PROPOSED ELEVATIONS 1:100



FRONT ELEVATION to PALMERSTON WAY

Front elevation of attached garage shown In background to be in facing brickwork

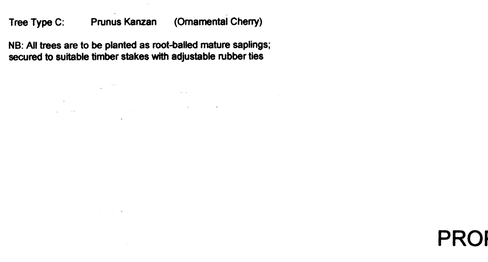


SIDE ELEVATION

Front entrance Porch enclosure shown in background detail to be in facing brickwork



REAR ELEVATION



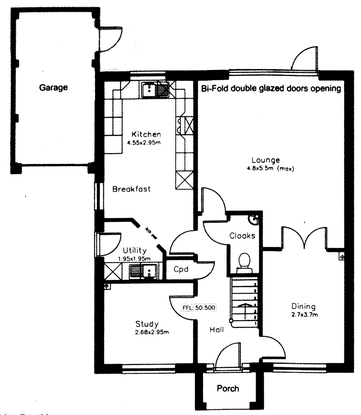
Front entrance Porch enclosure shown in background detail to be in facing brickwork

SIDE ELEVATION

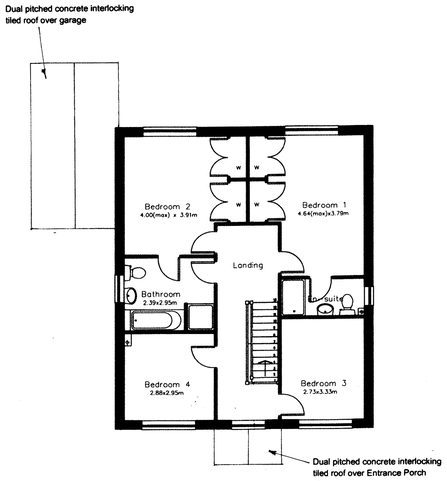
Side elevation to garage shown in background to be in facing brickwork

Frosted glass to Bathroom and Ensuite windows

PROPOSED FLOOR PLANS 1:100



Ground Floor Plan



First Floor Plan

SCALE 1:100

0m 2m 4m 6m 8m 10m
1m 3m 5m 7m 9m

19
THAMES DRIVE
Ridge Height :-56.200m

USE OF THESE DRAWINGS:

NB: The requirements of the local authority Building Control officer shall override the details contained within these notes, and within the drawings. No claims for additional works shall be entertained as a result of complying with the requirements thereof. All materials as specified within this text and within the drawings are deemed to include all "equivalent products". At the discretion of the architect/contract administrator, any materials specified therein may be substituted with an equivalent product provided that the alternative product meets the requirements of both the client, and the local authority, and is deemed to be "fit for purpose".

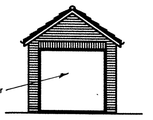
These drawings have been prepared for the purposes of obtaining Building Regulations approval only. If these drawings are being used for the purposes of quotation/tender preparation, the attention of the contractor is drawn to this point, and he shall be advised to make all necessary enquiries/site inspections as to allow him to formalise his quotation/tender. In the absence of a written specification expanding on these drawings, the contractor shall be deemed to have included for all necessary additional/ancillary works in connection with the development as ascertained from a detailed site inspection. No claims for additional works, or variations shall be entertained where the contractor has failed to make due allowances when pricing the works unless expressly qualified at the date of quotation/tender submission.

All structural details (steel beams and the like) are deemed to be indicative only in these drawings, and are shown as a representation only. The details contained within the structural engineers details and calculations shall take preference in all cases.

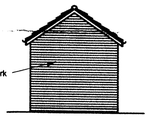
CDM REGULATIONS:

The contractors attention is drawn to the requirement under the Construction (Design & Management) Regulations 1994 Regulation 7 to notify the Health & Safety Executive (HSE) of the works in progress using the appropriate notification documentation prior to commencement on site. For such works the architect shall be responsible for ensuring compliance with Regulation 13 of the Act. In all cases where demolitions are involved, the full text and requirements of the Act shall apply. The contractor shall be responsible for ensuring that the additional requirements of the full body of the Act are complied with in all cases in respect of his liabilities. The contractor is advised to make himself aware of those liabilities and should seek advice as and where required.

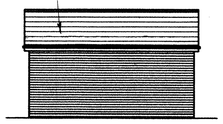
GARAGE DETAILS 1:100



FRONT ELEVATION.



REAR ELEVATION.



SIDE ELEVATION.

Ordnance Survey Copyright Licence

This plan has been reproduced from Ordnance Survey Map information with the permission of HM Stationery Office.
Harrison Wood is licenced to reproduce Ordnance Survey Copyright material under Licence No 100006511

SITE LOCATION PLAN 1:1250

SCALE 1:1250

0m 20m 40m 60m 80m 100m 120m 140m
10m 30m 50m 70m 90m 110m 130m 150m

Details and proposals remain subject to variation without notice following completion of site survey.

Boundary treatment to all boundaries (where not already in existence) to provide 1.8m high timber post and panel fences to boundaries adjoining neighbouring properties; 1.2m high post and rail fences to boundaries fronting/facing onto open countryside

Imported selected topsoil to be placed over development site to min 300mm thickness prior to landscaping works commencing

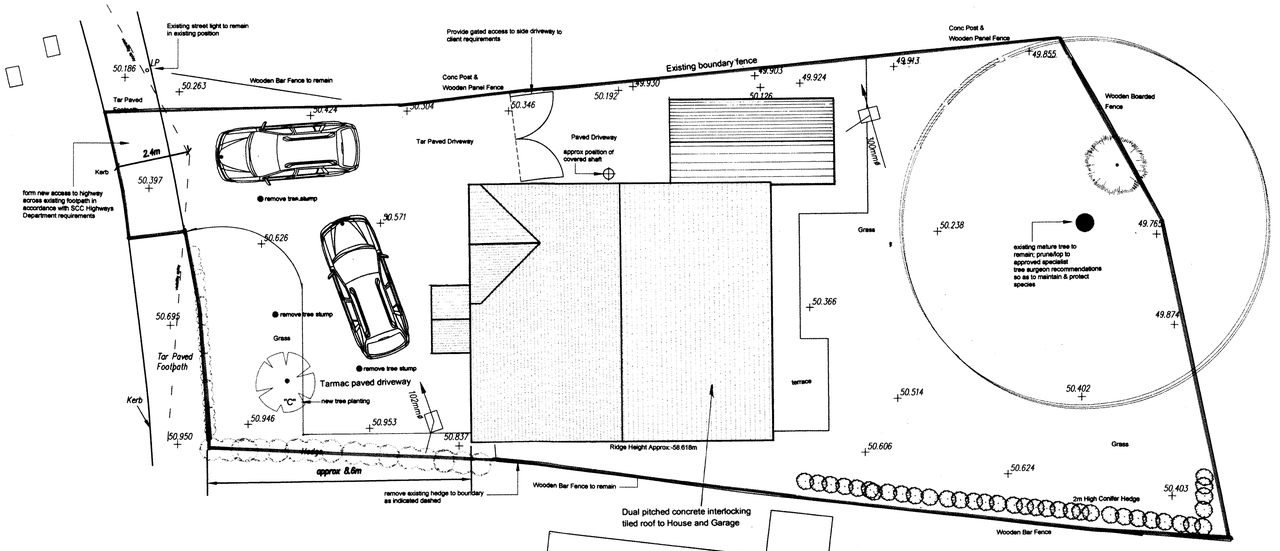
Newly laid front and rear garden areas to be laid to lawns with shrub/tree planting as follows:

Schedule of Tree Planting & soft landscaping species.

Tree Type C: Prunus Kanzan (Ornamental Cherry)

NB: All trees are to be planted as root-balled mature saplings; secured to suitable timber stakes with adjustable rubber ties

PROPOSED SITE PLAN 1:100



3
PALMERSTON WAY
Ridge Height :-58.000m

SCALE 1:100

0m 2m 4m 6m 8m 10m
1m 3m 5m 7m 9m

N

The original of the House Design shown on this drawing was originally undertaken by Athena Architectural Services Ltd of Stafford, (Company dissolved 25th October 2011) in relation to Outline Planning Consent obtained from Staffordshire Moorlands District Council under Application SMD/2006/0513 in June 2006 which has expired.
The house design has been amended by Harrison Wood Consultancy Ltd for the purposes of a new planning application submission to the Local Authority for the proposed Developer – A J Gough Builders.

Planning Use Only

This Plan has been adapted and amended by :-

HARRISON WOOD CONSULTANCY Ltd
Architectural + Construction Consultants

Unit 3, Studio 2, Silverdale Enterprise Centre Kents Lane, Silverdale, Newcastle-under-Lyme, Staffs ST5 6SR.

Tele :- 01782 – 711144 Mob :- 07970 – 308358

Email :- harrisonwood.consult@gmail.com

JOB TITLE
Proposed Detached Dwelling Land to rear of 19 Thames Drive, Biddulph (accessed from Palmerston Way)

GENERAL ARRANGEMENT DRAWING

(Planning Application)

CLIENT
A. J. GOUGH BUILDERS

SCALE **1:100 1:1250** DATE **November 2018**

DRG. No. **HWA 1607 / 001** REVISION