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Contractor to check all dimensions and levels on site prior to commencement and inform architect in writing of any inaccuracies to drawings. All contractors are to be responsible for taking and checking all dimensions relative to their work. All noted dimensions are in millimetres unless stated otherwise. To be read in conjunction with all other consultants' drawings, specifications and schedules. In the event of uncertainty, please consult the Architect.

0 1 2 3 4 5 m

N

Sandy Ln

Proposed replacement gate to existing vehicular access

Existing dropped curb retained

Proposed replacement 1.8m fence to boundary.

Proposed 1500x1000mm glazed rooflight

Proposed black uPVC gutters on black painted timber fascias to match main house.

Patio
+0.10

+0.00

Lawn
+0.10

Driveway
-0.25

+0.00

30° Fall

17.5° Fall

30° Fall

1.5 x 1m rooflight

+0.10

Proposed EV Charging point

T1

-0.25

MH

Existing roof

Fall

Fall

Fall

Fall

Fall

Fall

-0.25

Proposed new rosemary tiled lean-to roof to match existing house

Site Boundary

Existing Tree root protection area. Calculated to BS5837:2012. (Formula- Tree's Diameter at breast height in meters x 12) = RPA Radius

T1 RPA Radius= 3.25m

Proposed new planting to boundary.

Proposed replacement 1.8m fence to boundary.

Proposed clay tiled hipped roof to match main house.

Dotted line indicates outline of approved extension.

Proposed new 1.8m fence to boundary.

Fairhaven Ave

REV A (04.06.26) Size and material of roof amended based on reduced scheme. Gutters, rooflight and roof pitch amended to suit revised proposals. (AF)

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PROJECT: 2 Fairhaven Avenue, Chorlton, Manchester, M21 8TW			
CLIENT: Samantha and Deborah Jury-Dada			
DWG. NO. 491_ PL010	**Proposed Roof and Landscape Plan**	REVISION A	DRAWN BY AF
DATE June 2026	ISSUE Planning Issue	SCALE 1:100@A3	

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