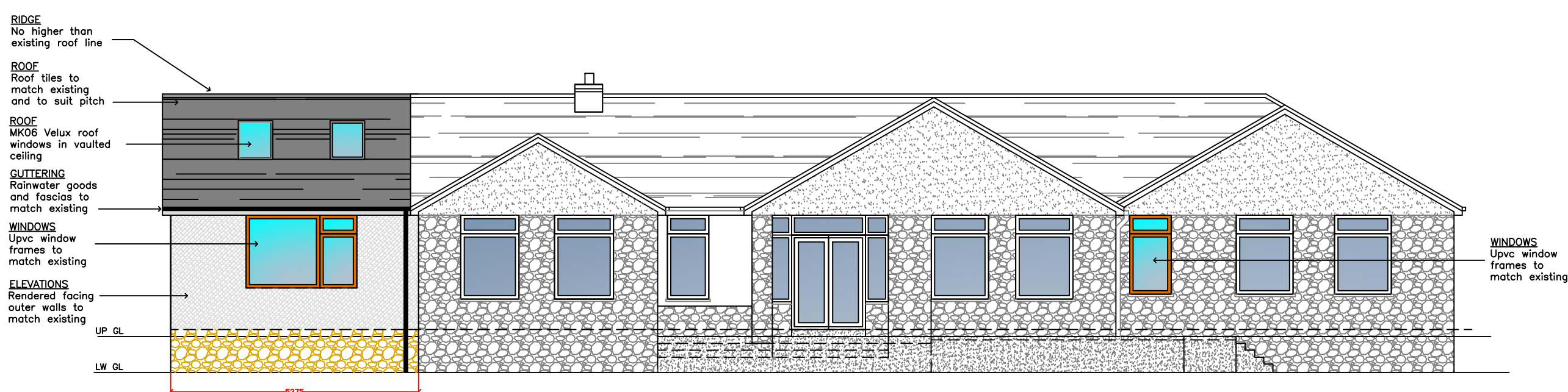


2

PROPOSED ELEVATIONS

Scale: 1:100



PROPOSED FRONT ELEVATION

scale - 1:100



PROPOSED REAR ELEVATION

scale - 1:100

LATERAL RESTRAINT
Secure first 3 rafters to walls at ceiling, with 30 x 5 G.M.S. straps to CP111 including noggins under straps between joints at 2000mm max C/G - Secure wall plates to wall with 30 x 2.5 G.M.S. straps at 900mm max centres, both in accordance with Approved Document 'A'.

TRUSSED RAFTER ROOF
To achieve U-value 0.15 W/m²K. Pitched roof to be formed using proprietary prefabricated manufactured trusses. Design of roof trusses to be produced by specialist truss manufacturer to BS EN 1995-1-1:2004 Eurocode 5: Design of timber structures (+A2:2014), and submitted to Building Control for approval prior to commencement of work.

GARAGE DOOR
Composite roller shutter garage door with supporting RSJ above to Structural Engineers design

SIDE A ELEVATION

BRICKWORK
Cavity wall brickwork to match existing - to be tied into main house using crocodile profile vertical ties. Vertical DPC required.

STRUCTURE
7N concrete block on strip footing to carry wall and plate roof loadings

WINDOWS
Upvc OBSCURE D/G window safety glazed with Catnic CG90/100 lintel to suit opening min 150mm bearing

ROOF CONSTRUCTION
Traditional DUO pitch roof design over kitchen at max 400mm centres with vaulted ceiling. Celotex insulation between and below the rafters. Main rafters doubled up with horizontal trimmers to top and bottom of Velux roof windows

WINDOWS
Upvc D/G window safety glazed with Catnic CG90/100 lintel to suit opening min 150mm bearing

ROOF WINDOWS
Velux roof INTEGRA electric windows in ground floor vaulted ceiling 780 x 1180mm. Exact size to be confirmed with client

WINDOWS
Upvc D/G window safety glazed with Catnic CG90/100 lintel to suit opening min 150mm bearing

STRUCTURE
Its is recommended that a trial hole be excavated to assess the existing foundation design and ground conditions to assess suitability of existing structure for additional building above.

STRUCTURE
Minimum 665mm (3.5 brick lengths) brickwork structural returns on new extension corners

WINDOWS
Upvc D/G window safety glazed with Catnic CG90/100 lintel to suit opening min 150mm bearing

STRUCTURE
Existing internal wall removed to widen opening and new supporting beams installed.

Notes:
Exact design and specification by Structural engineer before any steel ordered and started on site

ROOM LAYOUT
Note - Furniture arrangement and placement is only an indicative layout to give an idea of space, size and scale

WINDOWS
Upvc D/G window safety glazed with Catnic CG90/100 lintel to suit opening min 150mm bearing

DOORS
Composite top half safety glazed with OBSCURE D/G. Catnic CG90/100 lintel to suit opening min 150mm bearing

WINDOWS
Upvc D/G window safety glazed with Catnic CG90/100 lintel to suit opening min 150mm bearing

WINDOWS
Upvc D/G window safety glazed with Catnic CG90/100 lintel to suit opening min 150mm bearing

DOORS
Powder coated Aluminium full height safety glazed SLIDING DOORS. 5 Panels approx 1000mm. Supporting RSJ installed to full width to Structural Engineers design

LOG BURNER
Corner sited multi fuel burner with slate / stone hearth approx size 750 x 900mm. To be specified and installed by Specialist contractor / supplier

ALTERATIONS
Existing hall cupboard and internal walls removed and bathroom size increased

ALTERATIONS
Existing wall, door and frame removed and opening widened to allow natural light. Install new supporting beam as required

ALTERATIONS
Existing hall internal walls, doors and frame removed and relocated to create new doorways into bedroom and ensuite

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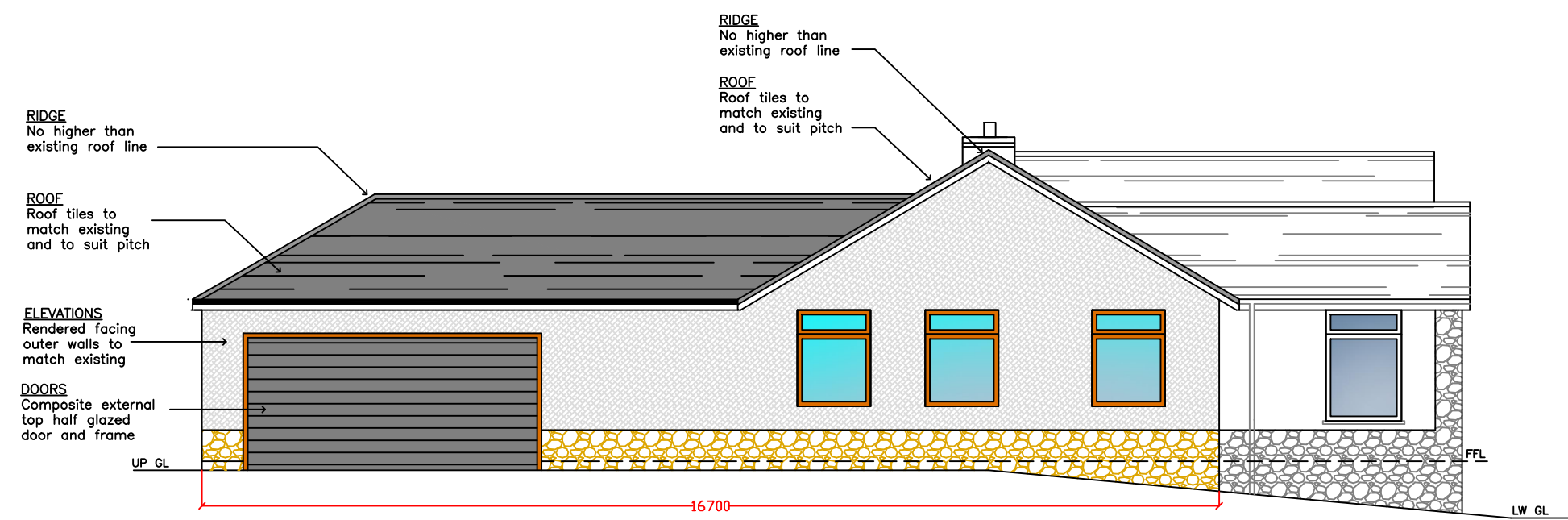
ALTERATIONS
Existing hall internal walls, doors and frame removed and relocated to create new doorways into bedroom and ensuite

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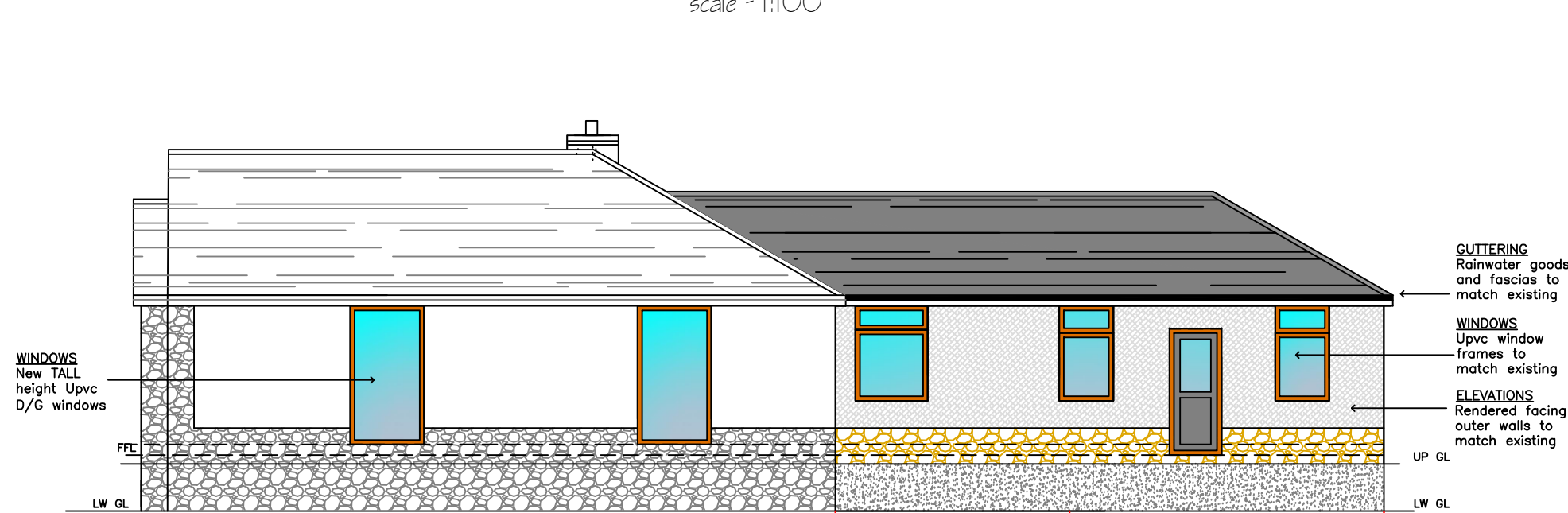
ALTERATIONS
Existing hall internal walls, doors and frame removed and relocated to create new doorways into bedroom and ensuite

ALTERATIONS
Existing hall internal walls, doors and frame removed and relocated to create new doorways into bedroom and ensuite



PROPOSED SIDE A ELEVATION

scale - 1:100



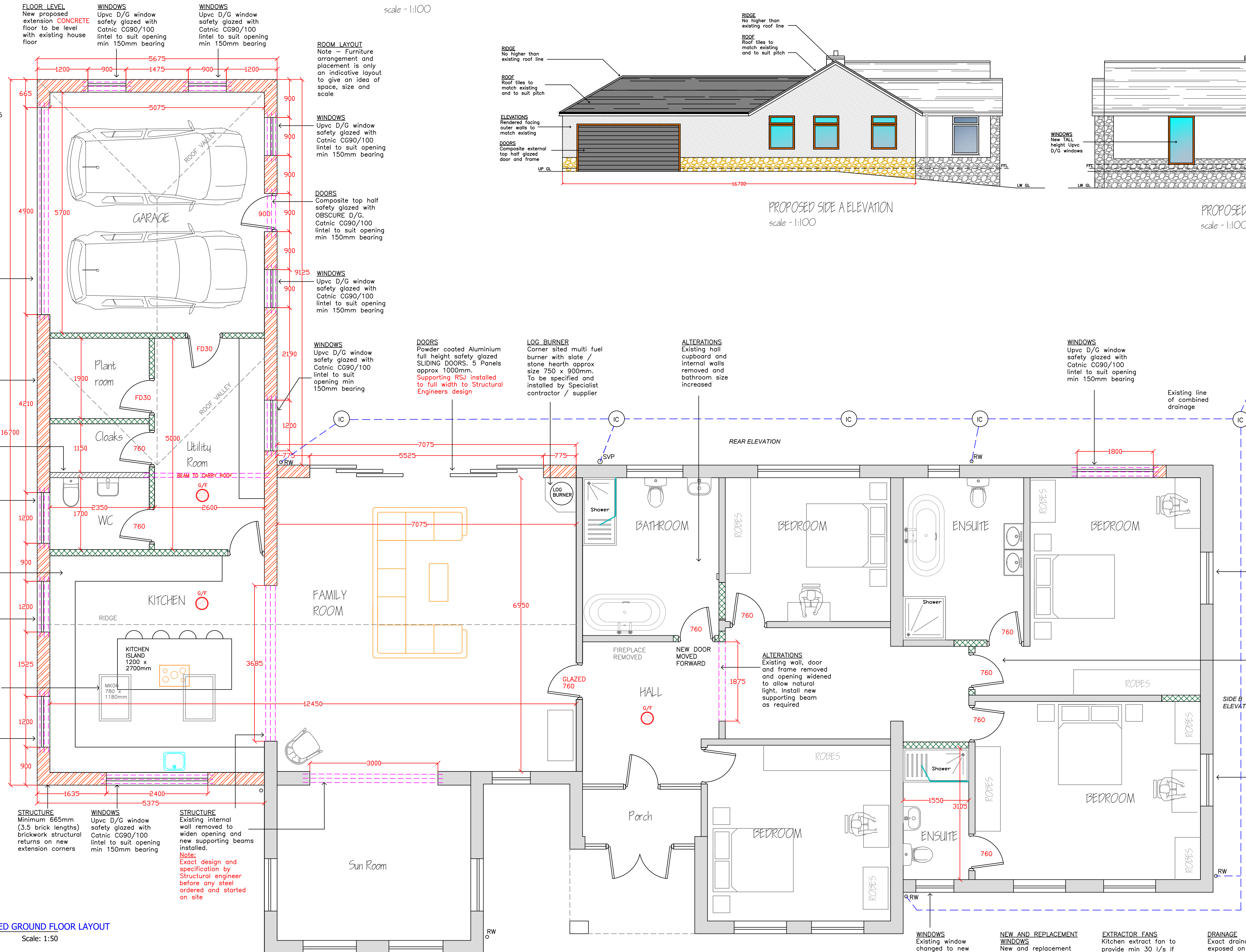
PROPOSED SIDE B ELEVATION

scale - 1:100

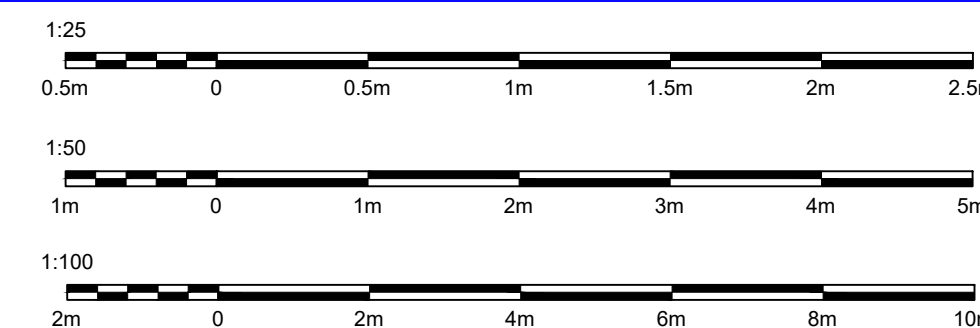
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PROPOSED GROUND FLOOR LAYOUT

Scale: 1:50



PROPOSED GROUND FLOOR LAYOUT



CLIENT: Ian Greenwood
PROJECT: Five Trees, Burtle Road, Heywood, BL9 6UT
EXTEND & REFURBISH

REV	DATE	DESCRIPTION	BY	VE
A	MAY 25	PLANNING-PERMISSION	J.A.L	PP
DRAWING: PROPOSED FLOOR LAYOUTS & ELEVATIONS				
SCALE: AS SHOWN @ A1		DATE: MAY 2025	DRAWN BY: KDB	
DWG No: 002	REVISION: A			