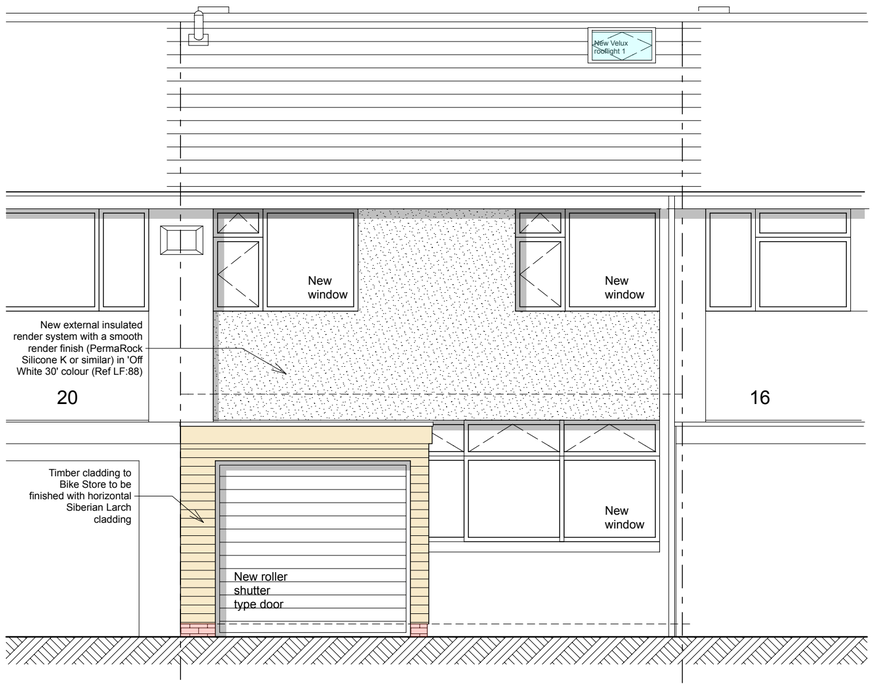
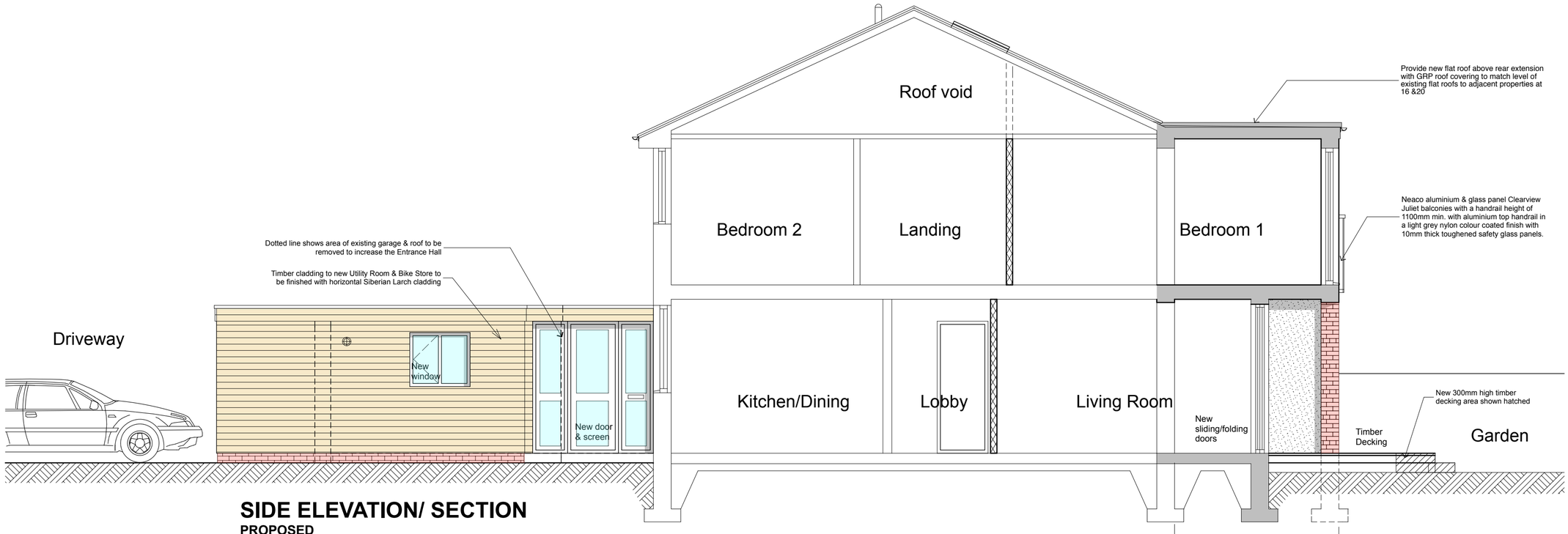


FRONT ELEVATION FACING FINNEY DRIVE
PROPOSED



REAR ELEVATION TO GARDEN
PROPOSED



SIDE ELEVATION/ SECTION
PROPOSED

PROPOSED ELEVATIONS 1:50@A2 (1:75@A3)

Notes

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Do not scale from this drawing.

All dimensions are to be checked on site prior to construction, manufacture of any components and ordering of materials and equipment.

Any discrepancies are to be reported to the architect for clarification.

All materials and workmanship to be in accordance with the current British Standards and codes of practice.

1.0 ELEVATIONAL MATERIALS NOTES
1.1 WALLS
New masonry external walls to be in common red facing brickwork to match existing. Upper storey of front & rear extension to receive an insulated external render system with smooth render finish (PermaRock Silicone K or similar)in 'Off White 30' colour (Ref LF:88).
Timber cladding to front elevation new Utility Room & Bike Store to be fnished with horizontal Siberian Larch cladding.
1.2 WINDOWS/DOORS
New windows & doors to front & rear elevations to be generally be aluminium frame double glazed type with a Graphite Grey (RAL 7024) polyester powder coat finish; new ground floor sliding/folding door to rear elevation to be aluminium frame with Graphite Grey (RAL 7024) polyester powder coat finish & double glazing.
1no. new Velux roof window to be provided above staircase/landing area to existing roof on front elevation and 2no. new Velux roof windows provided above the new Bathroom & Bedroom 3 on the rear elevation.
1.3 JULIET BALCONIES
New balconies on rear elevation to be Neaco (or similar) aluminium & glass panel Clearview Juliet balconies with a handrail height of 1100mm min. with aluminium top handrail in a light grey nylon colour coated finish with 10mm thick toughened safety glass panels.
1.4 ROOF/RAINWATER GOODS
Existing roof tiles to front & rear elevations to be retained.
Roof covering to new flat roof above rear infill extension to be Polyroof 185 waterproof system (or similar GRP roofing system) consisting of a glassfibre reinforced polyester resin base coat applied onto 18mm thick Finnforest Spruce grade II/III plywood with Polyroof 185C flexi-resin top coat in Dark Grey colour.
Eaves to be finished with new white PVCu fascia & bargeboard.
Rainwater downpipes & gutters to be black pvcu; all to connect into existing drains below ground level.
1.5 MATERIALS APPROVAL
All proposed external materials are to be formally approved in writing by Manchester City Council Planning Department prior to the start of any works on site.

PLANNING ISSUE

REVISIONS
Scheme
Extension & Alteration Works
18 Finney Drive
Chorlton
Manchester
Client
S Harper & D Brew
Title
Proposed Elevations

Scale	Date	Drawn
1:100	10.3.14	MM
Job No	Dwg No	Rev
P149	05	

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