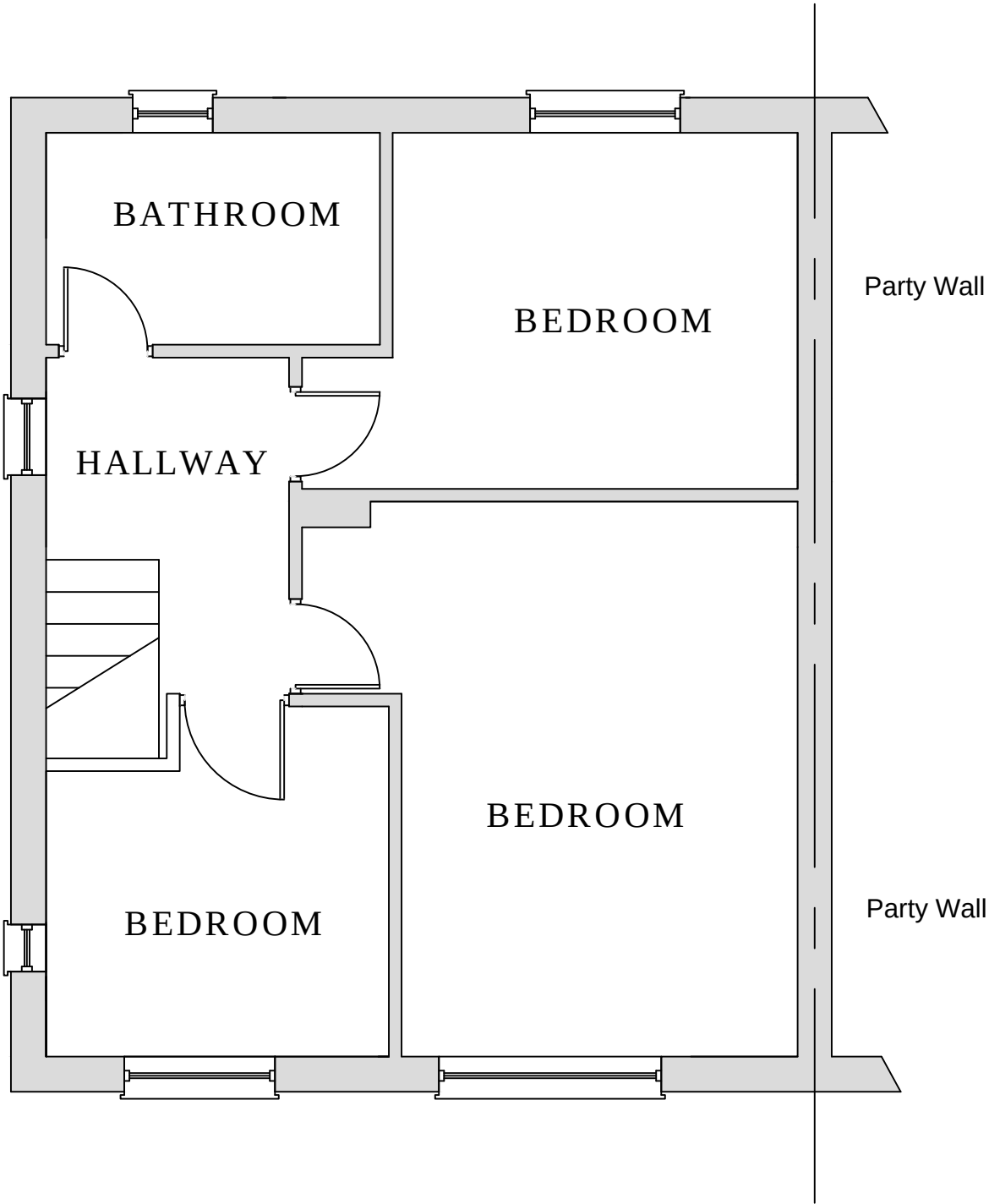
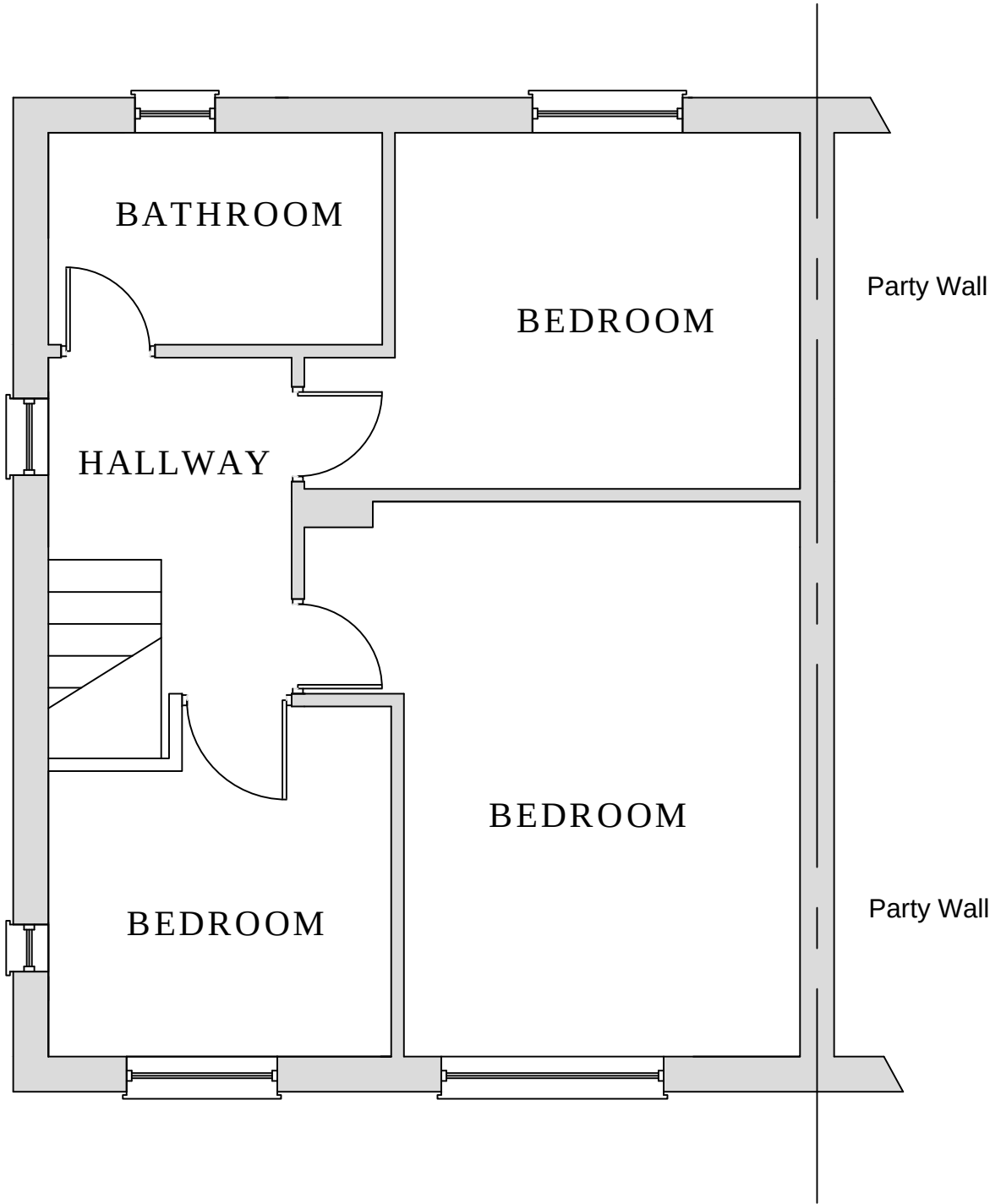




EXISTING FIRST FLOOR PLAN

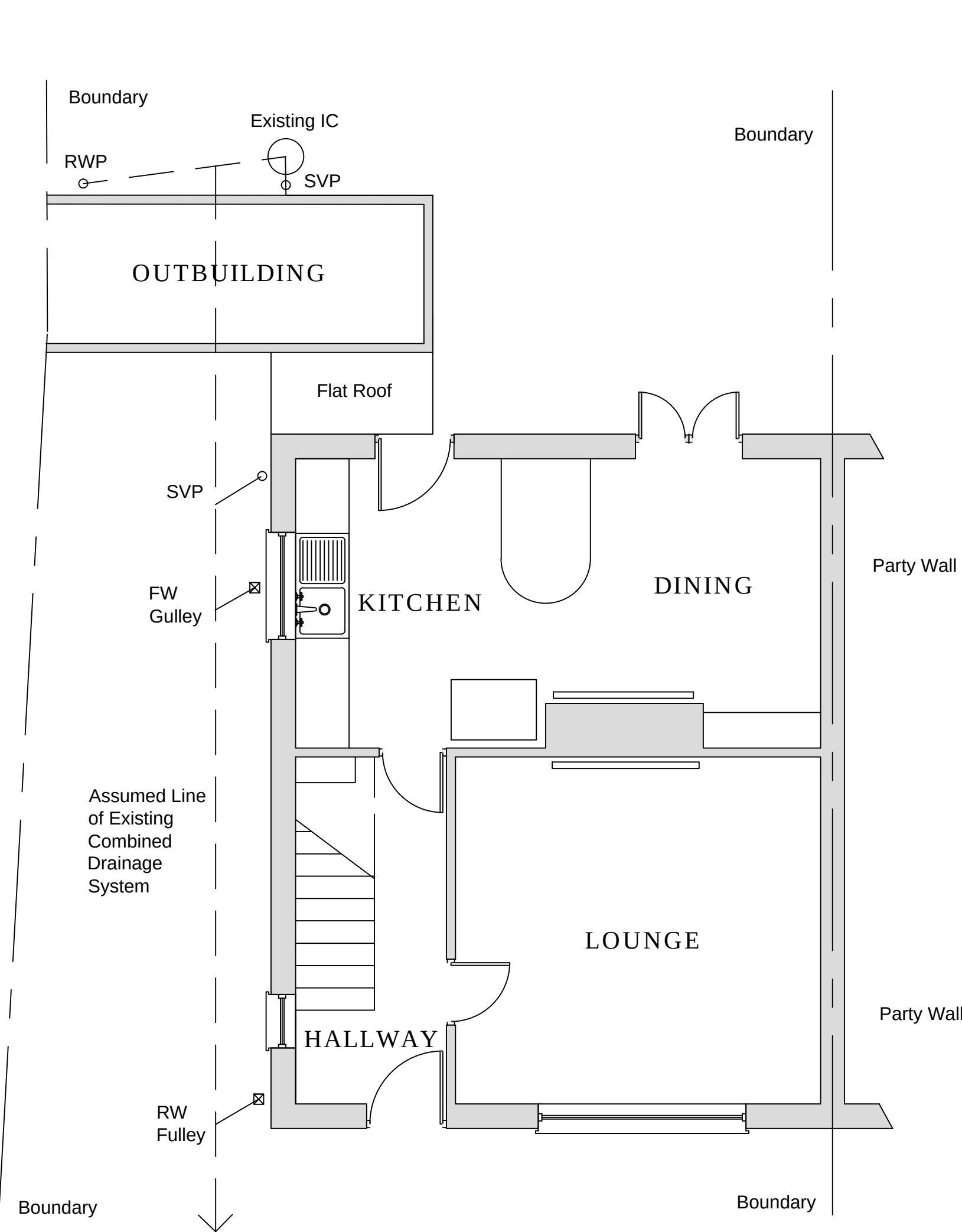


PROPOSED FIRST FLOOR PLAN
(No Change)

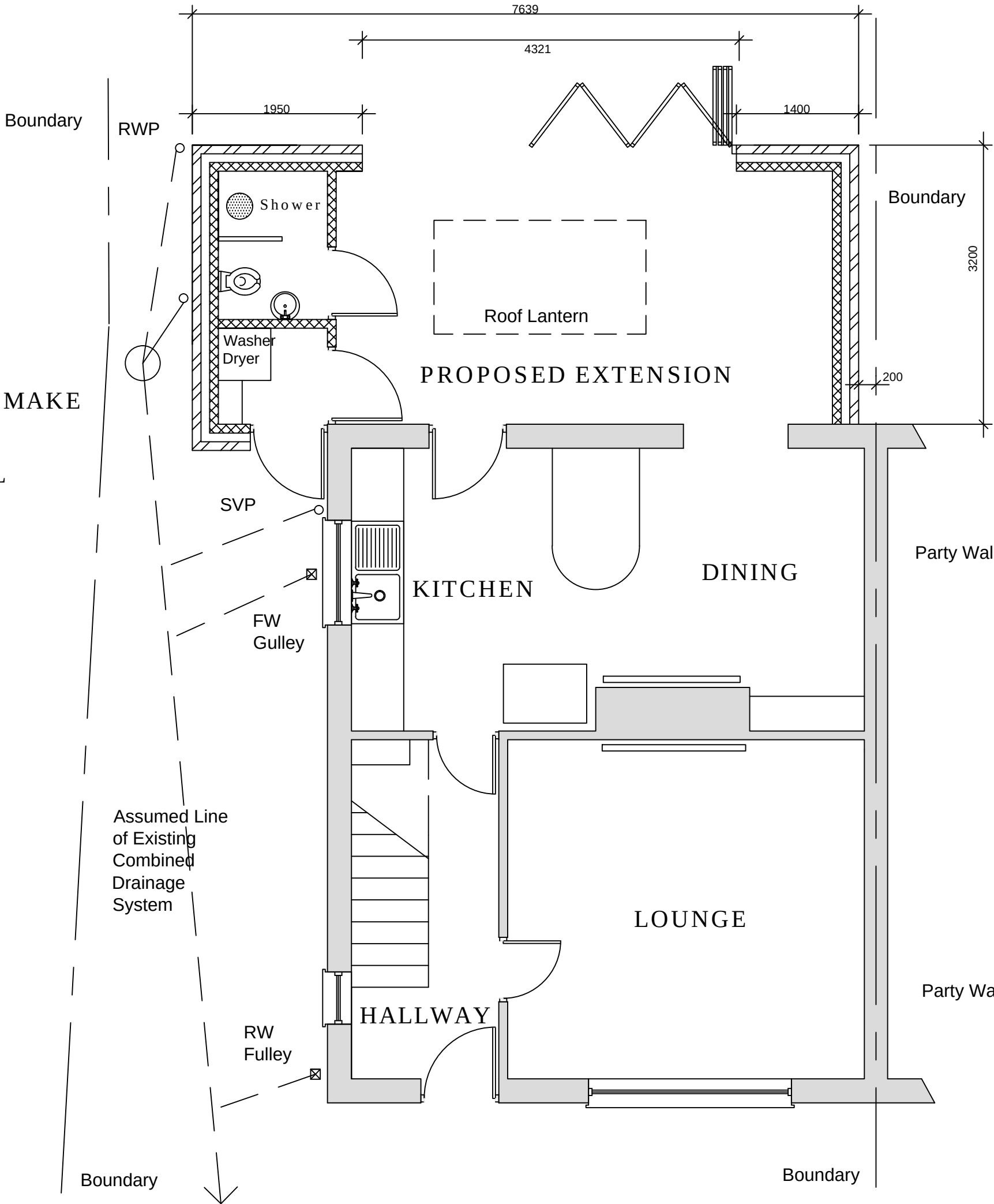
All drainage runs are assumed. Layouts dependant upon drainage uncovered on site after commencement of works and new layouts to approval of the LABC BCO

Facing brickwork and roof tiles to match the existing as close as possible and the approval of the local planning department

All dimensions are indicative only, walls to line with exiting front and rear. All lengths of walls to be constructed to brick coursing



EXISTING GROUND FLOOR PLAN



PROPOSED GROUND FLOOR PLAN

DEMOLISH OUT-BUILDING & MAKE GOOD PARTY WALL

- All building work and finishes to the full satisfaction of the Local Planning Authority and Building Control Department.
- All works to comply with the Building Regulations 2010 (as amended) and with relevant British Standards, Agreement Certificates and manufacturer's instructions as applicable.
- Drawings and specification are for Local Authority Approval only and are not to be used as working drawings, all dimensions to be taken on site prior to commencement of works and not to be scaled from the drawings.
- Workmanship shall be the responsibility of the contractor, the standards must be executed in accordance with modern building methods, using first grade materials, and conforming to all relevant British Standards or Codes of practice.
- The property will be occupied during the course of the work and all services are to be protected and maintained for the clients use at all times. Any interruptions are to be agreed with the client and unless otherwise.
- Building owner to comply fully with The Party Wall Etc Act 1996.

1:50 Scale at A1 paper size.

REMOVAL OF OUTBUILDING AND PROPOSED SINGLE STOREY EXTENSION

NOTE: Drawings produced for Planning and Building Regulation Application Purposes Only Works should not commence until application approvals are granted All dimensions and drainage layouts are indicative Contractor to check and confirm dimensions prior to commencement of works All drainage layouts to be agreed with LA Building Control Officer Building Owner to fulfil requirements of the Party Wall etc. Act			
7 GREAT GATES CLOSE ROCHDALE LANCASHIRE OL11 2HW			
☐ FEASIBILITY ☒ SCHEME DESIGN ☐ CONTRACT ☐ TENDER ☐ CONSTRUCTION ☐ AS BUILT			
Rev.	Date.	Dwg No.	Drawing Scale
1	2 Storey side - 1 storey rear		
2	Planning Updates	03.07.2024	01.3
3	GF Shower/Utility Added		
			Elevations 1:100 Floor Plans 1:50