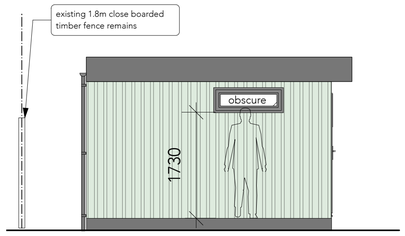
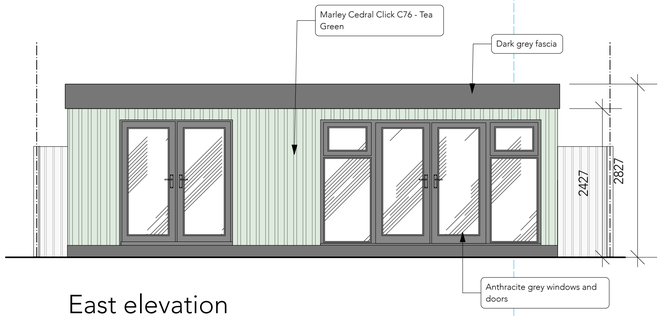
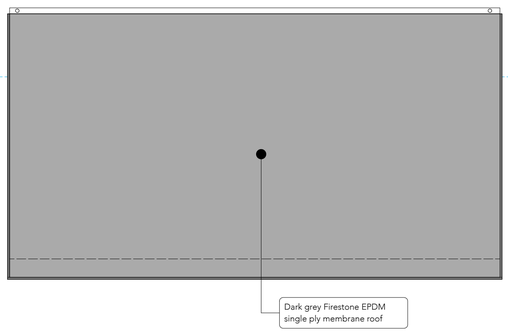


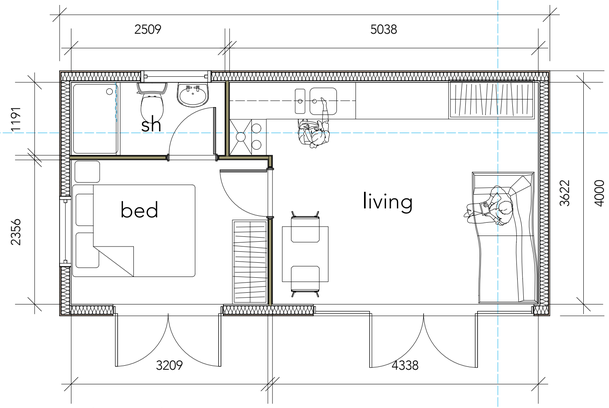
South elevation



East elevation

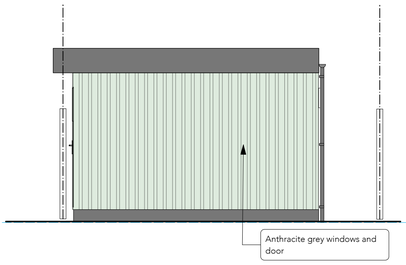


Roof plan

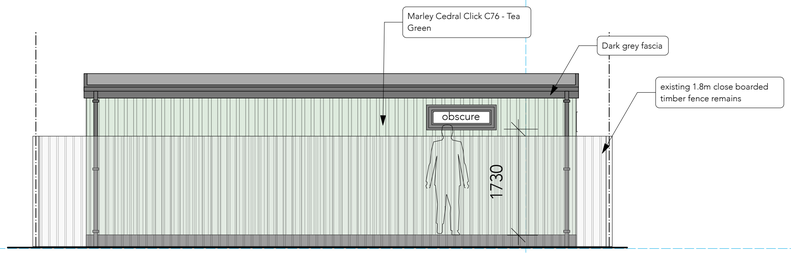


Floor plan

1:50 Site block plan



North elevation



West elevation

1:1250 Location plan

Wall Construction
Structural stud walls with a Marley clad. Walls are a total of 180mm which includes:
9mm Internal moisture resistant MDF neatmatched board with paint finish
45mm x 25mm PEFC certified whitewood cross battens
45mm ACTIS HControl Hybrid (Vapour Control and Insulation)
145mm Main timber frame made from Scandinavian Redwood FSC certified
105mm ACTIS Hybris (Insulation) between studs
12mm OSB FSC certified sheeting
Easy Trim Master 112gsm breather membrane BBA certified
External marley board cladding

Floor
The flooring is a V groove moisture resistant, compression and impact proof resistant laminate flooring in a range of colours. The colour of the flooring is [UNKNOWN FLOOR COLOUR OPTION] from the options below:

Windows & Doors
UPVC windows and doors in the colour Anthracite Grey

Roof
Internally the ceiling is flat with the slope created with fillets on the outside. Construction method is:
A main frame consisting of Scandinavian Redwood CLS/C24 at 400c/c
12mm Internal ceiling board with recessed spotlights
50mm x 25mm PEFC certified whitewood cross battens
45mm ACTIS HControl Hybrid (Vapour Control and Insulation)
155mm ACTIS Hybris (Insulation) between joists
18mm OSSB 3 moisture resistant structural BBA & FSC certified
195mm timber joists made from Scandinavian Redwood FSC certified with angled firrings on top(for assisting drainage)
EPDM Firestone 1.14mm thick membrane
BBA Certified UPVC fascias manufactured by Eurocell in Anthracite Grey
PVA-U guttering manufactured to British standards

Base
Composite Pegged
A main frame consisting of tanalised Scandinavian Redwood CLS/C24, FSC Certified
BBA certified 300mu damp proof membrane
Easy Trim Master 112gsm breather membrane BBA certified / insulation support
195mm Main timber frame made from Scandinavian Redwood FSC certified
170mm ACTIS Hybris (Insulation) between joists
45mm ACTIS HControl Hybrid (Vapour Control and Insulation)
22mm T&G moisture resistant P5 grade chipboard

This drawing is not to be used for setting out all dimensions are to be checked by the contractor prior to commencing work and any descrepencies advised to the design team.
Do Not Scale.

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Rev:	Date:	Description:
B	1/7/26	Side windows to living omitted.
A	13/3/26	Site red edge layer made active.

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Project:
Proposed garden annex
34 Amherst Road, Manchester
M20 4NS

Drawing:
Proposed plans & elevations

Scale:	Drawing No.	
1:50	3702-01	B
Date: 5/3/2026		