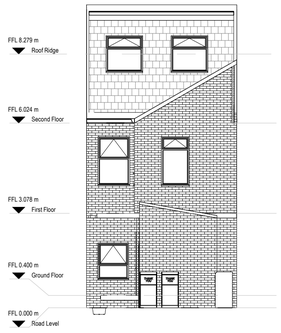
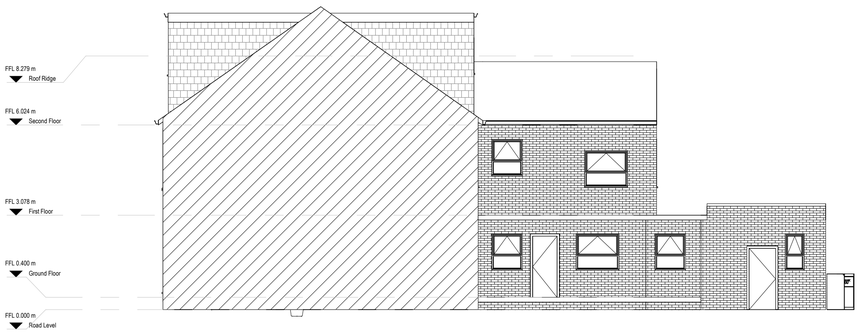


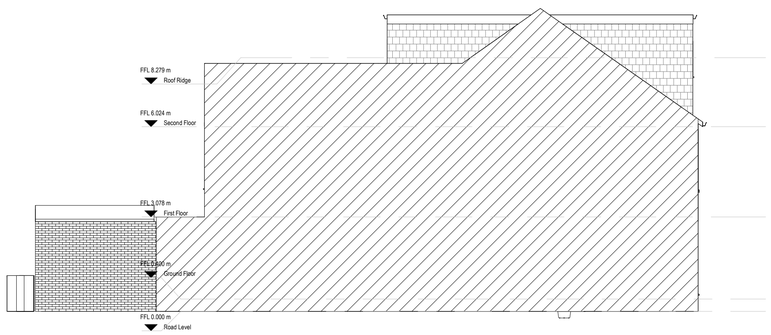
Proposed Front Elevation
1 : 100



Proposed Rear Elevation
1 : 100

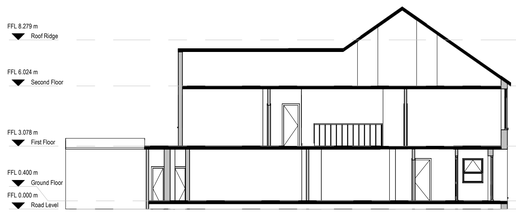


Proposed Left-Side Elevation
1 : 100

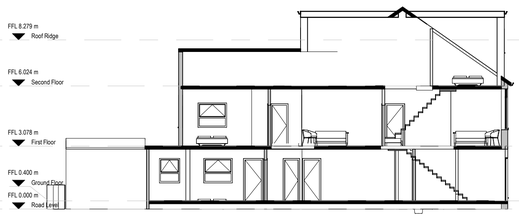


Proposed Right-Side Elevation
1 : 100

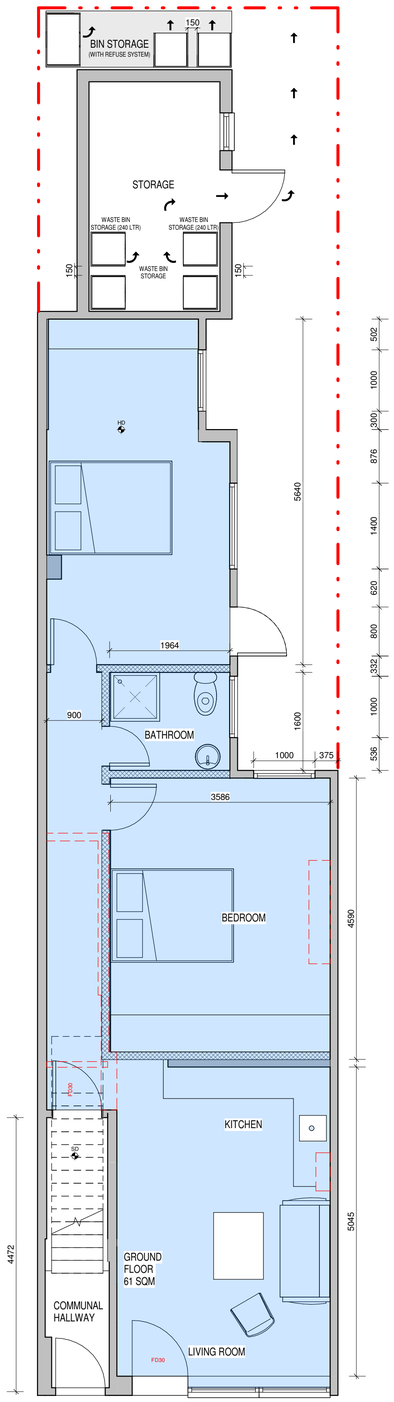
Number of bedrooms(b)	Number of bed spaces (persons)	1 storey dwellings	2 storey dwellings	3 storey dwellings	Built-in storage
1b	1p	39 (37)[2]			1.0
	2p	50	58		1.5
2b	3p	61	70		
	4p	70	79		2.0
3b	4p	74	84	90	
	5p	86	93	99	2.5
	6p	95	102	108	



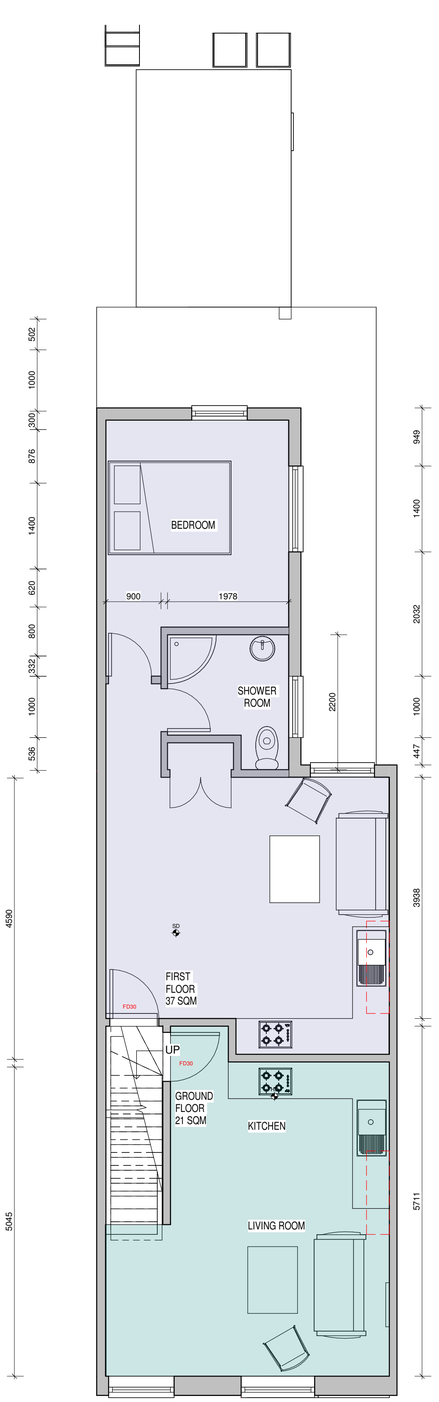
Existing Section
1 : 150



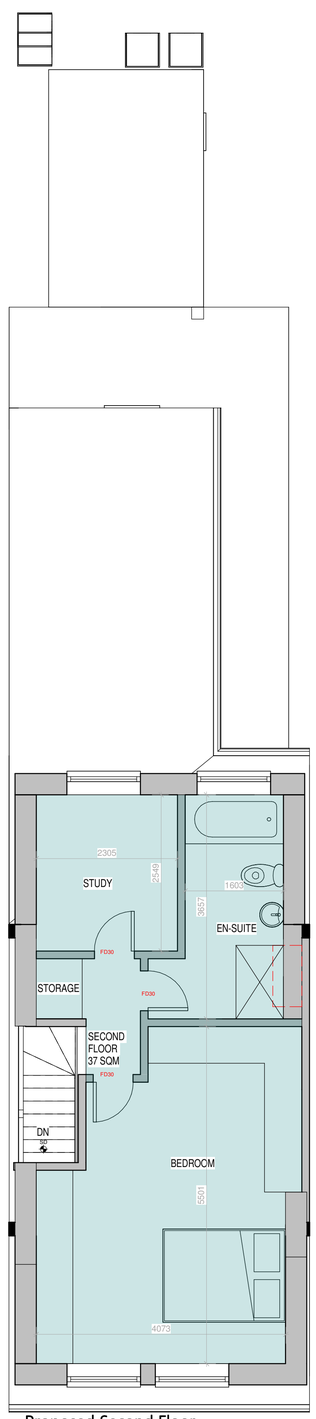
Proposed Section
1 : 150



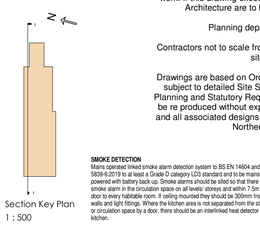
Proposed Ground Floor
1 : 50



Proposed First Floor
1 : 50



Proposed Second Floor
1 : 50



The contractor must verify all dimensions on site before commencing any work. If this drawing exceeds the quantities taken in any way Northedge Architecture are to be informed before the work is initiated.

Planning department can scale from drawings.

Contractors not to scale from drawings and dimensions to be checked on site prior to construction.

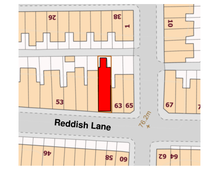
Drawings are based on Ordnance Survey - design and drawing content is subject to detailed Site Survey, Structural Survey, Site Investigations, Planning and Statutory Requirements and Approvals.This drawing is not to be re produced without express permission of the architect. This drawing and all associated designs indicated remain the copyright of the architect. Northedge Architecture Copyright.

SMOKE DETECTION
Mains operated linked smoke alarm detection system to BS EN 14604 and BS 5839-6:2019 to at least a Grade D category LD3 standard and to be mains powered with battery back up. Smoke alarms should be sited so that there is a smoke alarm in the circulation space on all levels' storeys and within 7.5m of the door to every habitable room. If ceiling mounted they should be 300mm from the walls and light fittings. Where the kitchen area is not separated from the stairway or circulation space by a door, there should be an interlinked heat detector in the kitchen.

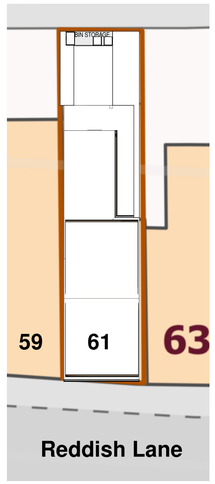
ESCAPE WINDOWS
Provide emergency egress windows to any newly created first floor habitable rooms and ground floor inner rooms. Windows to have an unobstructed openable area that complies with:
- minimum height of 450mm and minimum width of 450mm.
- minimum area 0.33m²
- the bottom of the openable area should be not more than 1100mm above the floor.

The window should enable the person to reach a place free from danger from fire.

Scale 1 :1250
0 10 20 30 40 50 60 70 80 90 100



Location Plan
1 : 1250



Proposed Site Plan
1 : 200

0 1 2 3 4 5
GRAPHIC SCALE: 1:50
0 1 2 3 4 5 10
GRAPHIC SCALE: 1:100
0 1 2 3 4 5 10 15
GRAPHIC SCALE: 1:150
0 4 8 12 16 20
GRAPHIC SCALE:

KEY
- Pro. Masonry Wall - Exterior
- Pro. Timber Frame Wall - Exterior
- Proposed Masonry Walls - Interior
- Proposed Block Wall - Interior
- Proposed Stud Wall - Interior
- Proposed Floor
- Proposed Roof
- Wall Upgrade
- Floor Upgrade
- Roof Upgrade

- SD Some Detector
- HD Heat Detector
- FD30 30 Minute Fire Resistant Door
- Existing Escapable Windows
- Proposed Escapable Windows
- Fire Rated Wall Construction, minimum 30 minute fire resistance
- Obscure glass windows

North

NORTHEDGE

Project:
61 Reddish Lane
Manchester M18 7JH

Drawing Title:
Proposed Plans and Elevations

Scale: As indicated@A1
Status: Project Status

Drawing Number: 26-59-30-001
Revision:

Rev: Description: Issue Date:

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