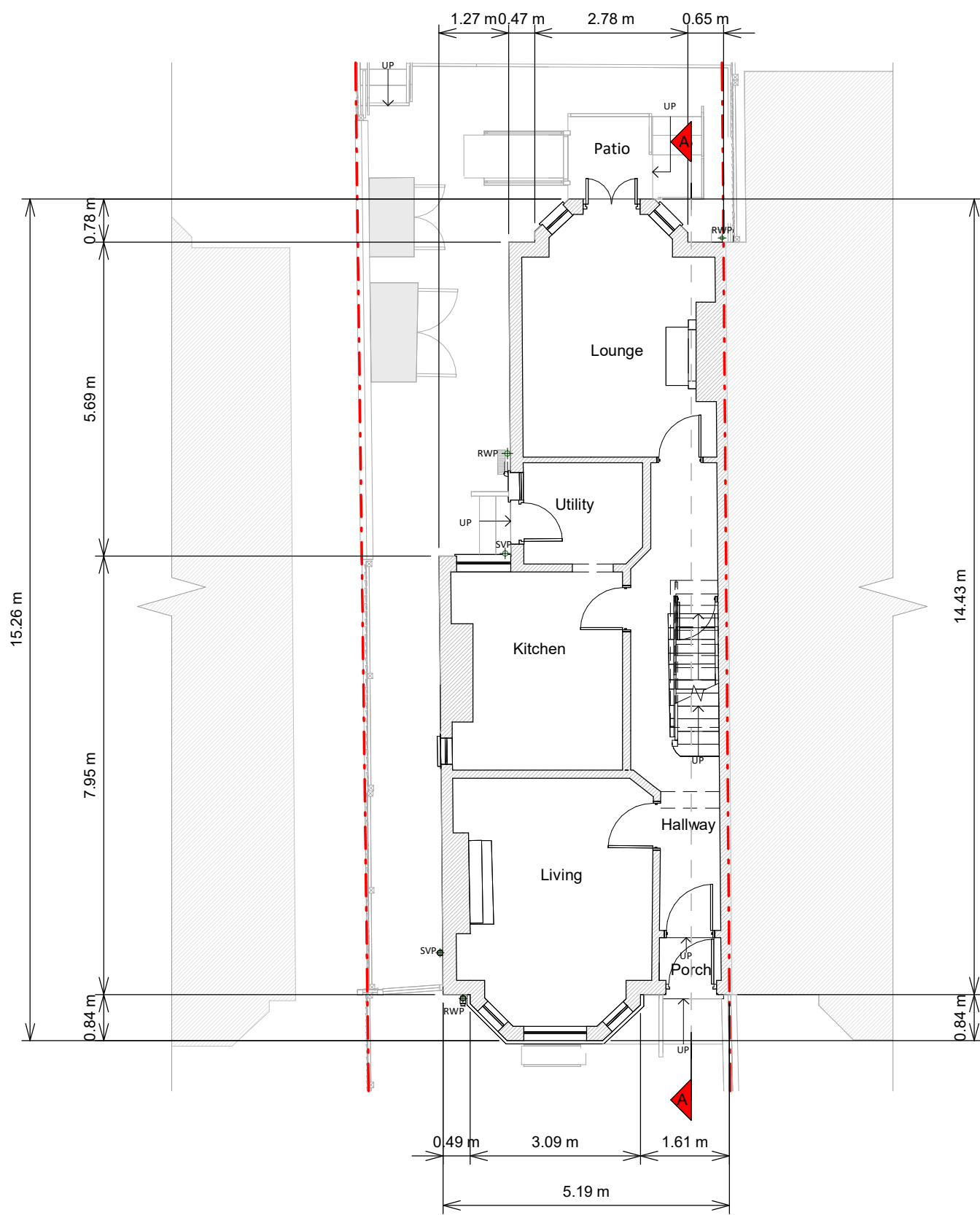
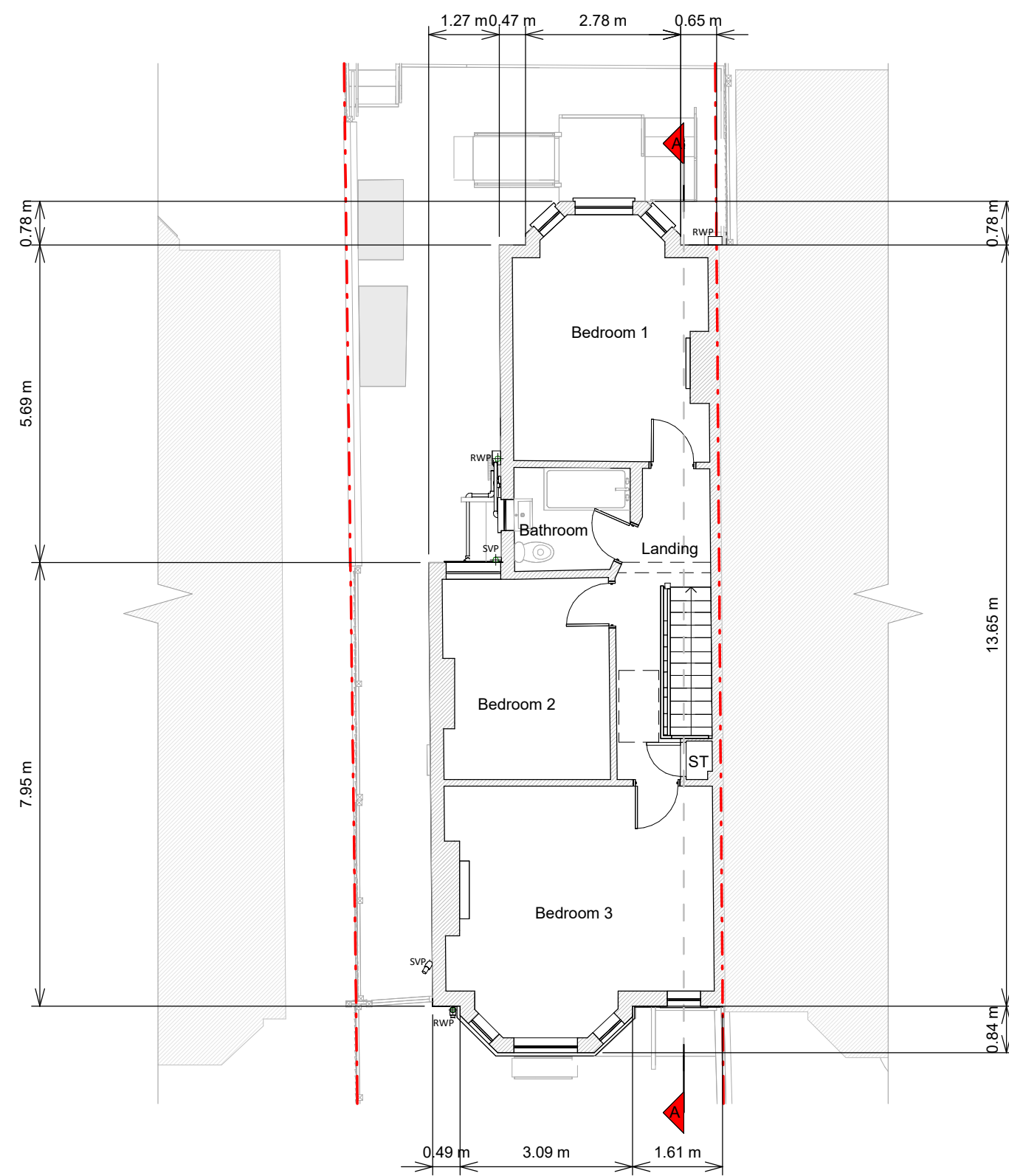
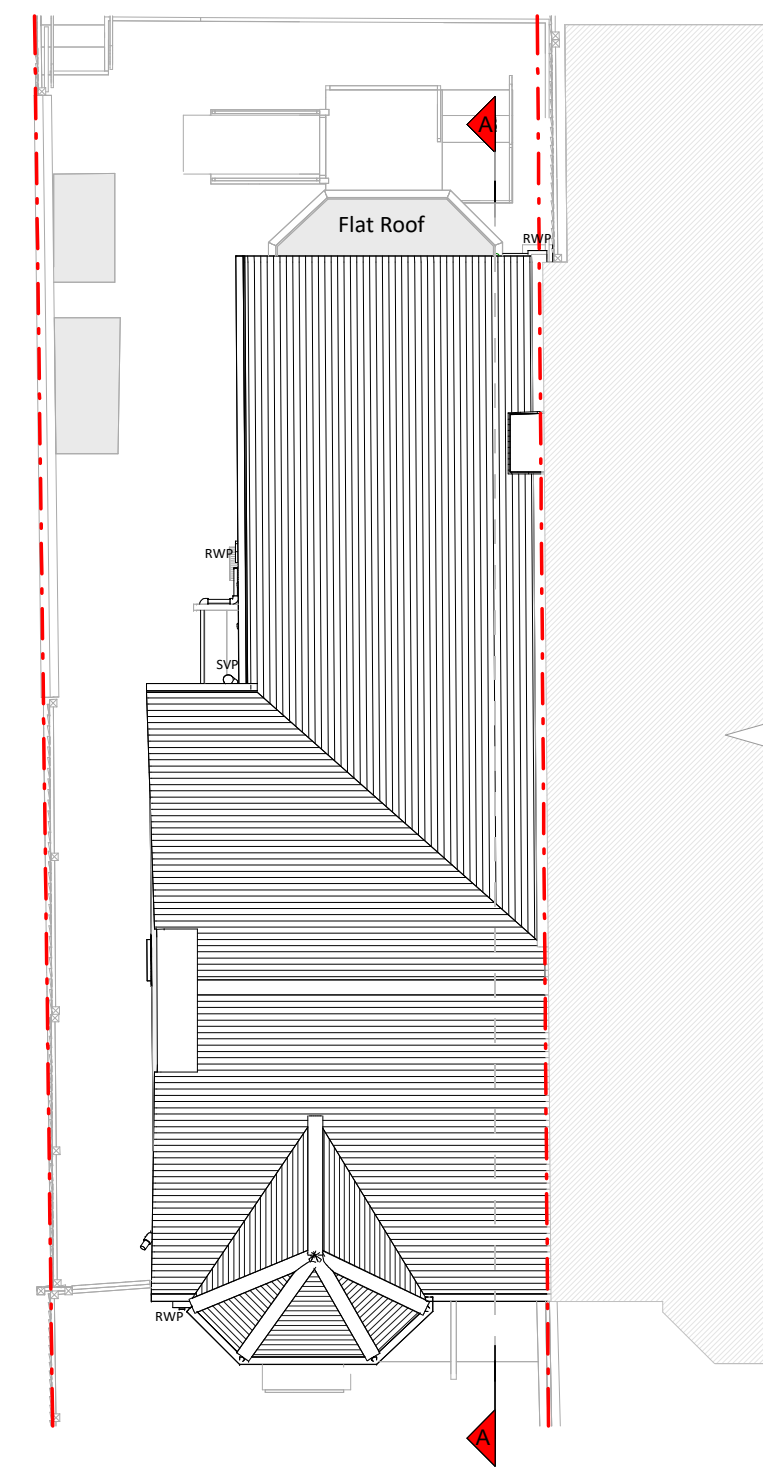




Ground Floor Plan



First Floor Plan



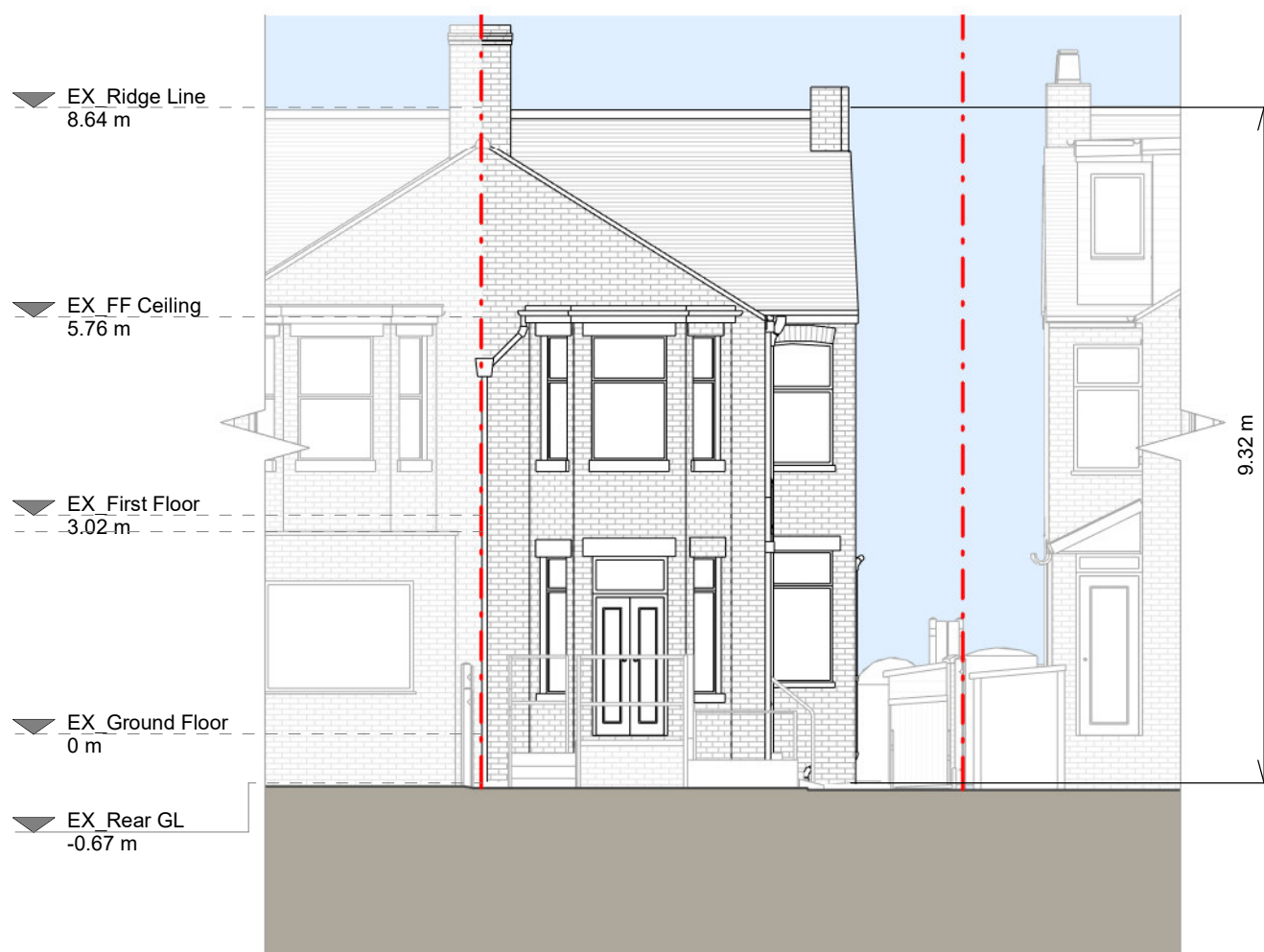
Roof Plan



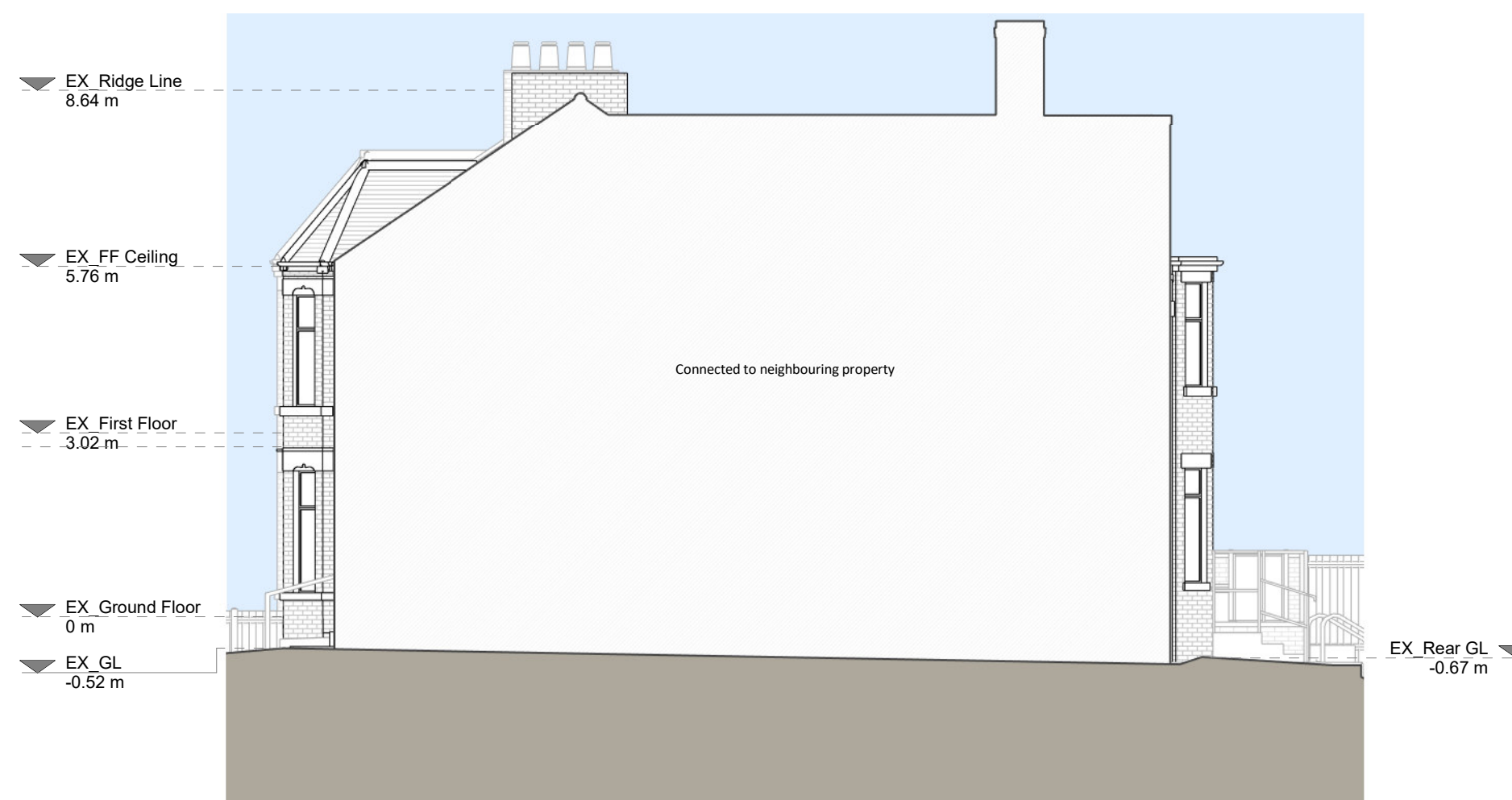
Front Elevation



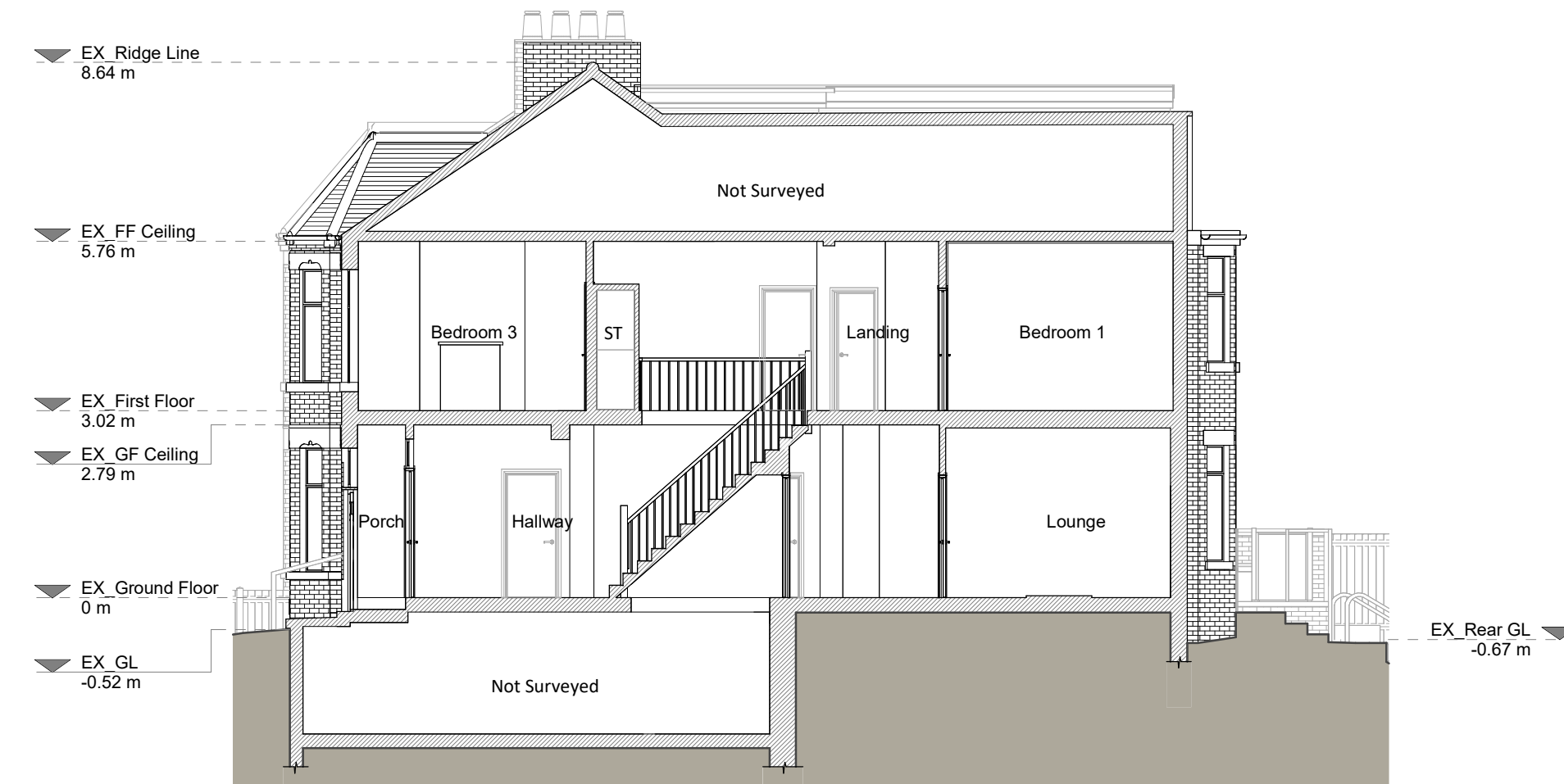
Left Side Elevation



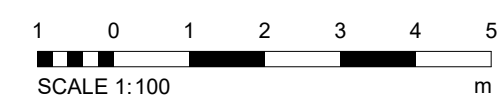
Rear Elevation



Right Side Elevation



Section A - A



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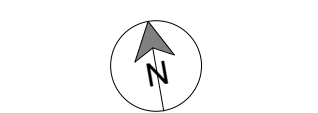
Print not to actual scale. Do not scale, except where for Planning purposes. All dimensions to be cross checked on site prior to construction and completion. Any discrepancies to be reported to RESI immediately.

Existing Materials:

- Brickwork / Walls - Red brick walls
- Pitched roof - Concrete tiles
- Flat roof - Felt or similar
- Windows - White uPVC framed windows
- Doors - White uPVC front doors and white timber uPVC patio doors
- R/WPs / Gutters / Fascias - Black cast iron downpipes, black uPVC downpipes, gutters and fascia boards

KEY

- Existing walls
- Existing furniture
- Boundary line
- Level line
- 1.5m head height
- 1.8m head height



Revision		
Rev	Notes	Date
A	Planning Issue	26/07/2024

RESI
Grow your home

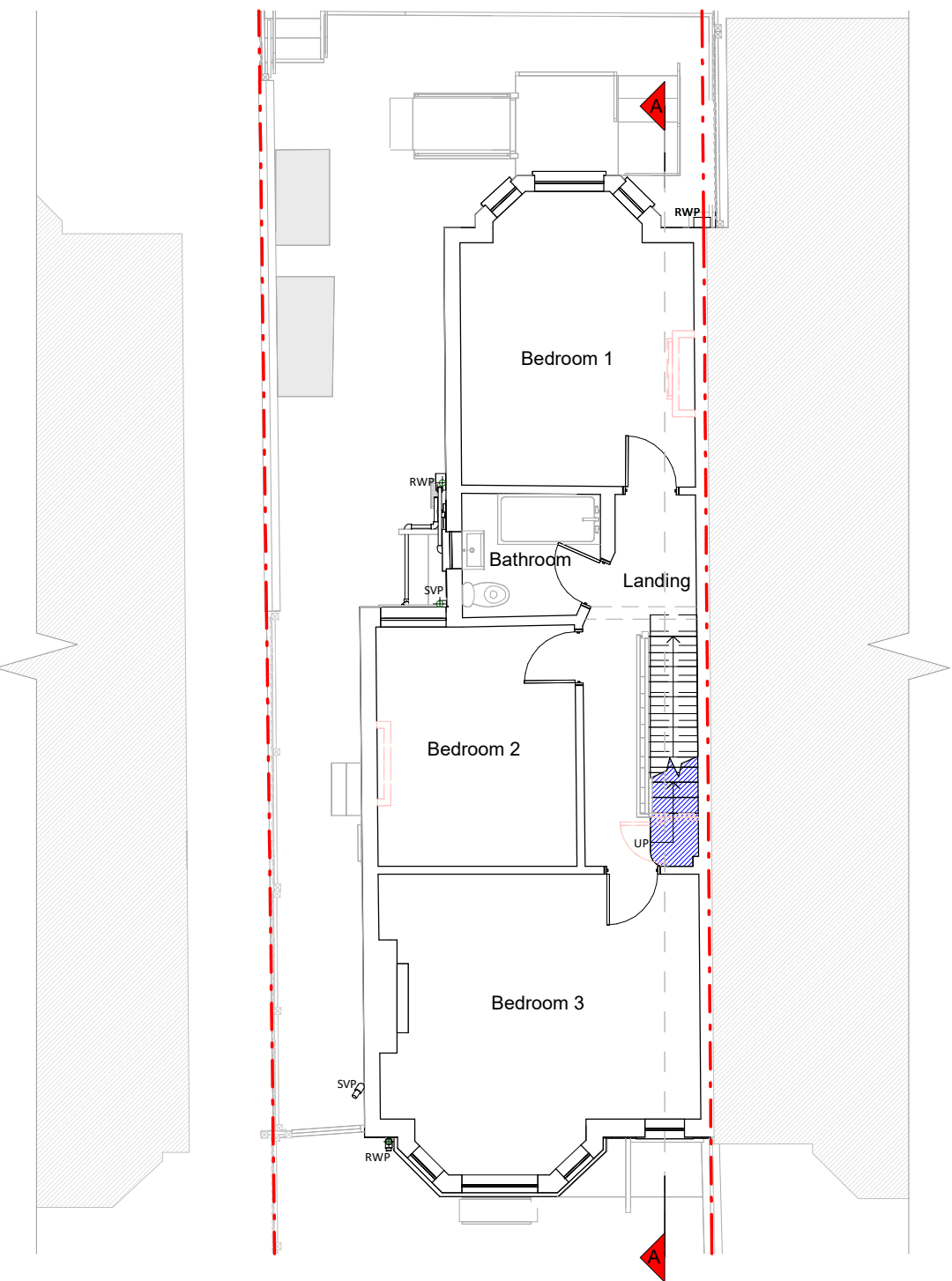
Job Title:
Proposed loft conversion with rear main dormer, outrigger dormer, internal alterations and all associated works at 45 Clarendon Road West, Manchester M21 0RN

Drawing Status:
Planning

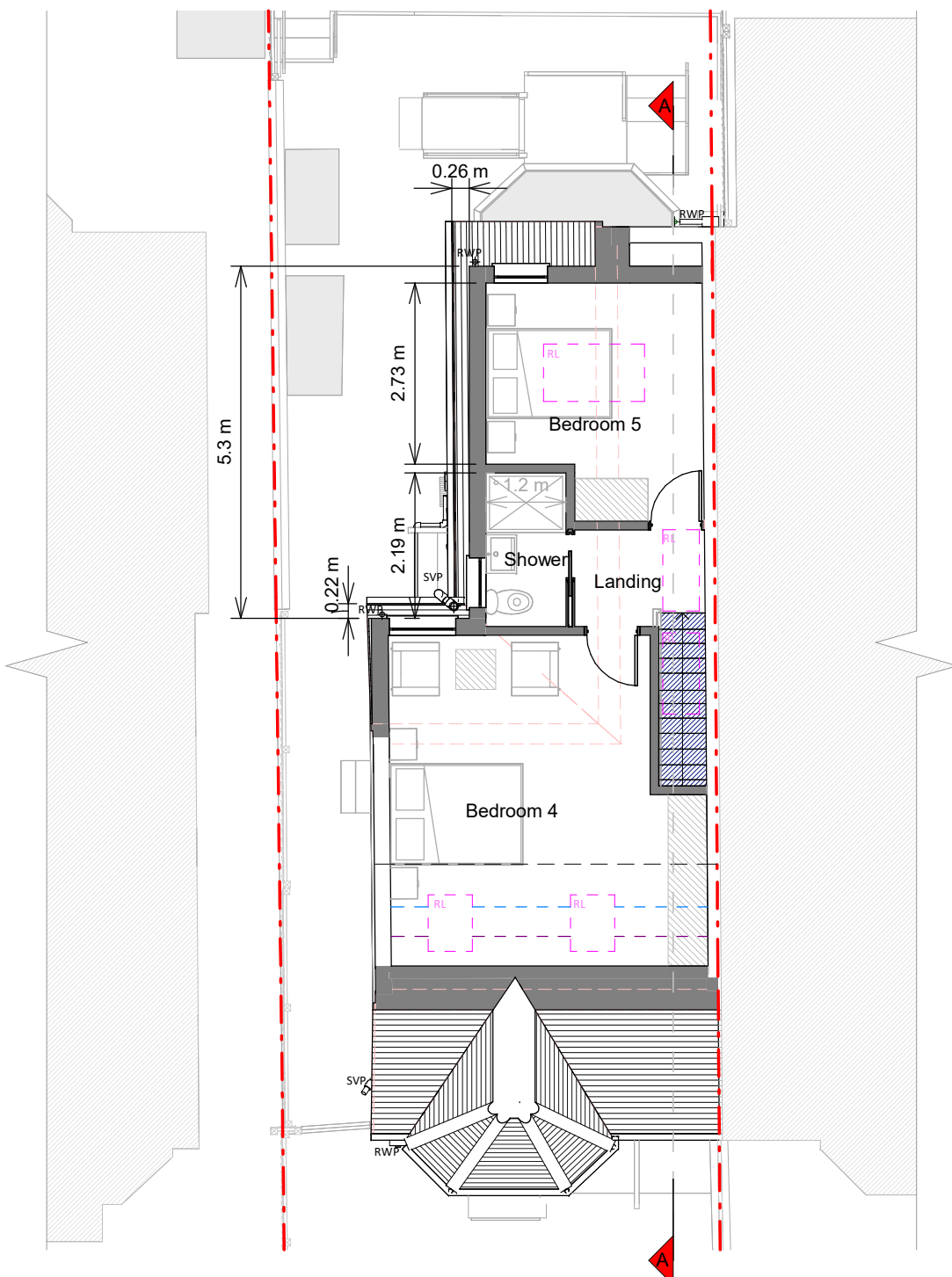
Client:
George Nowell-Hyne

Existing Drawings:

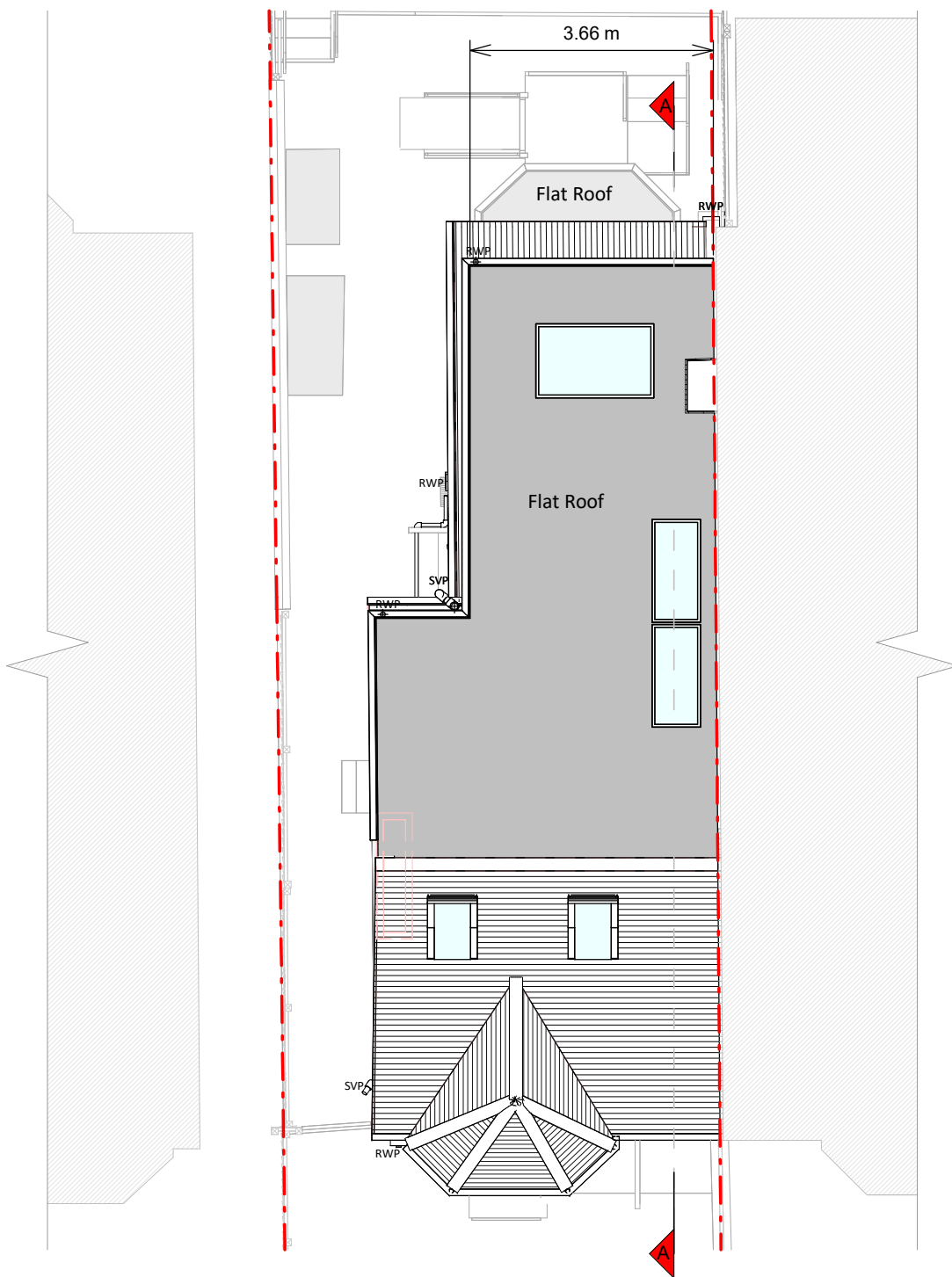
Scale: 1:100 @ A1	Drawn: AR
Date: July 2024	Checked: RBS
Drawing No: 8232741-02-1100	Rev: A



First Floor Plan



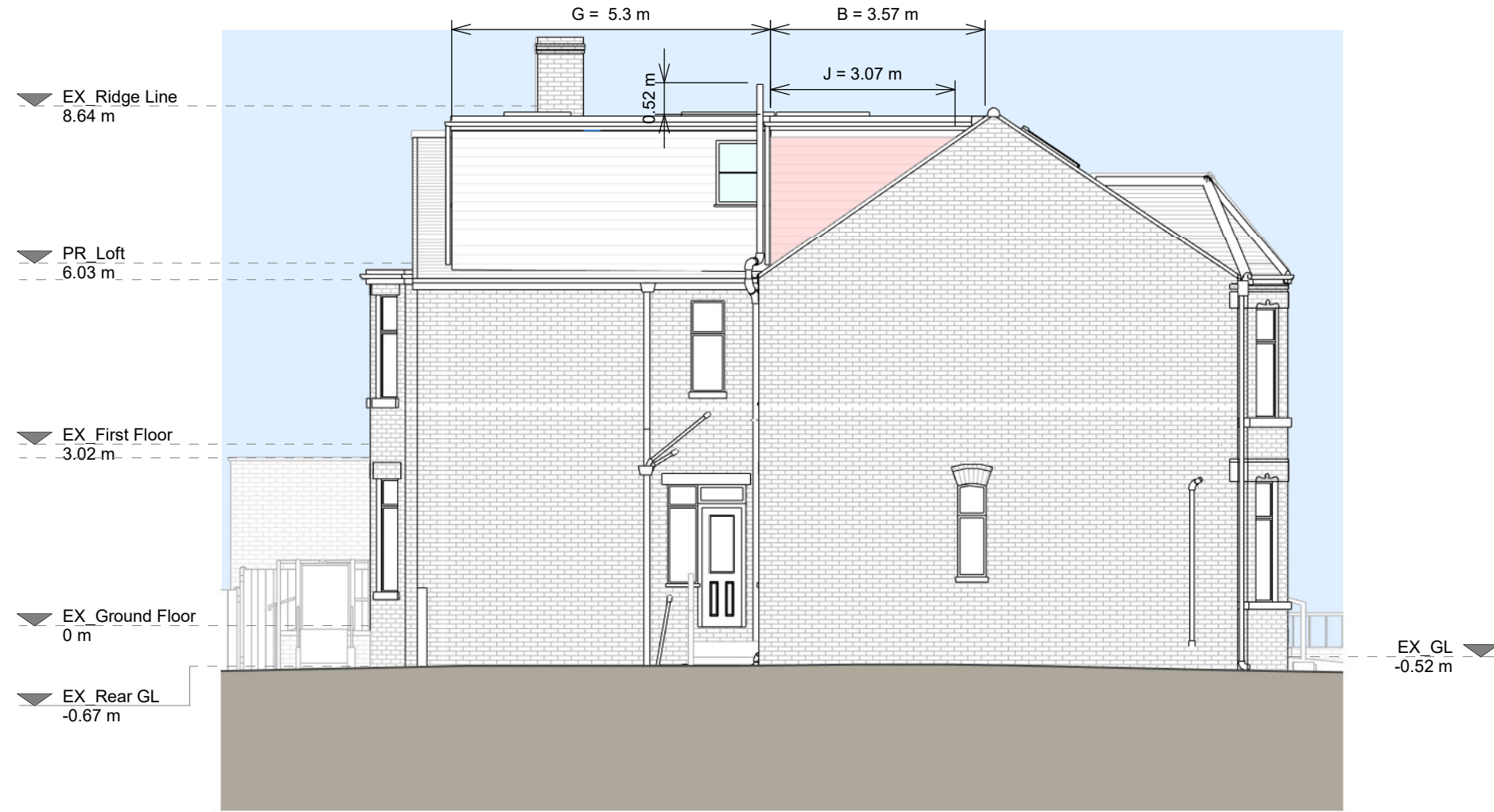
Loft Plan



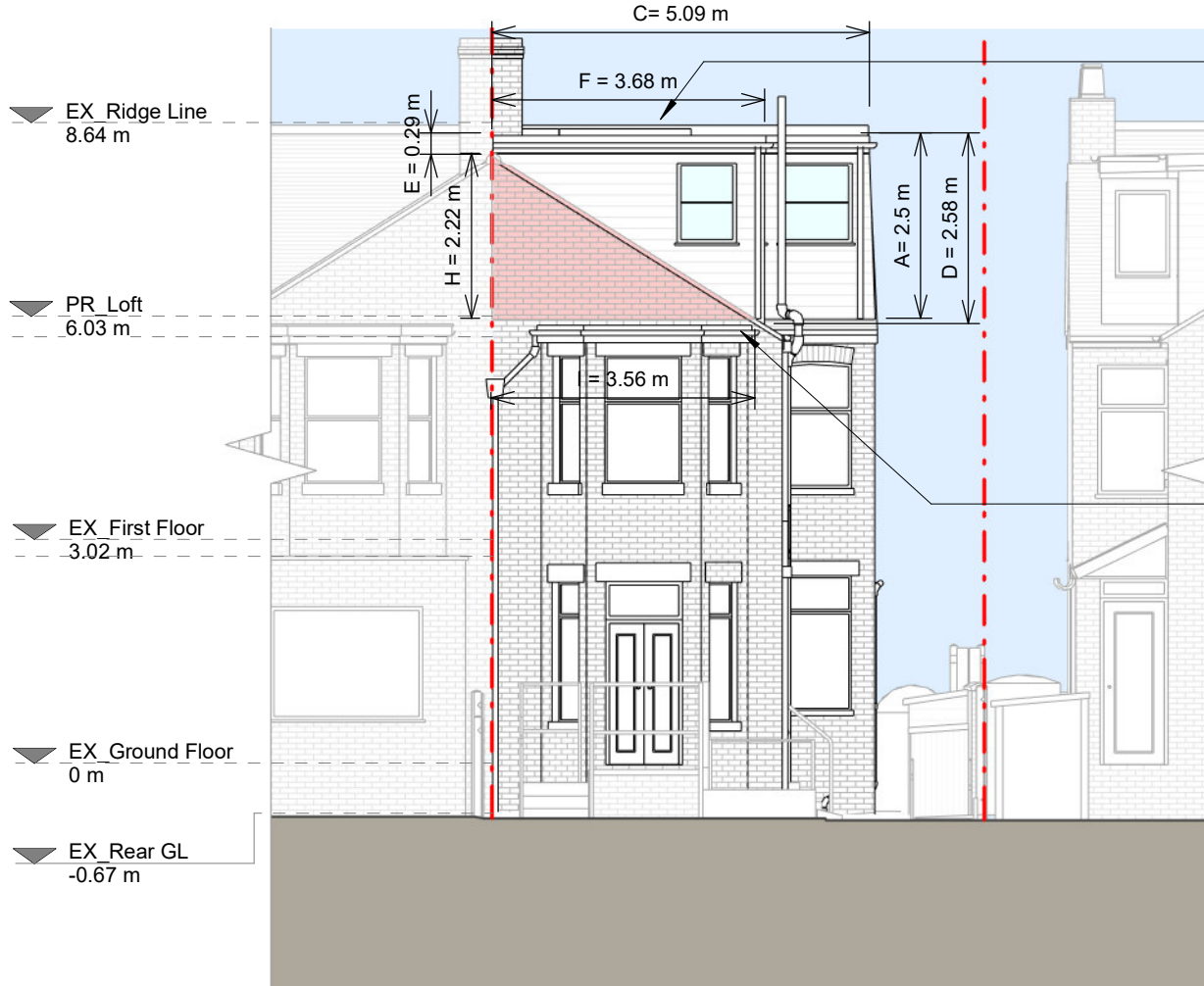
Roof Plan



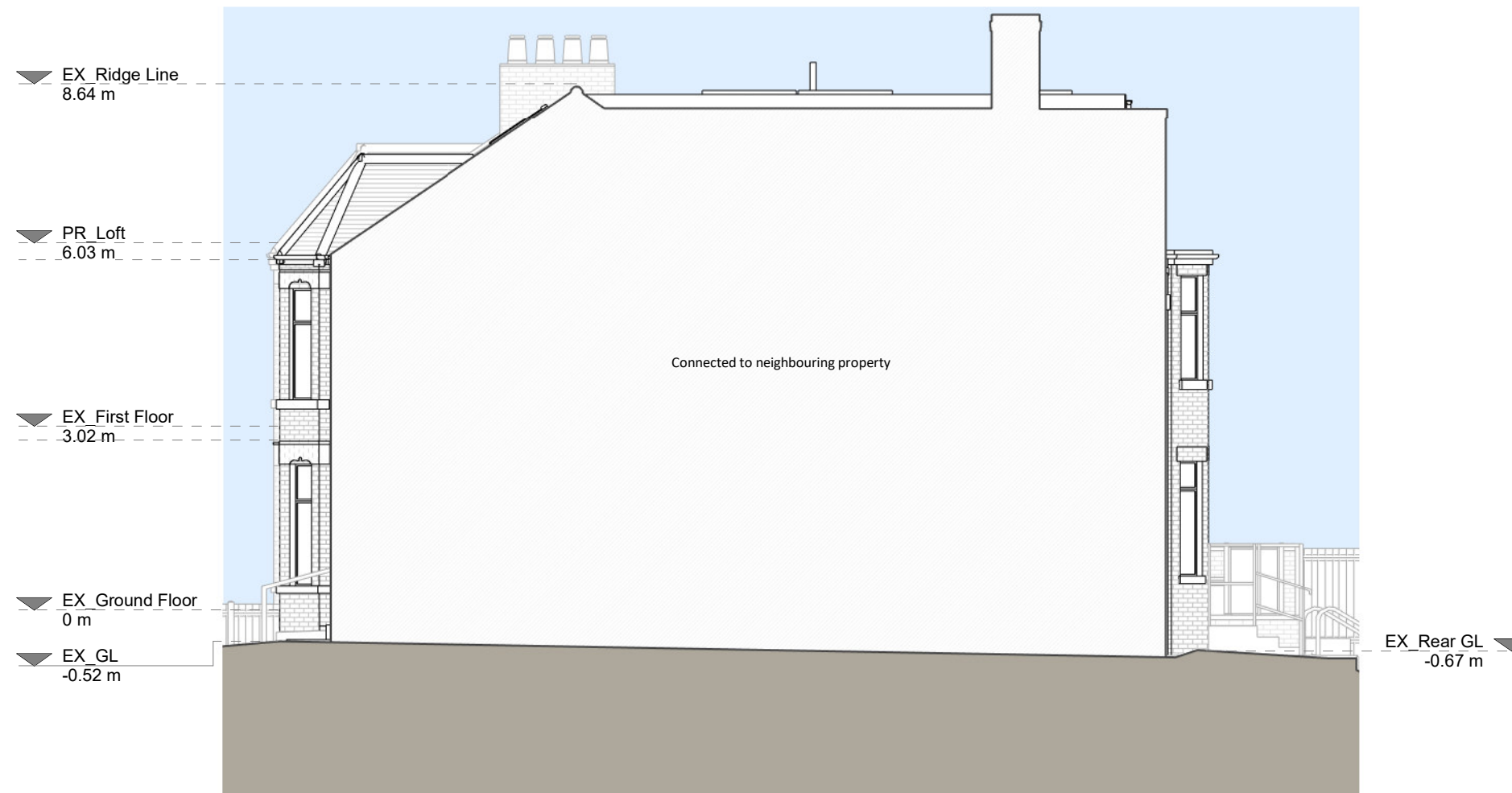
Front Elevation



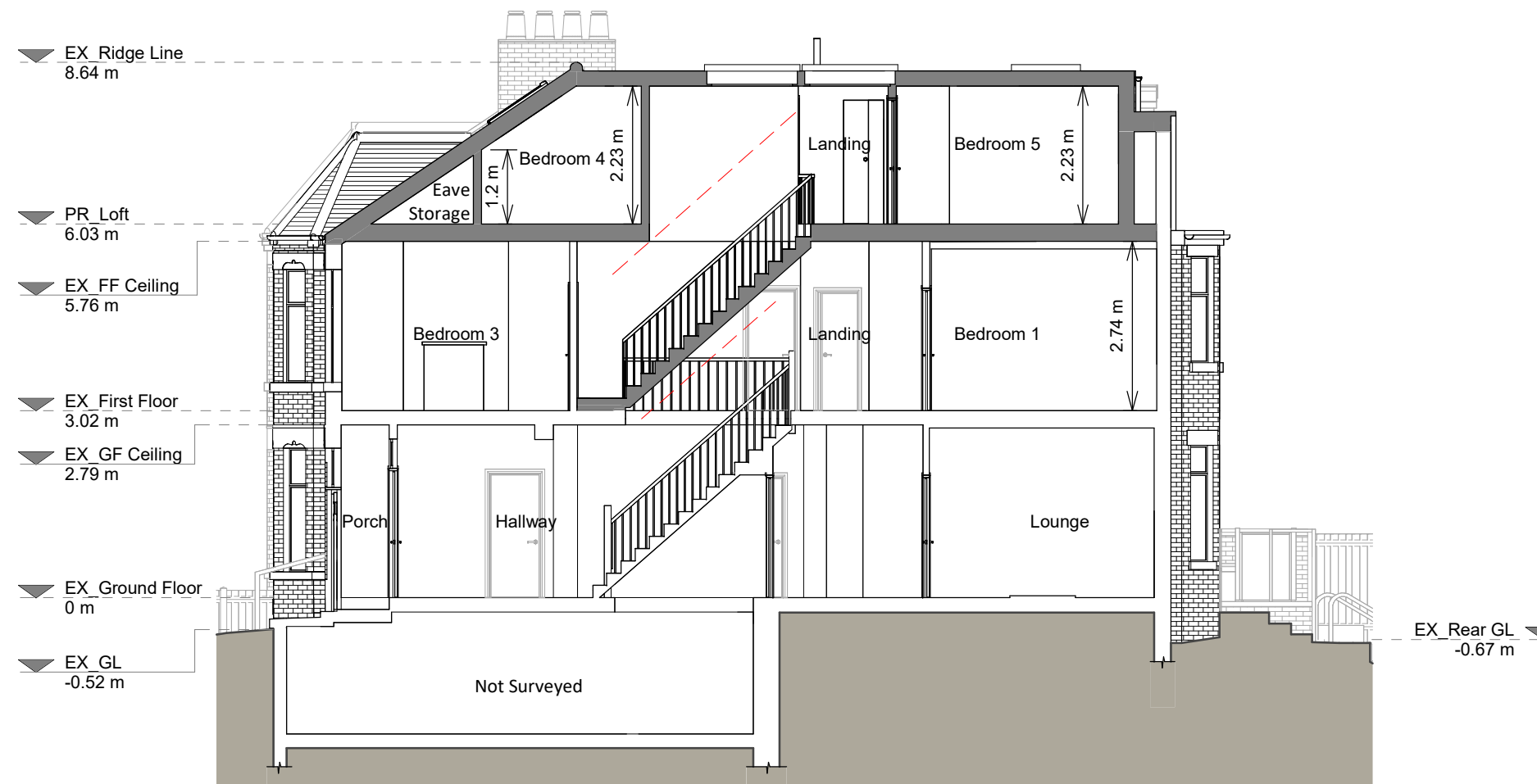
Left Side Elevation



Rear Elevation



Right Side Elevation



Section A - A

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Cubic Volume Calculations:

Main Dormer
 $[A \times B / 2] \times C$
 $[2.5m \times 3.57m / 2] \times 5.09m = 22.71m^3$

Outrigger Dormer
 $[(1/2 \times (D+E)) \times F] \times G$
 $[(2.58 + 0.29) / 2 \times 3.68] \times 5.3 = 27.98m^3$

Interserion of existing main roof with outrigger roof
 $[(H \times I / 2) \times J] / 3$
 $[(2.22 \times 3.56 / 2) \times 3.07] / 3 = 4.04m^3$

Total volume
 $= 22.71 + 27.98 + 4.04m^3 = 46.65m^3$

Cubic volume allowance for Detached / SemiDetached properties - 50m³

Proposed Materials:

Brickwork / Walls - Concrete wall hung tiles to match existing

Pitched roof - Concrete tiles to match existing

Flat roof - Fibreglass

Windows - Aluminium framed windows and rooflights

Roofs / Gutters / Fascias - Black cast iron downpipes, black uPVC downpipes, gutters and fascia boards to match existing

KEY

- Existing walls
- Proposed walls
- Proposed furniture
- Proposed windows
- Proposed rooflight
- Boundary line
- Proposed beam
- Proposed drainage
- Existing removed
- 1.5m head height
- 1.8m head height

Revision

Rev	Notes	Date
A	Planning Issue	26/07/2024

RESI
Grow your home

Job Title
Proposed loft conversion with rear main dormer, outrigger dormer, internal alterations and all associated works at 45 Clarendon Road West, Manchester M21 0RN

Drawing Status
Planning

Client
George Nowell-Hyne

Drawing Title
Proposed Drawings

Scale
1:100 @ A1

Date
July 2024

Drawing No.
8232741-02-3100

Drawn
AR

Checked
BV

Rev
A

1 0 1 2 3 4 5
SCALE 1:100 m