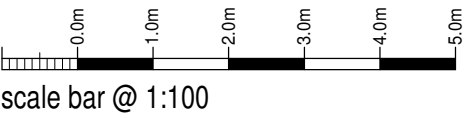


PROPOSAL
It is proposed that a 2-storey rear extension be formed as to improve the existing Bedroom and Bathroom arrangement. In addition to this a 1-storey extension shall be introduced at the ground floor as a means of creating a larger Kitchen / Dining room.
To reflect these works to the dwelling the existing patio area shall be extended outwards in the existing terrace garden as indicated.

- MATERIALS**
- Roof -
Forticrete Gemini roof tiles in Welsh Blue.
- Rainwater Goods -
White uPVC half-round gutters + downpipes complete with fixings and brackets to match existing.
- Eaves -
White uPVC fascia and soffit boards to match existing.
- Windows -
White uPVC casement style windows to match existing.
Window heads to match existing.
- Bi-fold patio doorset -
White finish aluminium bi-fold doorset. Head of opening to be of a style to match existing.



Ms Dale

Proposed rear extension at
6 Lowther Place, Leek,
Staffordshire Moorlands,
ST13 5BB

Planning Proposal
Part Floor Plans + Elevations

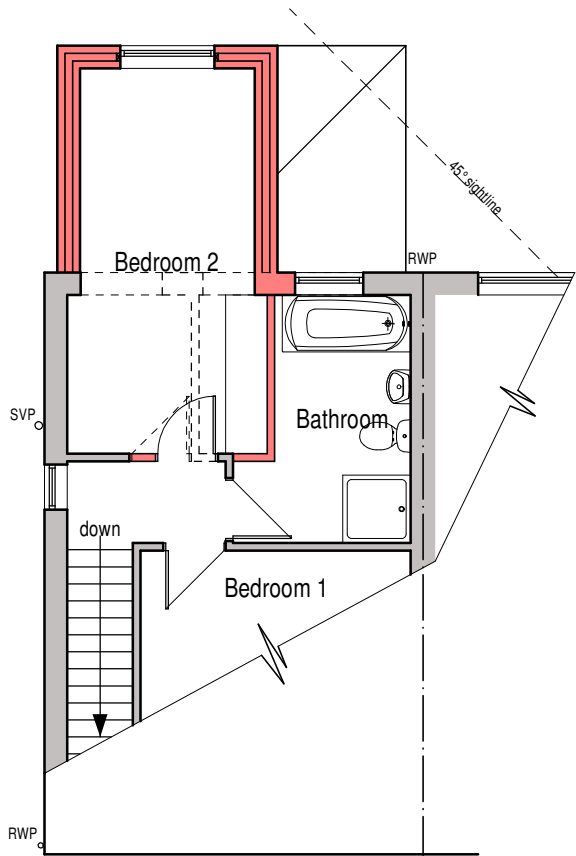
Date	Sheet	Scale
March 2021	A2	1:100
Orig No.	Rev.	Drawn
2021-2586-02	E	NAW

A - 16/04/2021 - SKETCH UPDATED FOLLOWING CLIENT FEEDBACK
B - 07/05/2021 - EXTENSIONS INCREASED IN DEPTH AS PER CLIENT'S FEEDBACK
C - 21/05/2021 - DRAWING UPDATED PRIOR TO PLANNING SUBMISSION
D - 28/07/2021 - SCHEME UPDATED FOLLOWING PLANNING OFFICER COMMENT
E - 03/08/2021 - FIRST FLOOR EXTENSION BROUGHT FORWARD



10 Cawdry Buildings, Fountain Street, Leek. ST13 6JP
Telephone: 01538 386002
E-mail: info@sammonsltd.co.uk
Web: www.sammonsltd.co.uk

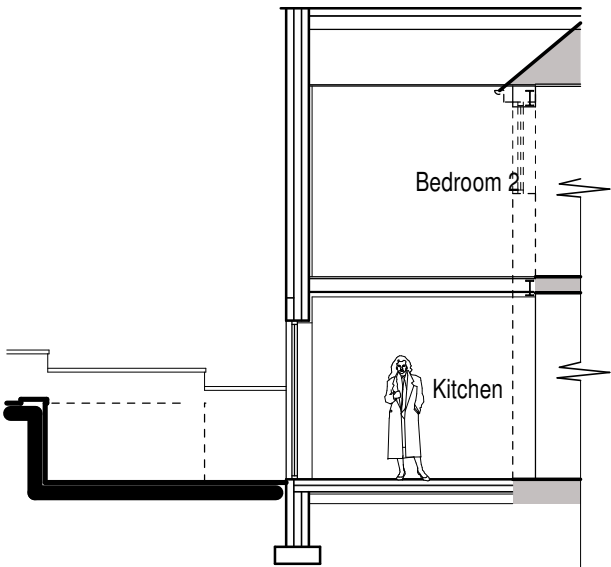
This drawing is copyright.
All dimensions must be checked prior to commencement.



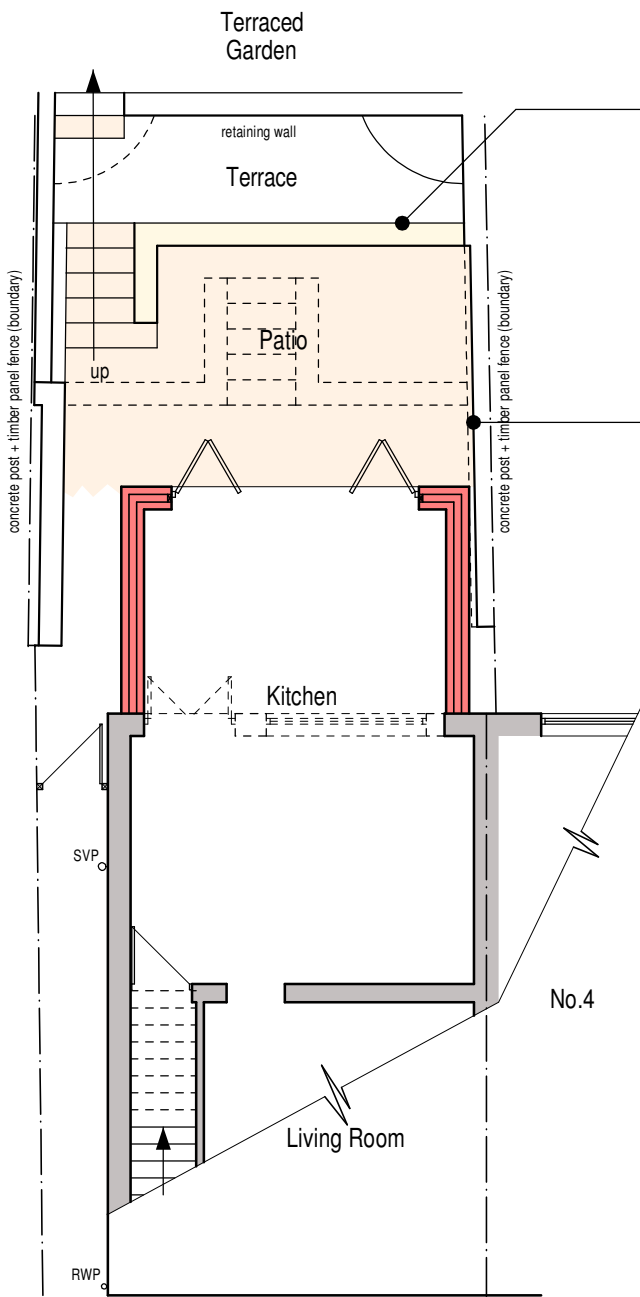
Part First Floor



Rear Elevation
(South East)



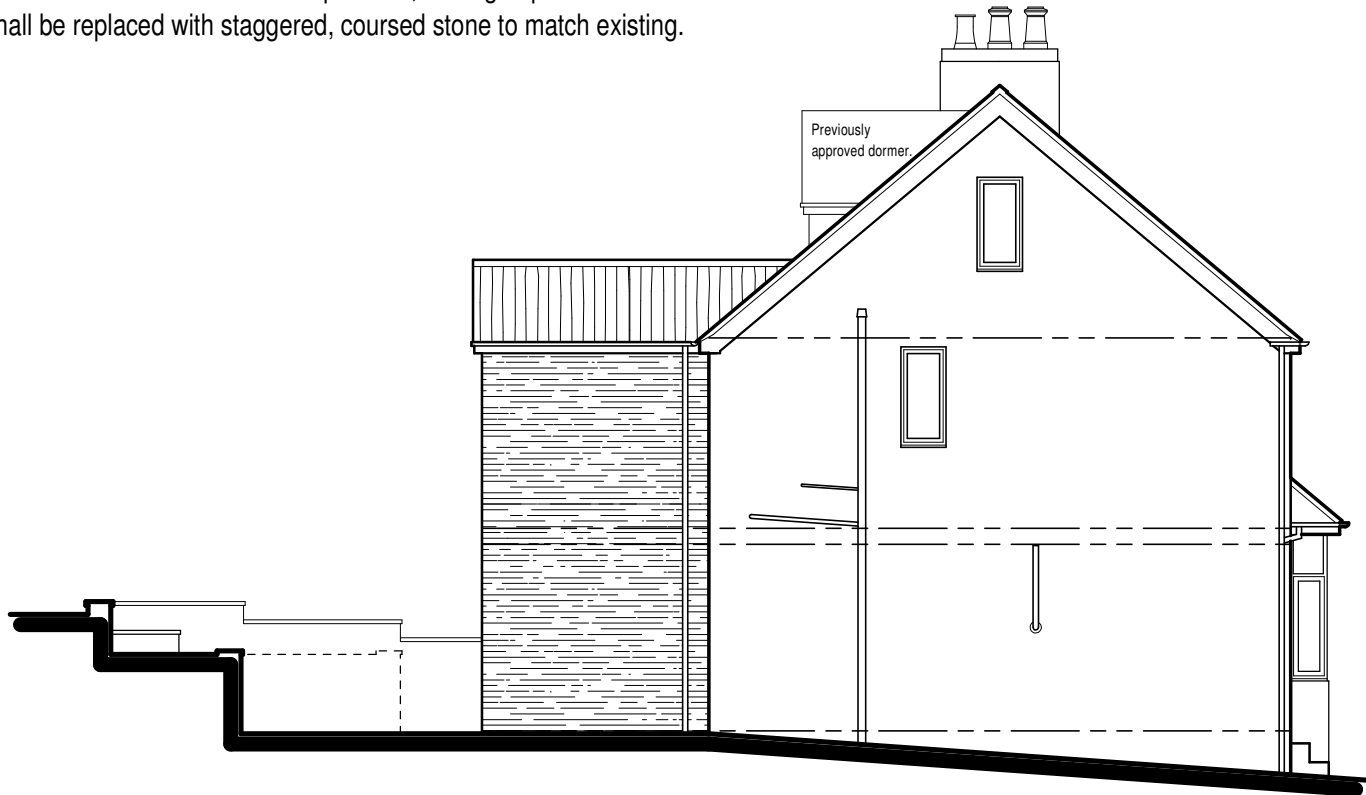
Typical Section
(North East)



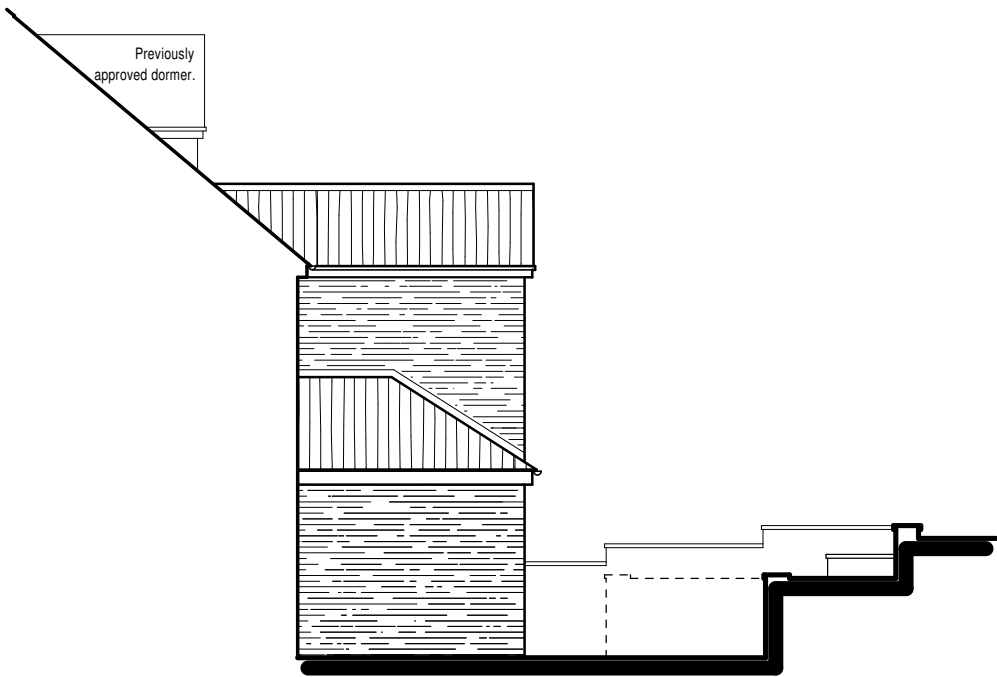
Part Ground Floor

PROPOSED WALL
Existing retaining wall and steps up to Terrace to be carefully demolished as indicated with short dotted lines. New wall to be formed using materials to match existing. Paving to steps and Patio area to Client's choice.

EXISTING WALL
Outerleaf of existing wall to be removed to allow for a reduction to the thickness of the wall behind. Once wall has been reduced in thickness the finishing material shall be re-used where possible, damaged portions shall be replaced with staggered, coursed stone to match existing.



Side Elevation
(North East)



Side Elevation
(South West)