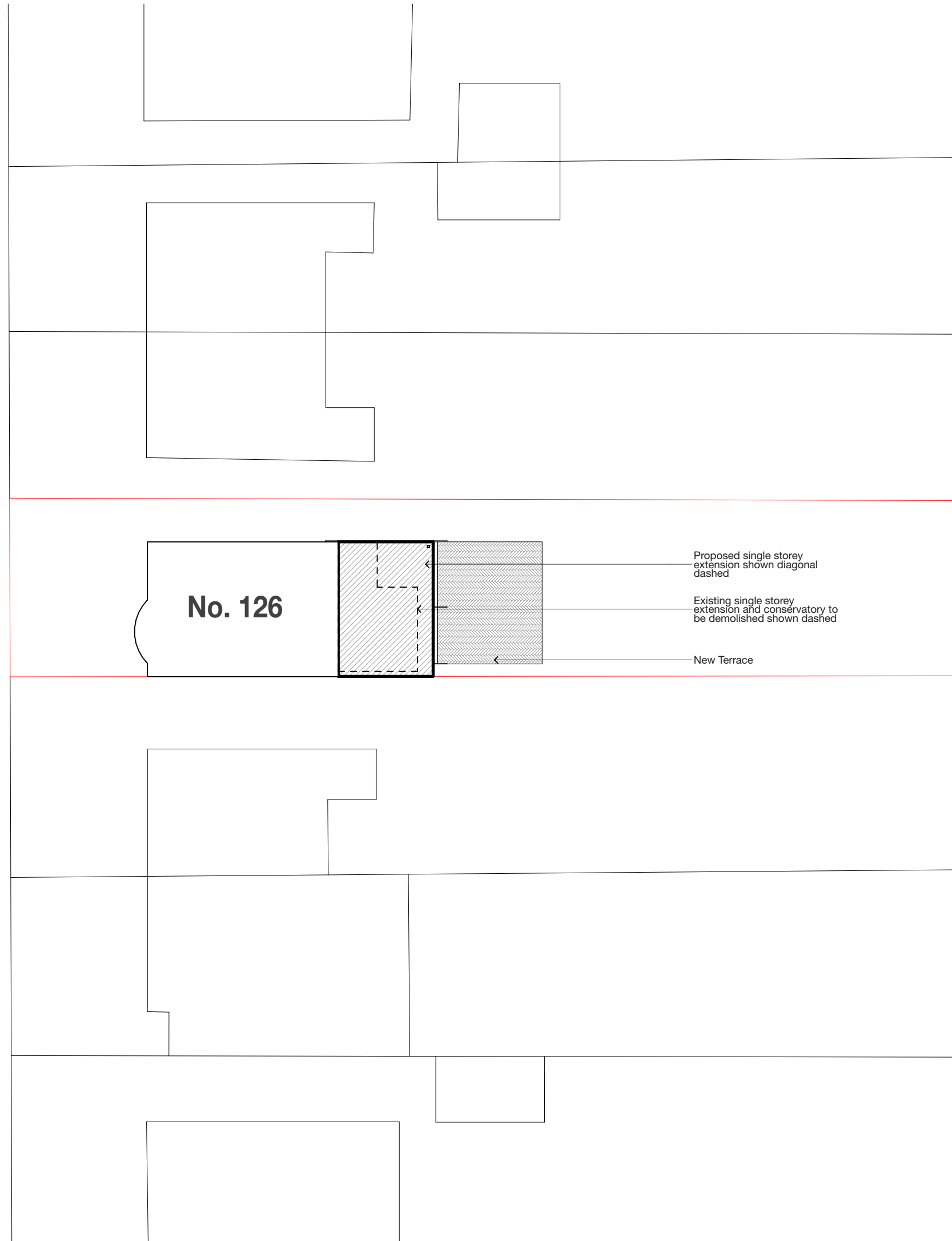




1:200@A3

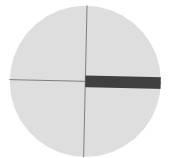
BRANTINGHAM ROAD



All dimensions are to be verified on site and any discrepancies reported before commencement of any work.

[illegible]

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Client

**Jacob Morrison & Tavia
Spencer**

Site Plan - Proposed

WD2.2 1:200 @ A3

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[illegible]

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flocc

floc Studio Ltd.
63 Stockport Rd Levenshulme
Manchester M19 3NP.
0161 307 1766
info@flocstudio.co.uk

Client

**Jacob Morrison & Tavia
Spencer**

Project Description

**126 Brantingham Road,
Chorlton Cum Hardy**

Project Number **BRA126**

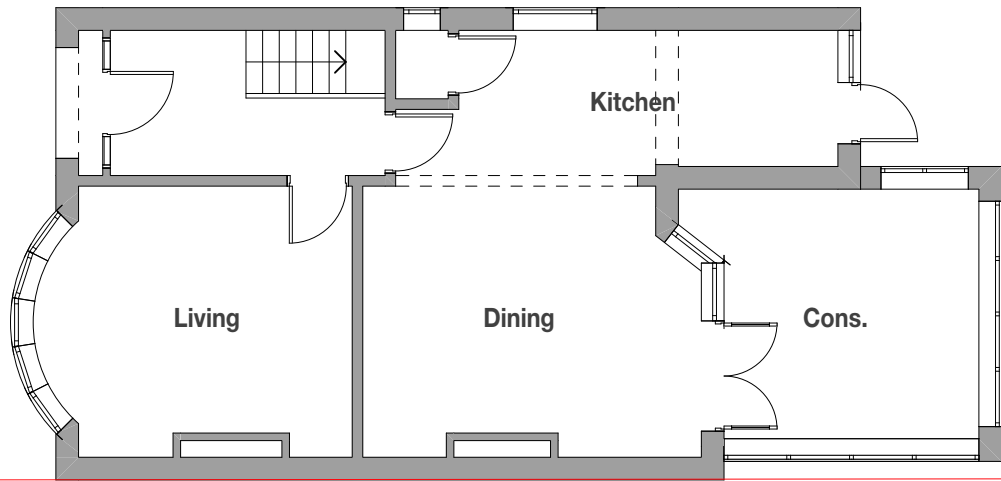
Drawing Title

Plans - Existing

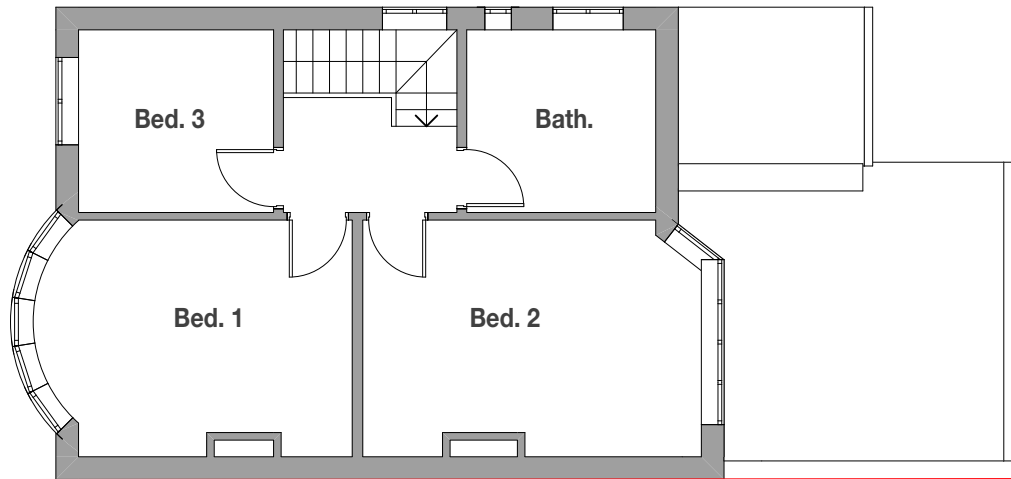
Drawing Number	Scale
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WD3.1 1:100 @ A

Existing - Ground Floor Plan



Existing - First Floor Plan

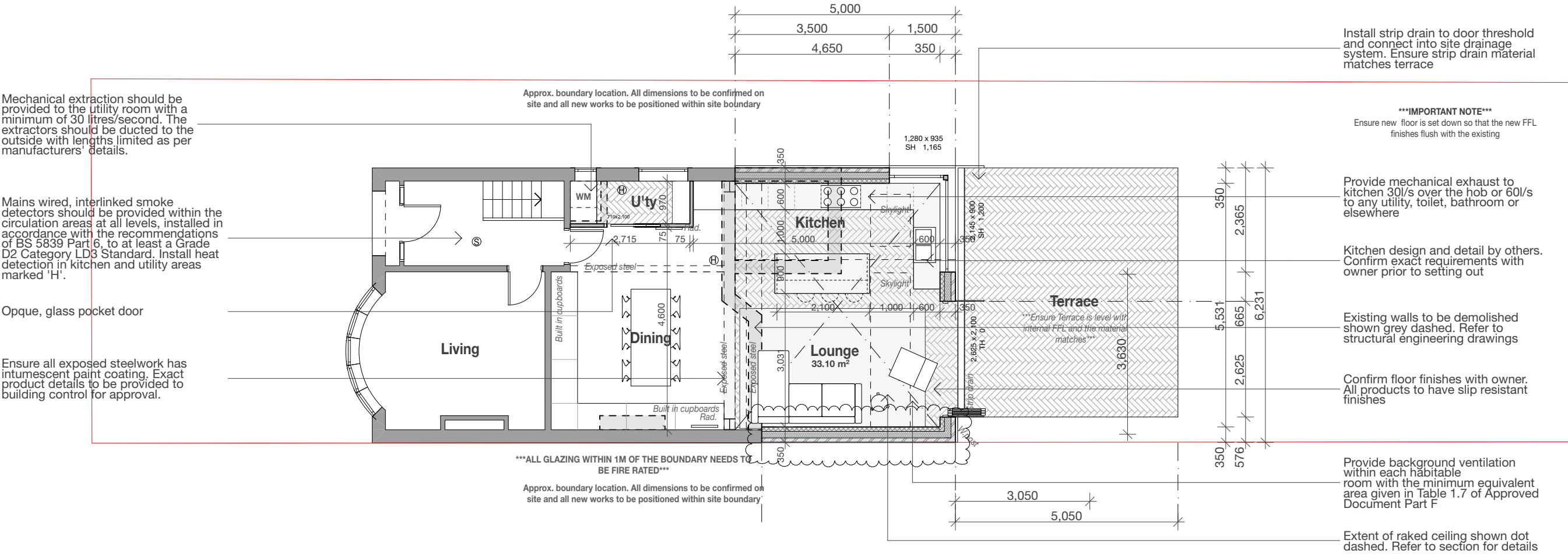


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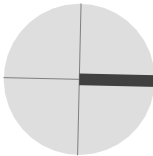
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Issue/ Rev	Description	Date
#	Initial Issue	30.09.25
A	See clouded changes	28.02.26



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flocc

Flocc Studio Ltd.
963 Stockport Rd Levenshulme
Manchester M19 3NP.
+44 161 307 1766
info@floccstudio.co.uk

Client

Jacob Morrison & Tavia
Spencer

Project Description

126 Brantingham Road,
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Project Number BRA126

Drawing Title

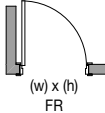
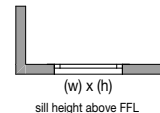
Plans - Proposed Ground Floor
Plan

Drawing Number Scale

WD3.2 1:100 @ A3

Legend						Refer to General Notes For Details
ref.	refrigerator	B	boiler	OP	overflow	
wm	washing machine	W1	wall type 1	HOP	hopper	***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***
dw	dishwasher	W2	wall type 2	UTY	Utility	
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	

Notes
- All dimensions are to be verified on site and any discrepancies reported before commencement of any work or shop drawings
- All new windows and doors sizes indicated are to structural openings and to be site measured. Window style/ detailing and opening sash locations to be confirmed and approved by owner prior to fabrication. All new windows require means of escape with an unobstructed openable area of 0.33sq.m. and at least 450mm high and 450mm wide. The bottom of the openable area should not be more than 1100mm above floor level. All windows to achieve the minimum U values specified in the British Standards.
- All floors (suspended or on ground) walls and roofs are to be insulated and achieve at least the minimum U values listed under Approved Document Part L of the British Regulations.
- Confirm all finishes and materials with owner.
All works to be constructed in accordance with accredited construction details

Notes on setting out	Brickwork
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
 (w) x (h) FR	 (w) x (h) sill height above FFL TH = Threshold height above FFL
	- Provide DPC min. 150mm above natural ground level - Provide weep holes at 900mm centers above all openings



Existing - Front Elevation

Issue/ Rev	Description	Date
#	Initial Issue	30.09.25

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Existing - Rear Elevation

flocc

Flocc Studio Ltd.
963 Stockport Rd Levenshulme
Manchester M19 3NP.
+44 161 307 1766
info@floccstudio.co.uk

Client
**Jacob Morrison & Tavia
Spencer**

Project Description
**126 Brantingham Road,
Chorlton Cum Hardy**

Project Number **BRA126**
Drawing Title

Elevations - Existing

Drawing Number Scale

WD5.1 1:100 @ A3

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[illegible]

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APPROVAL**

flocc

floc Studio Ltd.
63 Stockport Rd Levenshulme
Manchester M19 3NP.
0161 307 1766
info@flocstudio.co.uk

Client

**Jacob Morrison & Tavia
Spencer**

**126 Brantingham Road,
Chorlton Cum Hardy**

Project Number **BRA126**

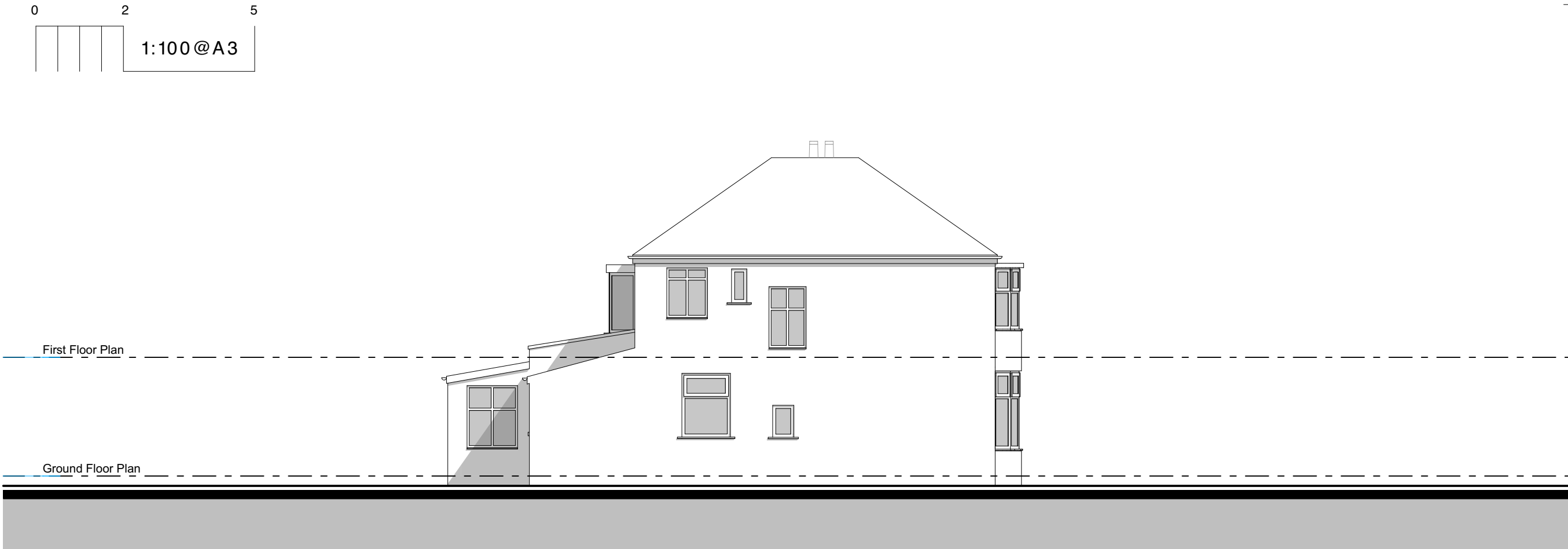
Drawing Title

Elevations - Existing

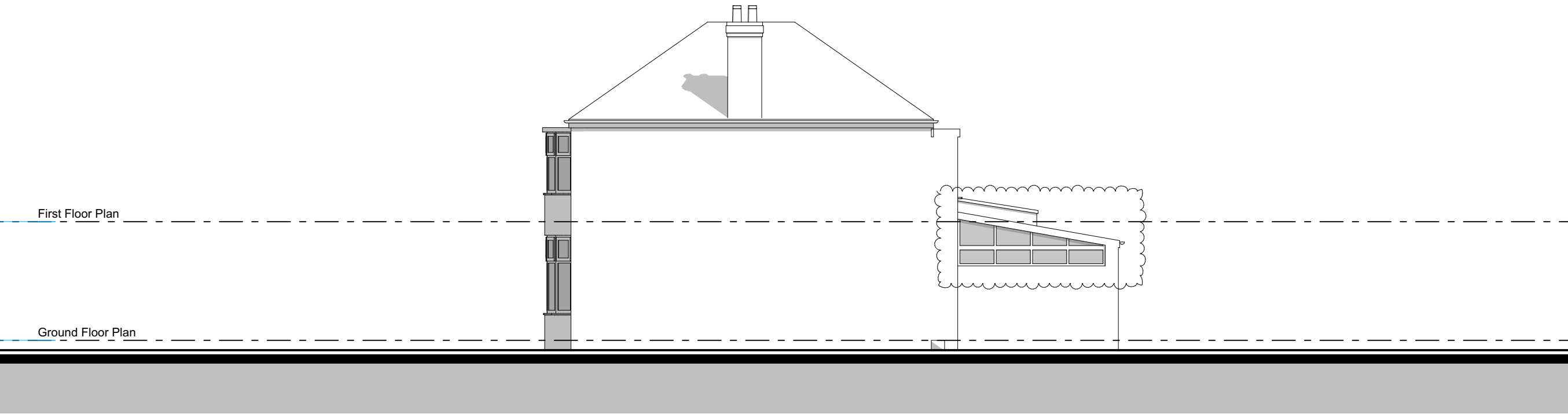
Drawing Number	Scale
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WD5.2 1:100 @ A

WD5.2 1:100 @ A3



Existing - Side Elevation



Existing - Side Elevation

General Note:
All new materials shown hatched for clarity

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[illegible]

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floc

+44 161 307 1766
info@floccstudio.co.uk

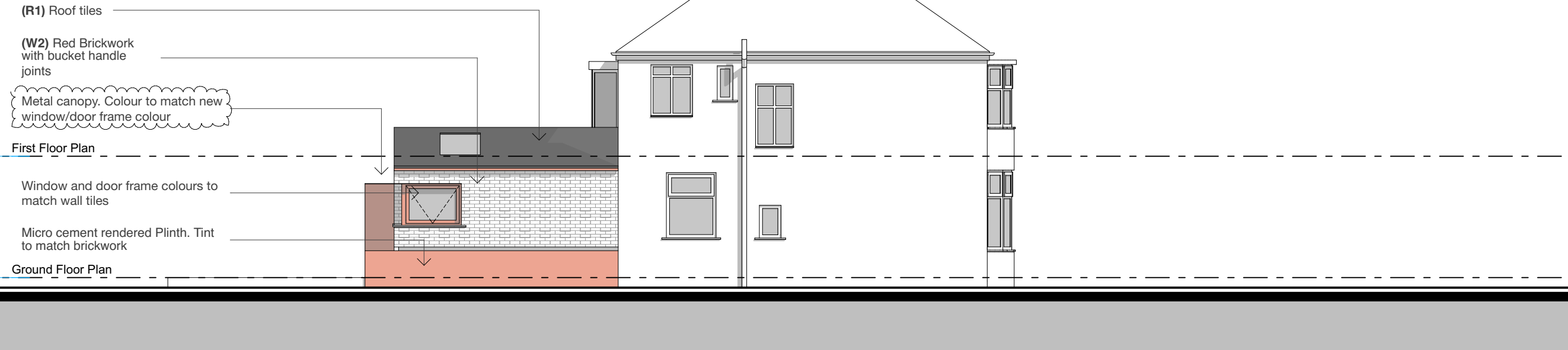
**Jacob Morrison & Tavia
Spencer**

Elevations - Proposed

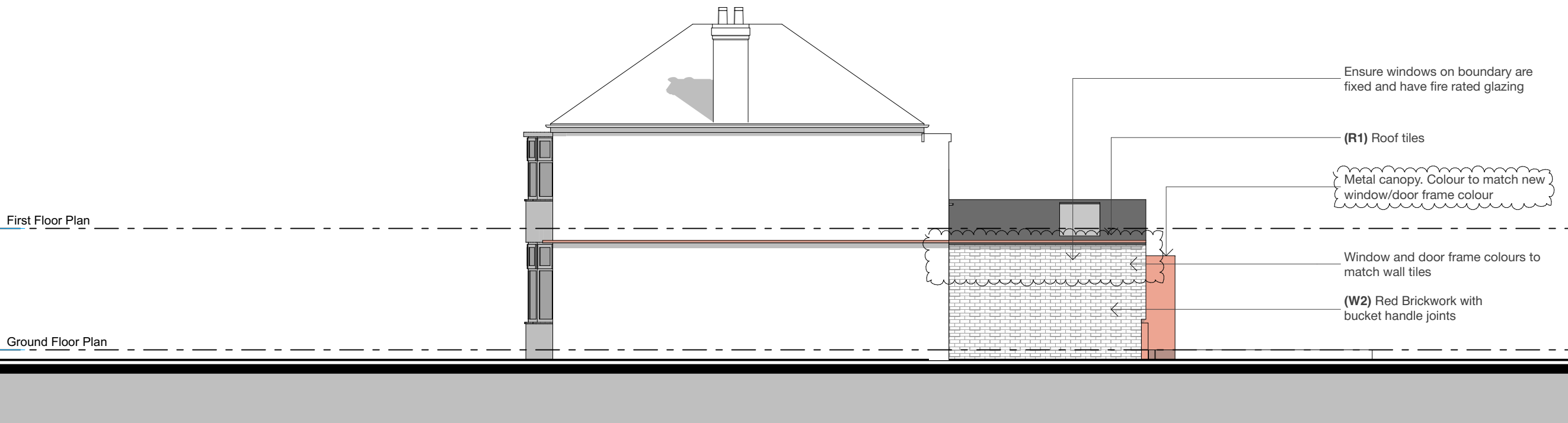
Scale

WD5.4 1:100 @ A3

1:100 @ A3



Proposed - Side Elevation



Proposed - Side Elevation

Legend						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***
ref.	refrigerator	B	boiler	OP	overflow	
wm	washing machine	W1	wall type 1	HOP	hopper	
dw	dishwasher	W2	wall type 2	UTY	Utility	
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	

Notes

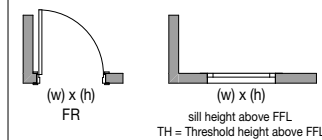
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- **All floors (suspended or on ground) walls and roofs are to be insulated and achieve at least the minimum U values listed under Approved Document Part L of the British Regulations.**
- Confirm all finishes and materials with owner.

*****All works to be constructed in accordance with accredited construction details*****

Notes on setting out

All opening sizes are to structural openings

FR = Fire rated door where required



Brickwork

windpost and restraint requirements for piers less than 665mm wide to be confirmed by structural engineer



- Provide DPC min. 150mm above natural ground level
- Provide weep holes at 900mm centers above all openings