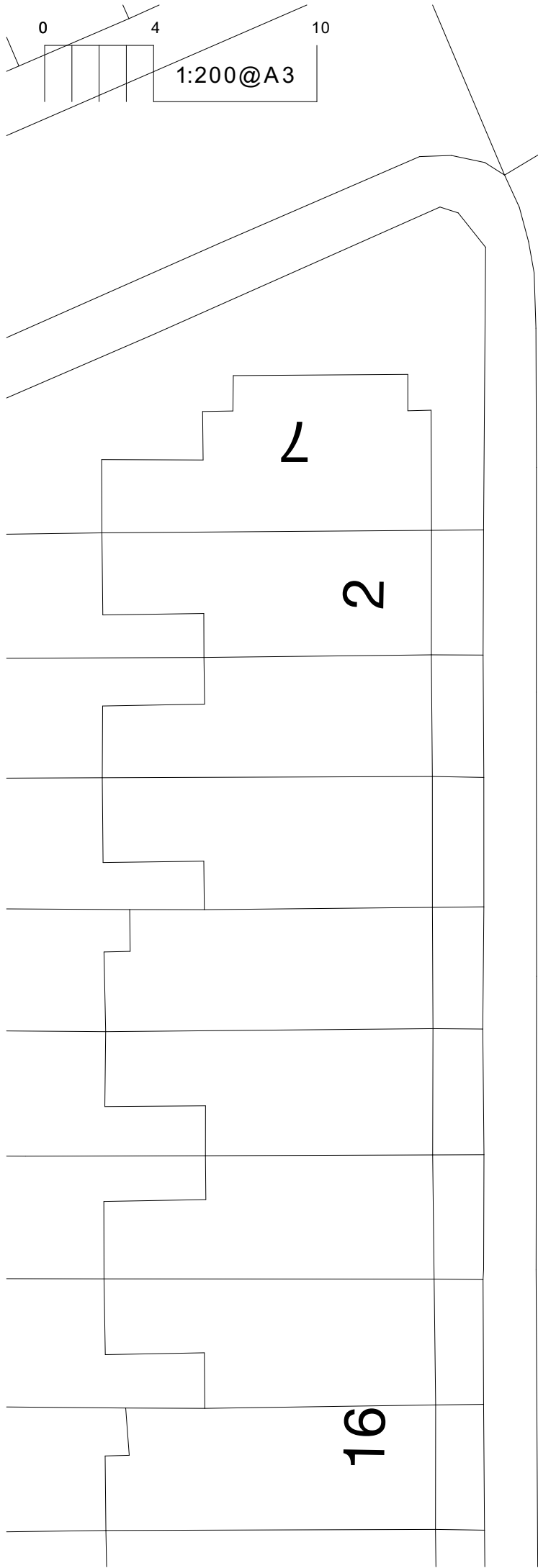
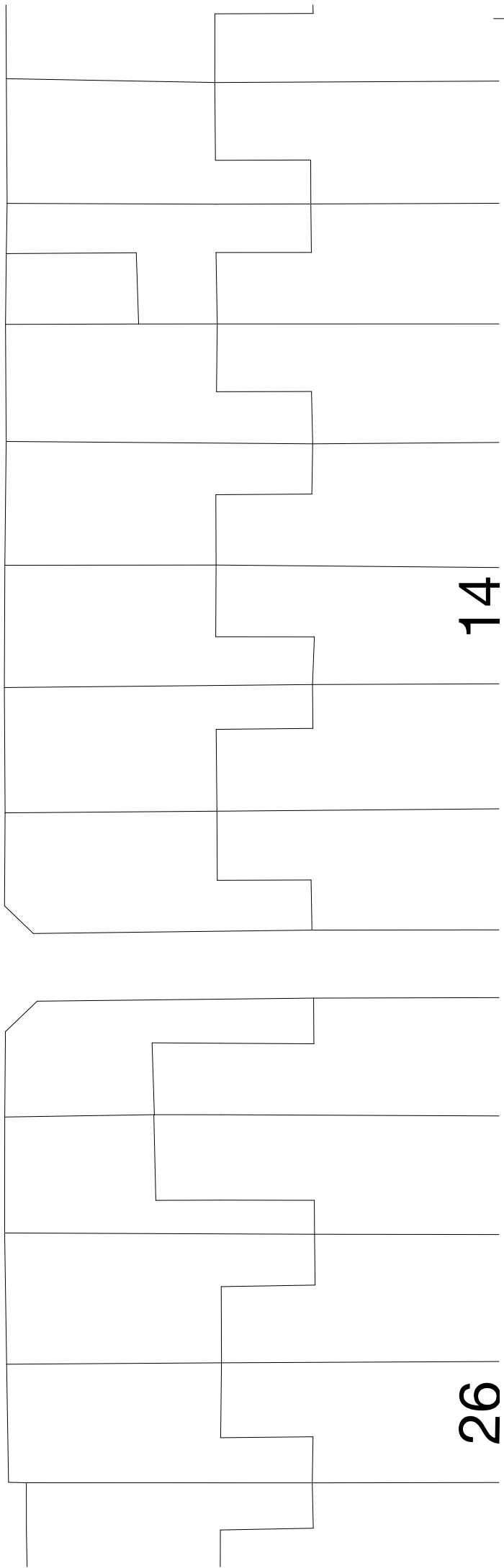


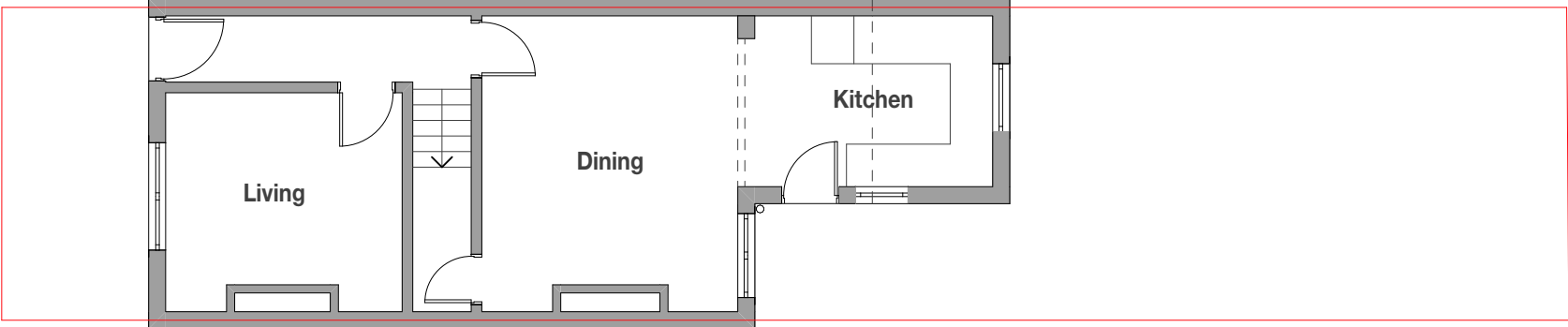


The site plan shows a rectangular building labeled "No. 9" with a semi-circular driveway on its right side. A small rectangular area on the right side of the building is shaded with diagonal lines and labeled "Proposed single storey extension shown diagonal dashed". The building is situated on a lot bounded by a street to the left and a street to the right. The lot number "5" is visible in the upper right corner, and the lot number "11" is visible in the lower left corner.

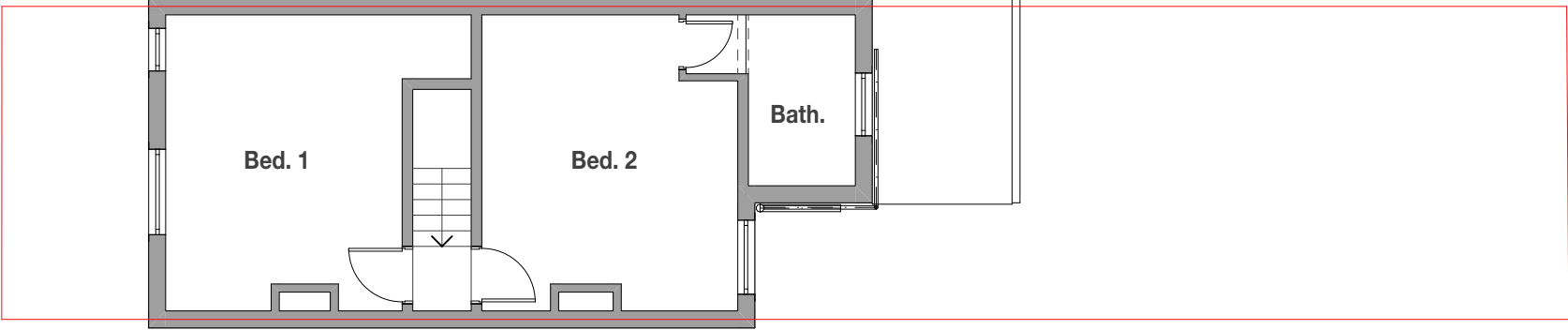


WD2.2 1:200 ©

1:200 @ A3



Existing - Ground Floor Plan



Existing - First Floor Plan

Copyright © FLOCC Studio Ltd. All rights reserved.

This drawing is the property of FLOCC Studio Limited therefore, will require the express written authorisation of FLOCC Studio Ltd. for its total or partial reproduction, as well as exploitation, distribution and marketing.

These drawings are for the purpose of achieving planning and building regulations approval only and subject to final review/ approval by building control. All drawings must be read in conjunction with structural engineers design drawings and calculations. All products to be installed in accordance with manufacturers recommendation and details.

Do not scale this drawing. All dimensions are to be verified on site and any discrepancies reported before commencement of any work.

Issue/ Rev	Description	Date
#	Initial Issue	20.03.23

FOR PLANNING/
BUILDING CONTROL
APPROVAL



flocc

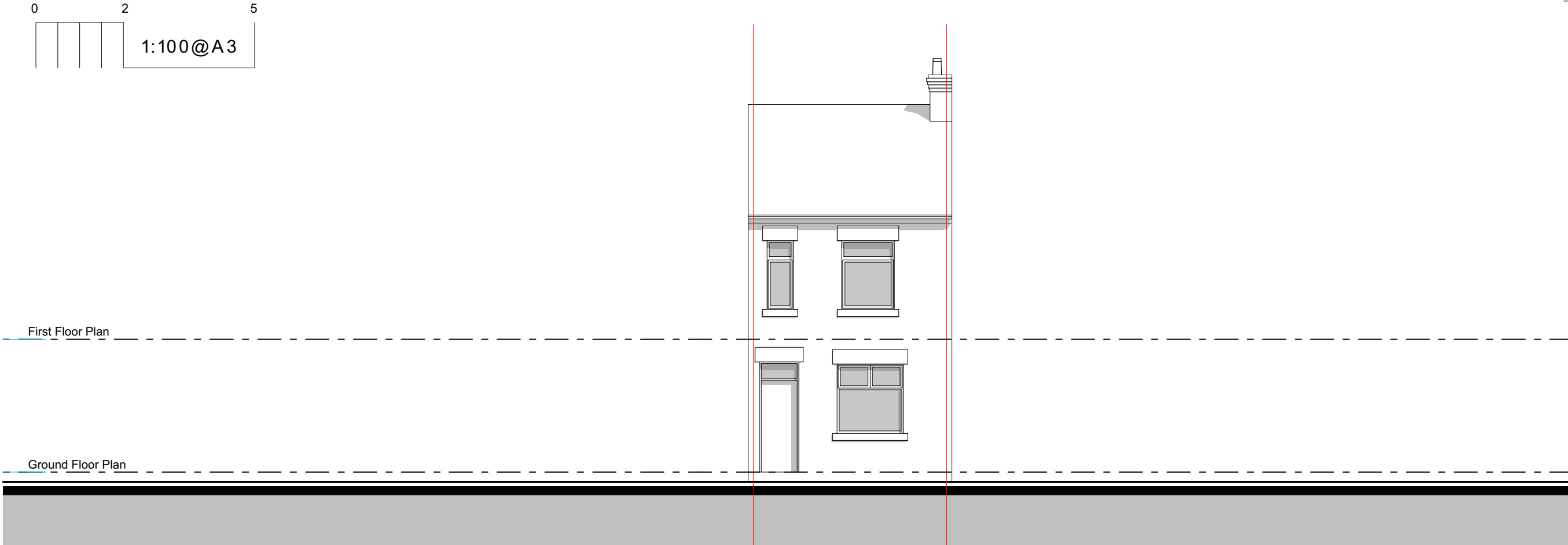
Flocc Studio Ltd.
157 Harcourt Street
Stockport SK56UP
0161 307 1766
info@floccstudio.co.uk

Client
Stefania Silvestri & Matteo Lion

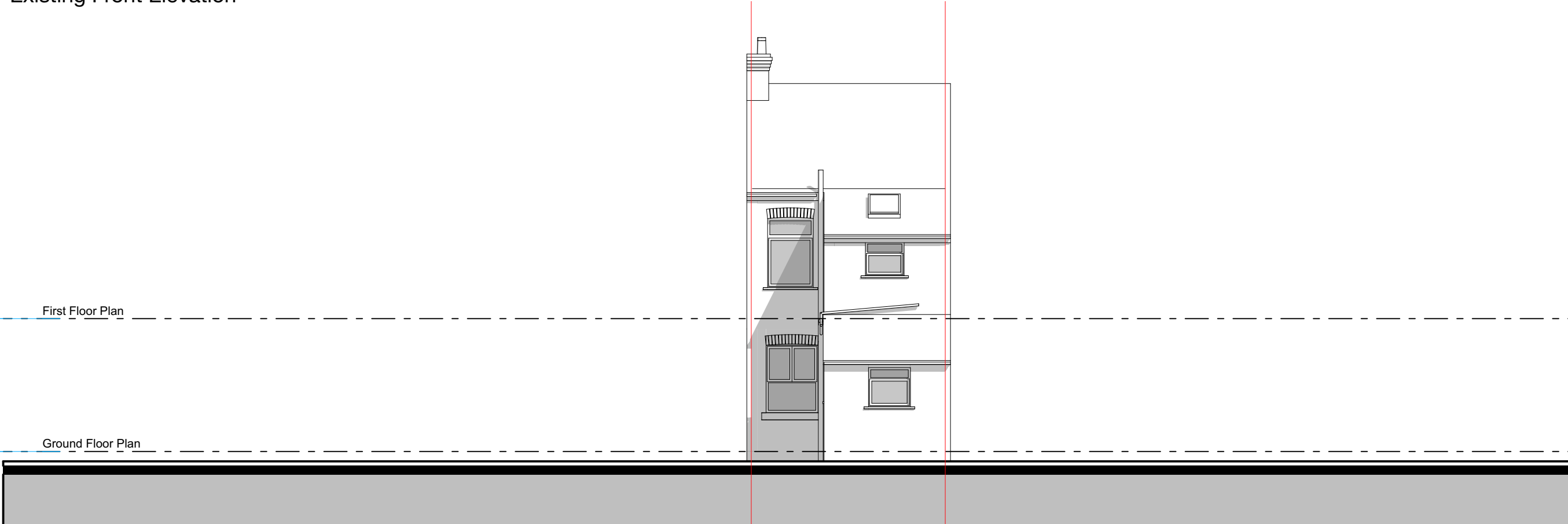
Project Description
9 Roseneath Ave, Levenshulme

Project Number ROS009
Drawing Title
Plans - Existing

Drawing Number Scale
WD3.1 1:100 @ A3



Existing Front Elevation



Existing Rear Elevation

Copyright © FLOCC Studio Ltd. All rights reserved.

This drawing is the property of FLOCC Studio Limited therefore, will require the express written authorisation of FLOCC Studio Ltd. for its total or partial reproduction, as well as exploitation, distribution and marketing.

These drawings are for the purpose of achieving planning and building regulations approval only and subject to final review/ approval by building control. All drawings must be read in conjunction with structural engineers design drawings and calculations. All products to be installed in accordance with manufacturers recommendation and details.

Do not scale this drawing. All dimensions are to be verified on site and any discrepancies reported before commencement of any work.

Issue/ Rev	Description	Date
#	Initial Issue	20.03.23

FOR PLANNING/
BUILDING CONTROL
APPROVAL

flocc

Flocc Studio Ltd.
157 Harcourt Street
Stockport SK56UP
0161 307 1766
info@floccstudio.co.uk

Client
Stefania Silvestri & Matteo Lion

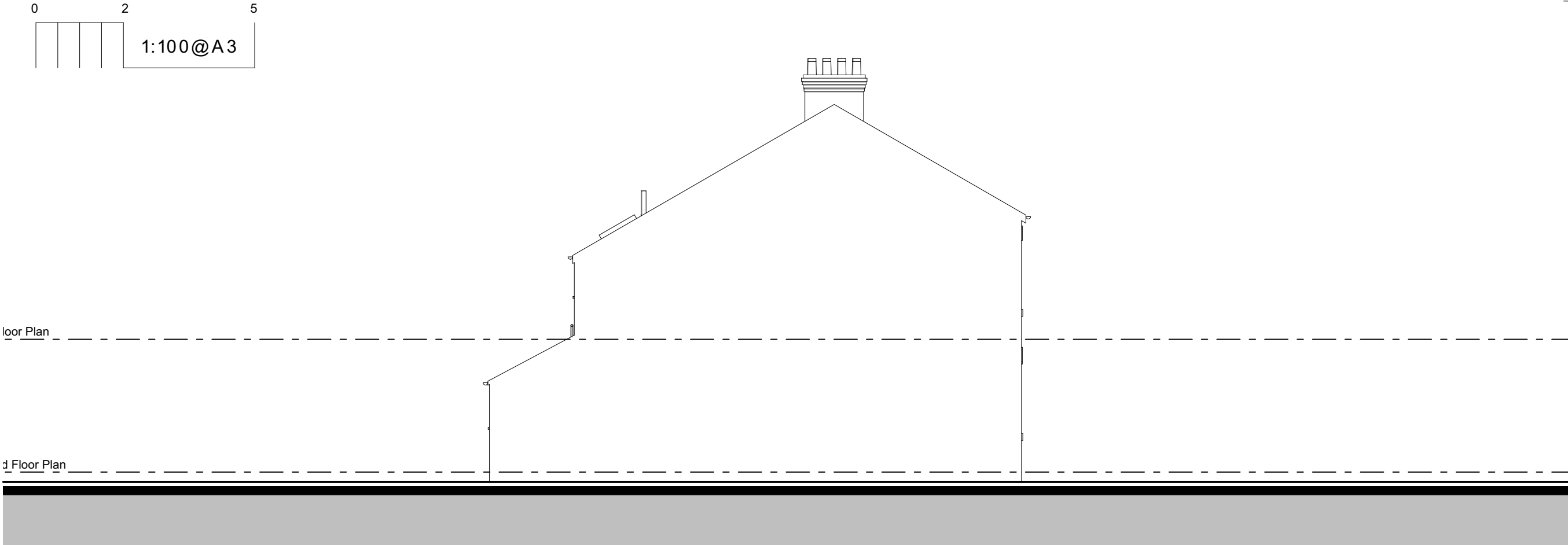
Project Description
9 Roseneath Ave, Levenshulme

Project Number ROS009
Drawing Title

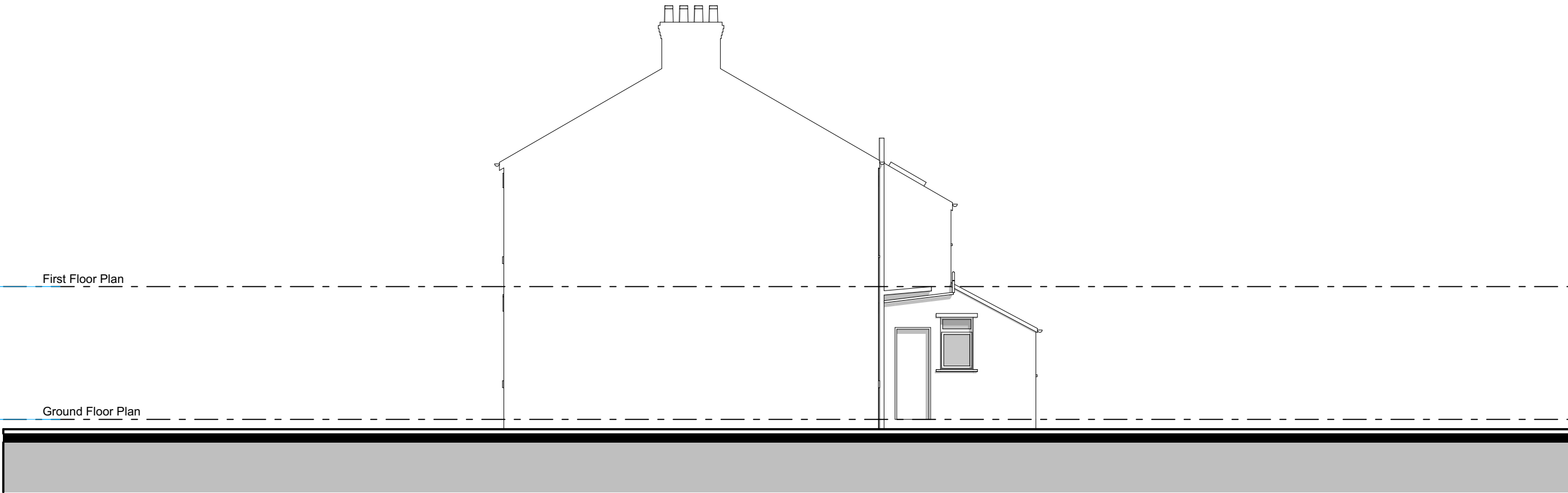
Elevations - Existing

Drawing Number Scale

WD5.1 1:100 @ A3



Existing Side Elevation



Existing Side Elevation

Copyright © FLOCC Studio Ltd. All rights reserved.

This drawing is the property of FLOCC Studio Limited therefore, will require the express written authorisation of FLOCC Studio Ltd. for its total or partial reproduction, as well as exploitation, distribution and marketing.

These drawings are for the purpose of achieving planning and building regulations approval only and subject to final review/ approval by building control. All drawings must be read in conjunction with structural engineers design drawings and calculations. All products to be installed in accordance with manufacturers recommendation and details.

Do not scale this drawing. All dimensions are to be verified on site and any discrepancies reported before commencement of any work.

Issue/ Rev	Description	Date
#	Initial Issue	20.03.23

FOR PLANNING/
BUILDING CONTROL
APPROVAL

flocc

Flocc Studio Ltd.
157 Harcourt Street
Stockport SK56UP
0161 307 1766
info@floccstudio.co.uk

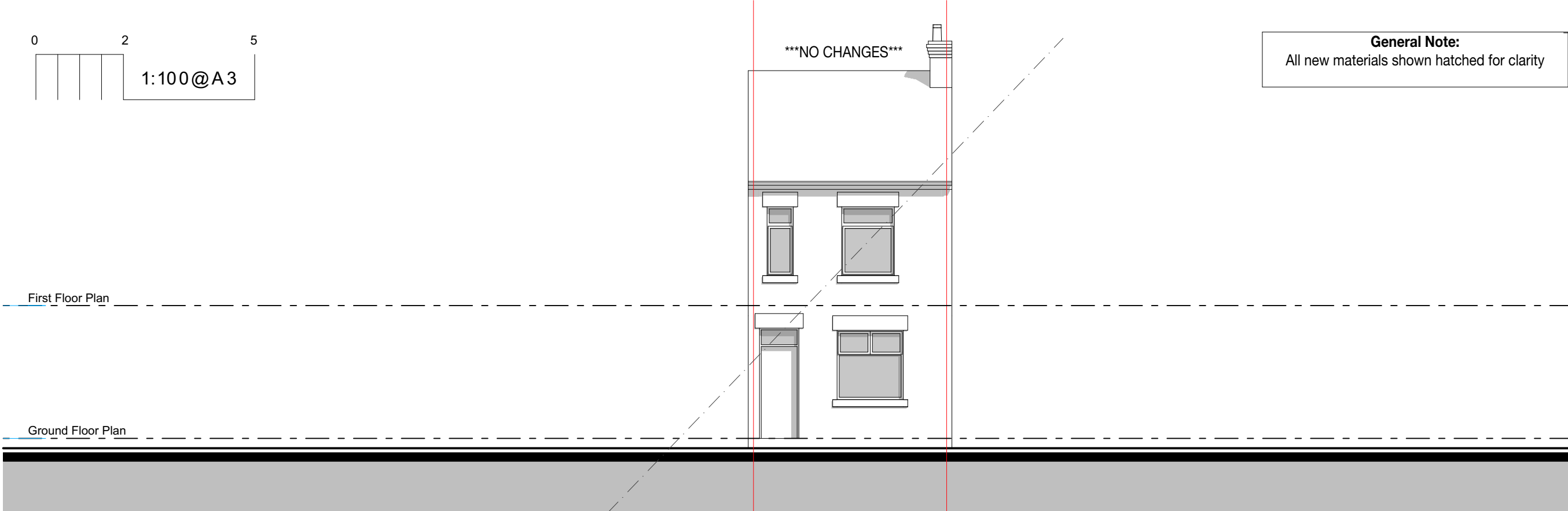
Client
Stefania Silvestri & Matteo Lion

Project Description
9 Roseneath Ave, Levenshulme

Project Number ROS009
Drawing Title

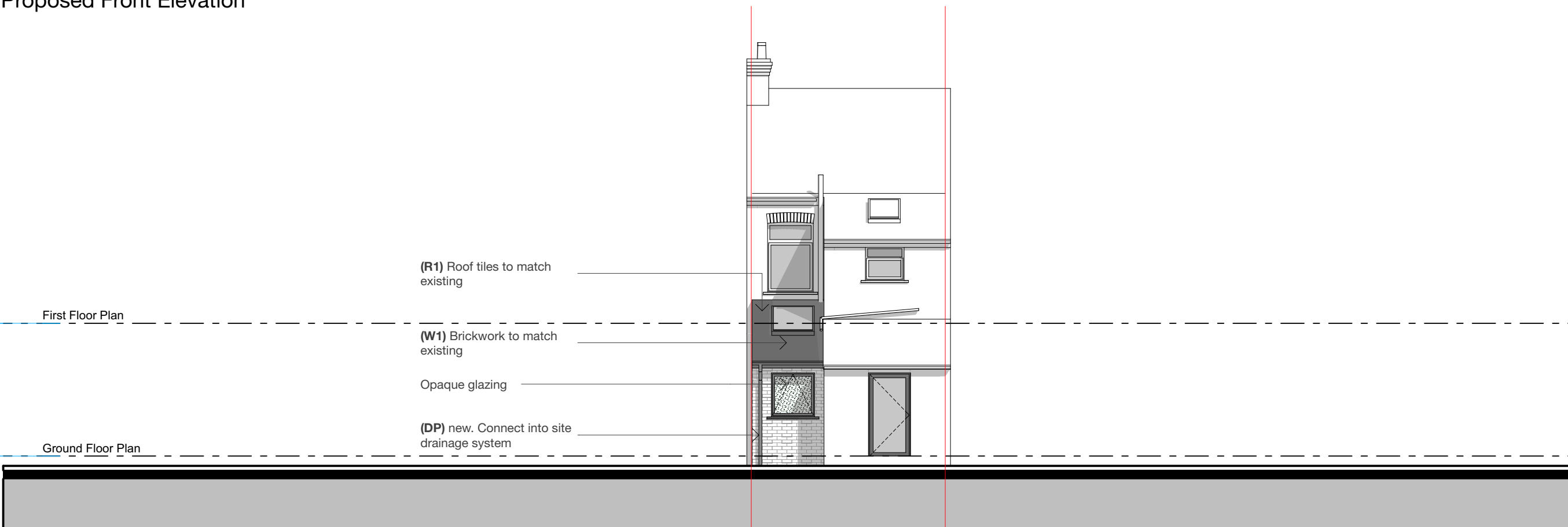
Elevations - Existing

Drawing Number Scale
WD5.2 1:100 @ A3



Do not scale this drawing. All dimensions are to be verified on site and any discrepancies reported before commencement of any work.

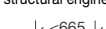
**FOR PLANNING/
BUILDING CONTROL
APPROVAL**



Client

Stefania Silvestri & Matteo Lion

WD5.3 1:100 @ A3

Legend						Notes	Notes on setting out	Brickwork	
ref.	refrigerator	B	boiler	OP	overflow	Refer to General Notes For Details ***All structure shown as graphic representation: please refer to structural engineering package for exact details of footings, concrete slab, timber framed floors, wall & roof framing***	***All opening sizes are to structural openings*** FR = Fire rated door where required	windpost and restraint requirements for piers less than 665mm wide to be confirmed by structural engineer	
wo.	wall oven	W1	wall type 1	HOP	hopper		 FR	 (w) x (h) sill height above FFL	 <665
dw	dishwasher	W2	wall type 2	FG	floor gully				
shr.	shower	R1	roof type 1	S	sink				
st	store	PS	plumbing stack	SVP	soil vent pipe				
wir	walk in wardrobe	R1	roof type 1	GM	gas meter				
pdr.	powder room	DP	downpipe	EM	electricity meter	***All works to be constructed in accordance with accredited construction details***	- Provide DPC min. 150mm above natural ground level - Provide weep holes at 900mm centers above all openings		

