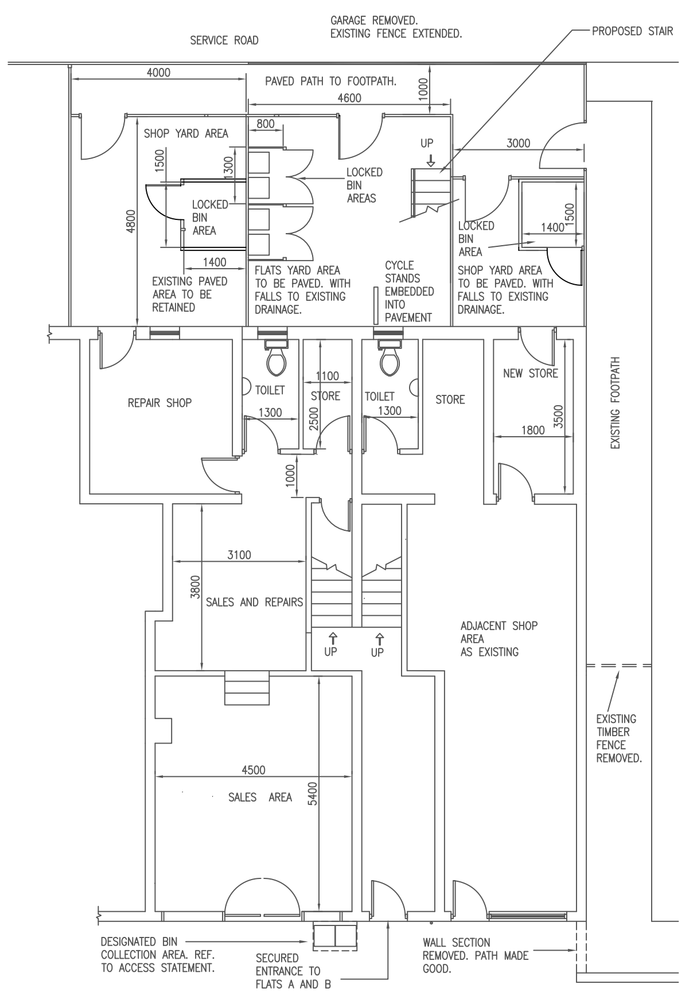
Existing doubled glazed Upvc to be retained proposed rear door to PAS specification. Skylight windows to be Double glazed.

ABOVE GROUND DRAINAGE:

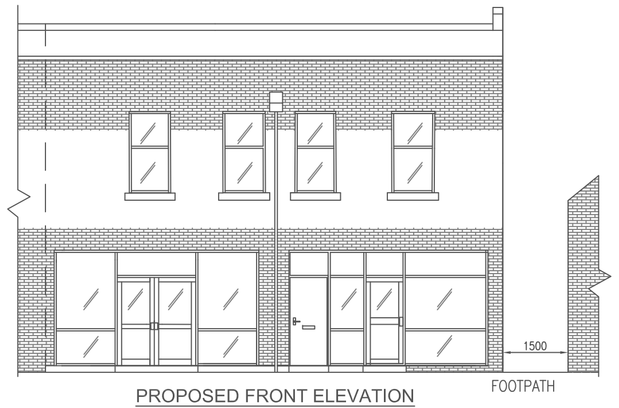
All proposed sanitary pipework including ,wash hand basin and waste outlet have 75mm deep seal trap, branch waste from sinks discharge into trap gullies, with Wc and whb to waste discharging into SVP stack externally.

BELOW GROUND DRAINAGE:

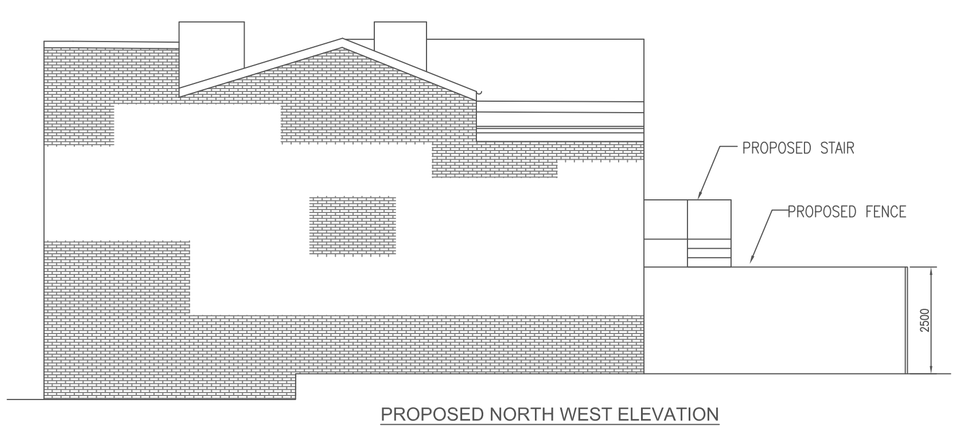
Outfall from new PPIC, to existing drainage connection via mains sewer.



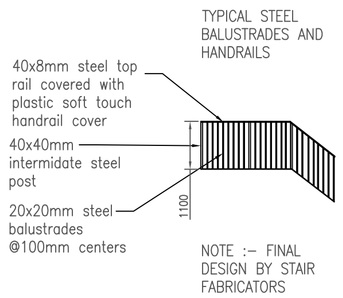
PROPOSED GROUND FLOOR



PROPOSED FRONT ELEVATION

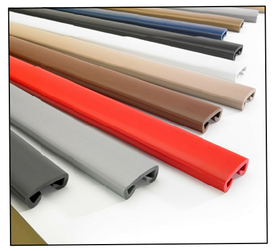


PROPOSED NORTH WEST ELEVATION



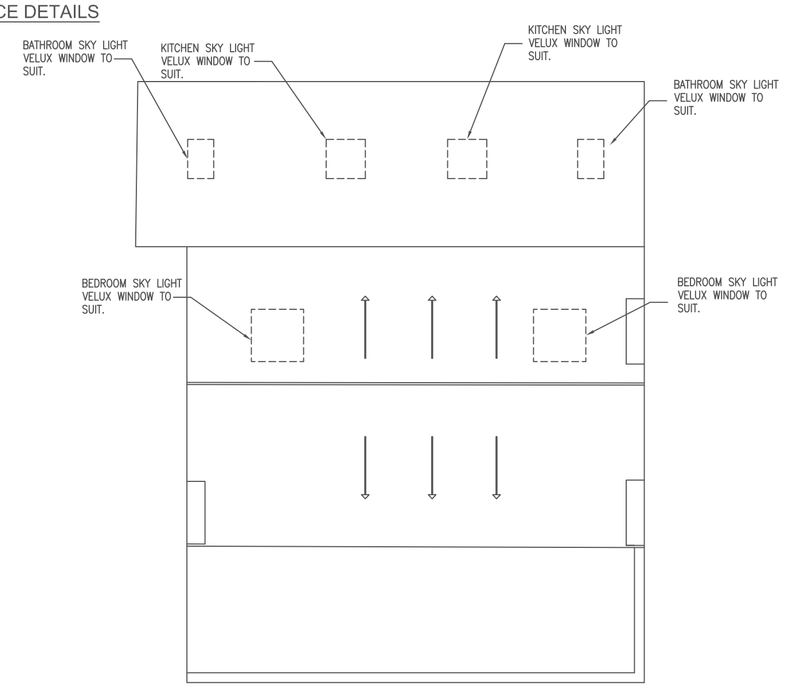
TYPICAL STEEL BALUSTRADES AND HANDRAILS

NOTE :- FINAL DESIGN BY STAIR FABRICATORS

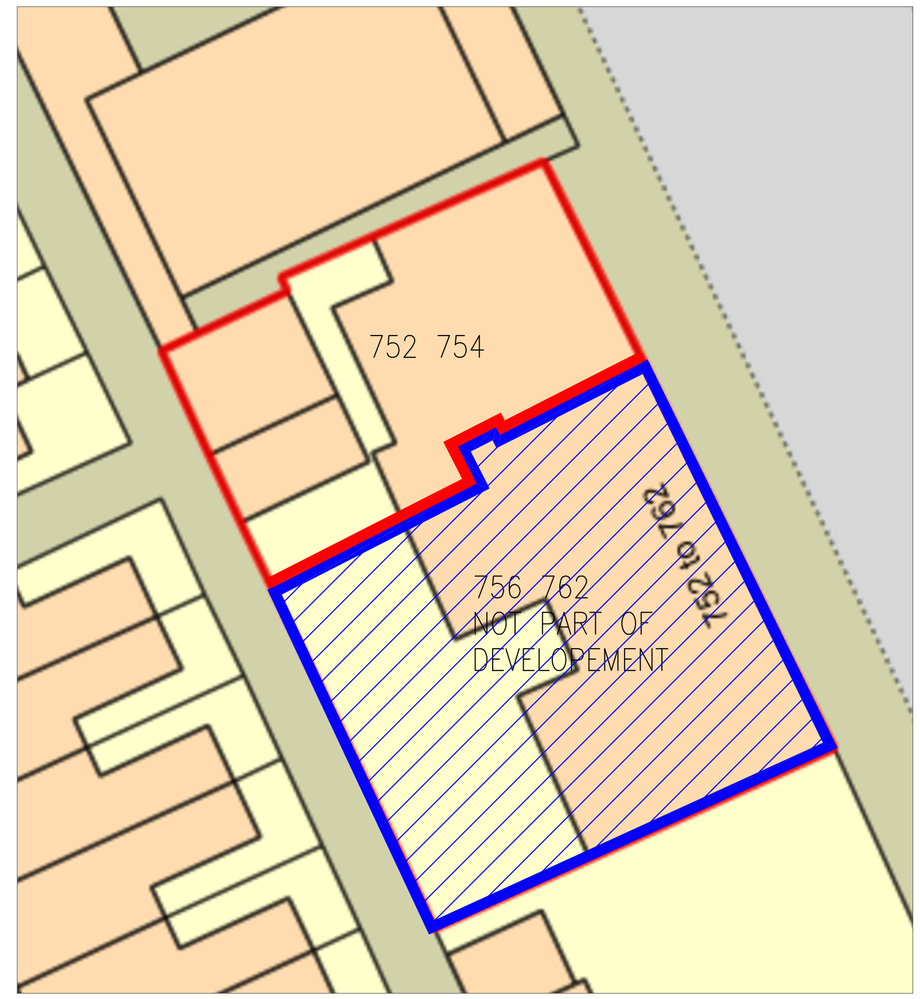


SOFT TOUCH COVERS FOR HANDRAIL AND BALUSTRADES

BOUNDARY FENCE DETAILS



PROPOSED ROOF PLAN
SCALE 1:100



PROPOSED SITE PLAN
SCALE 1:200

Issue	Date	Comment	Drawn	Chkd	App
P5	18/08/21	LAYOUT AMENDED TO COUNCIL'S REQUESTS.			
P4	17/05/21	SITE PLAN AMENDED.			
P3	28/04/21	NOTES ADDED TO GROUND FLOOR, SITE PLAN AMENDED.			
P2	04/04/21	GROUND AND SITE PLAN AMENDED.			
P6	08/09/21	LAYOUT AMENDED TO COUNCIL'S REQUESTS.			

BLG GORDON ltd.
PROJECT MANAGEMENT AND BUILDING CONSULTANTS
59 Wensley Drive Leeds LS7 3QP
mobile 07428-318875

Drawn By:	BG	01/03/21
Designed By:	BG	01/03/21
Checked By:	ACM	14/03/21
Approved By:	BG	15/03/21

Scale at A1: **1:100 @A3**

Client: **MR. W. EVANS**
752-754 STOCKPORT ROAD M12 4GD

Job Title: **PROPOSED PLANS AND ELEVATIONS**

Drawing Title: **PROPOSED FLATS AND SHOP ALTERATIONS**

Drawing Status: **PLANNING PERMISSION**

Drawing Number: **BG-100-002**

Issue: **P6**

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