



front elevation scale 1:50



rear elevation



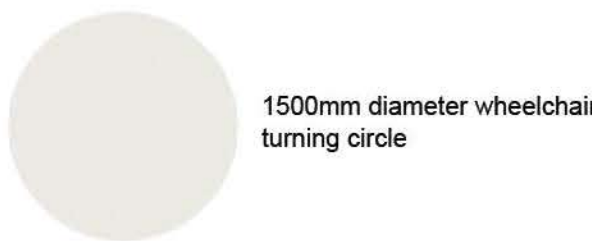
material schedule

- roof: Redland Richmond, slate grey interlocking roof tiles
- walls: Birtley Northern Buff with grey mortar with Hardie VL Plank colour: anthracite grey cedar at ground floor level
- windows: anthracite upvc double glazed windows
- rainwater: goods: black half gutter and round downpipes
- boundary: treatments: refer to Site layout drawing

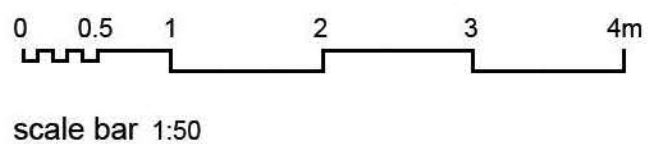


gable elevation

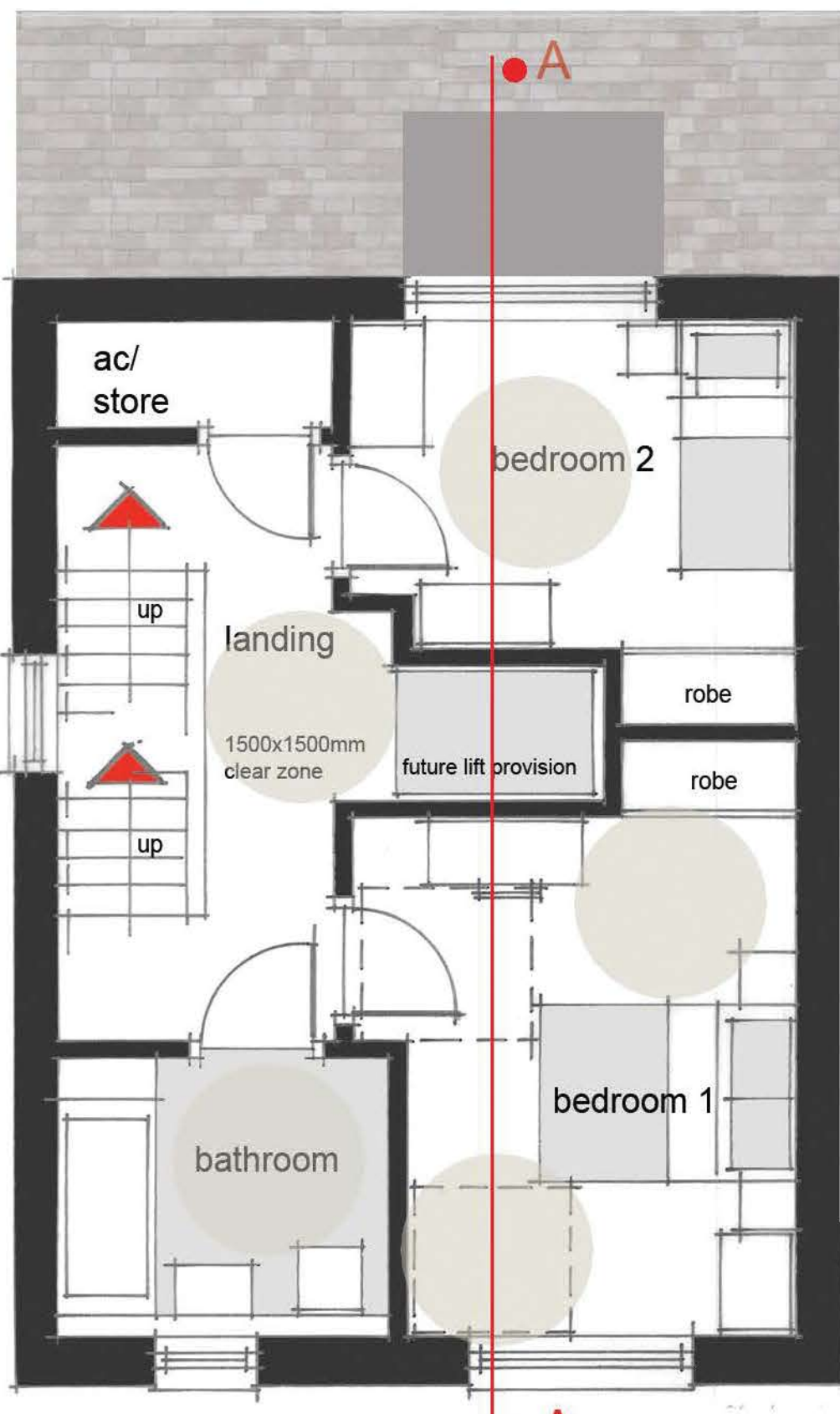
legend



1500mm diameter wheelchair turning circle



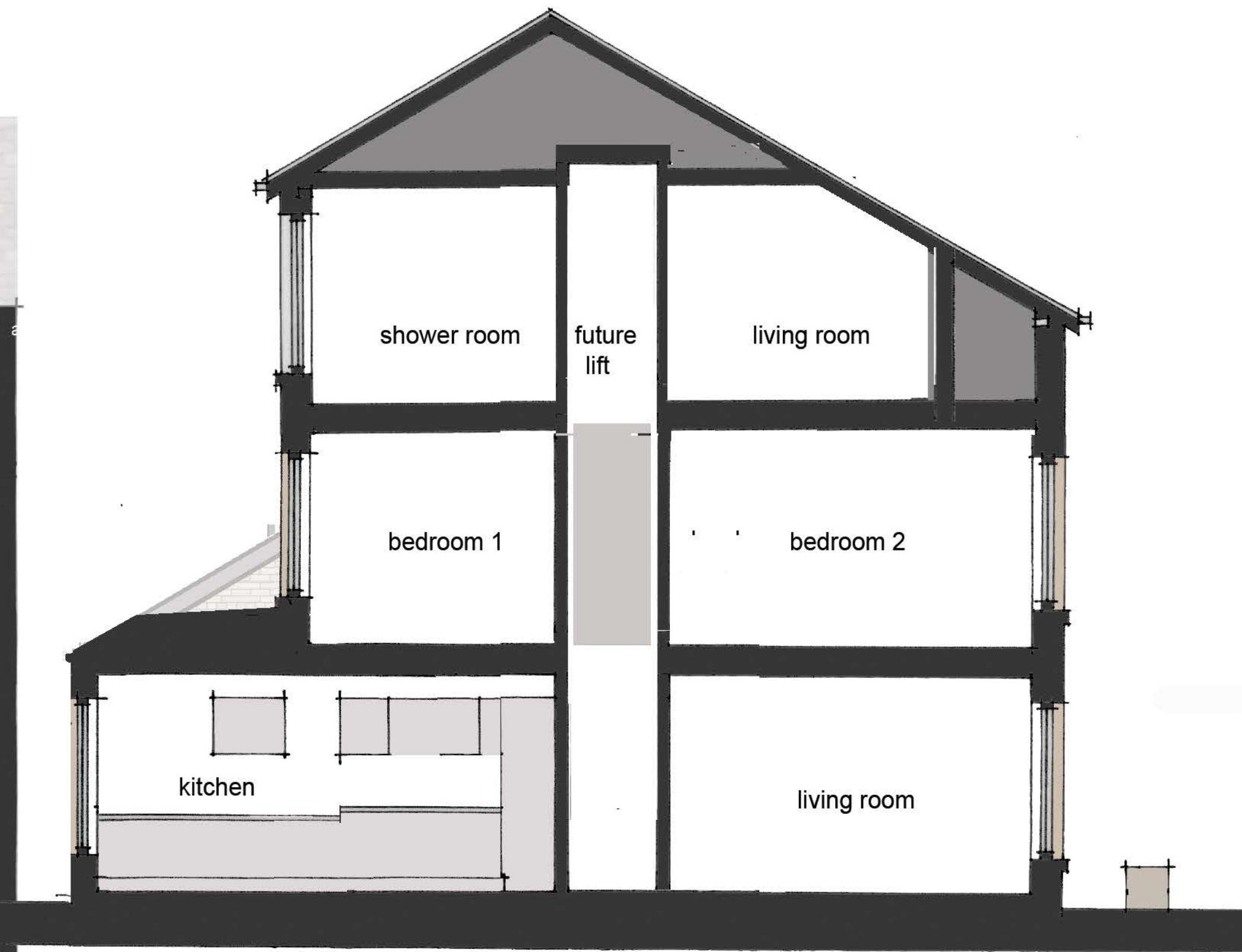
ground floor plan scale 1:50



first floor plan



second floor plan



section A A scale 1:50

NOTES

This drawing is the property of Equilibrium Architects and copyright is reserved by them. This drawing is not to be copied or disclosed by or to any unauthorised persons without the prior written consent of Equilibrium Architects.

Do not scale from this drawing.

All dimensions are to be checked on site prior to construction, manufacture of any components and ordering of materials and equipment.

Any discrepancies are to be reported to the architect for clarification.

All materials and workmanship to be in accordance with the current British Standards and codes of practice.

This drawing is to be read in conjunction with all relevant Architectural, Structural Engineers, Mechanical Engineers, Electrical Engineers and Specialists drawings and specifications.

As with all construction projects the CDM 2015 regulations apply and the work on this project may require both the issue of a notification to the HSE (because of the duration of the works on site) and the client may also need to appoint a Principal Designer because there may be more than one contractor working on site. The Principal Designer will be able to coordinate the pre-construction information and also ensure that all duty holders under CDM comply with their relevant duties.

The building owner is to serve a Party Wall Act Notice as applicable to adjoining property owners as outlined in The Party Wall Act 1996. The Building Contractor is to verify the thickness of the party walls prior to commencement of the proposed works.

gross internal floor area

ground floor	54.5
first floor	46.0
second floor	34.0
total	134.5 sqm
plot 24 indicated	
plots 19 and 24	

A minor amendments following internal review Aug 26

Drawing Status: .

REV DESCRIPTION CHECK DATE

CLIENT

Franstep

PROJECT

Proposed residential development at Waterfold Lane, Heap Bridge, Heywood

DRAWING
House Plans and Elevations M4(3) unit
Plots 19 and 24

SCALE	DATE	DRAWN	CHECKED
1:50 at A1	August 2026		
DRAWING NO. R 0832	CAD REFERENCE NO. PL 31	REVISION	A

