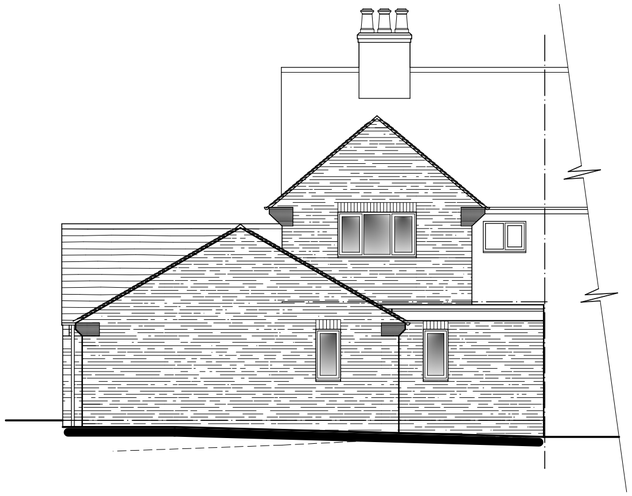


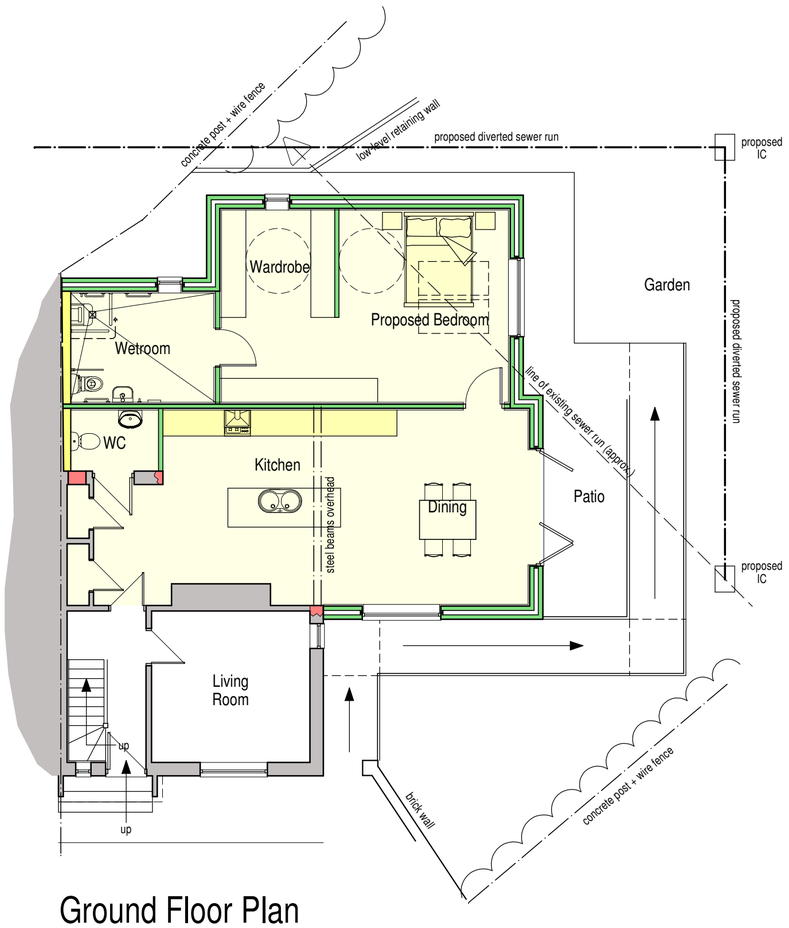
West Elevation



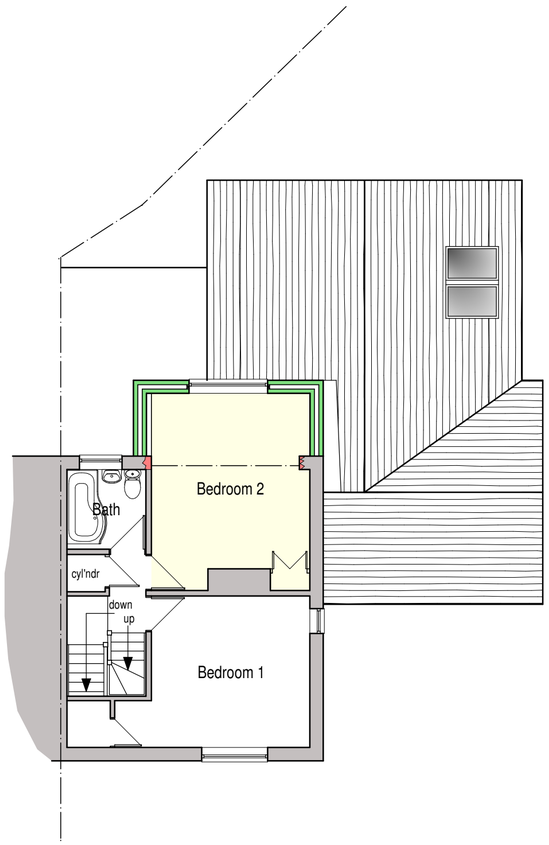
East Elevation



South Elevation




Ground Floor Plan




First Floor Plan

PROPOSED MATERIALS

- Roof
  Plain clay tiles to match existing roof.
  Flat portion of roof to be constructed using single ply roofing membrane.
- Roof windows
  2 No. Velux roof windows (nominal sizes 780 x 1400mm)
- Rainwater goods
  Black finish uPVC half-round gutters and circular downpipes with matching clips and brackets. All to match existing.
- Eaves
  Black uPVC fascia boards and soffits to match existing. Eaves to be complete with tile creasing eaves to compliment existing.
- Walls
  Facing brick and mortar to match existing.
- Windows
  White finish uPVC casement style windows to match existing. Windows complete with brick soldier course head.
- Doors
  Aluminium bi-fold doorset, powder coated white to compliment existing. Doorset complete with brick soldier course head.

LANDSCAPING

An external ramp shall be formed up to the bi-fold doorset as a means of aiding access to the property.
The ramp shall be finished in tarmac with brick edgings.
The patio and path shall be finished with riven slabs.
Patio and ramp shall have a steel and glass balustrade where indicated.
All construction to suit current Building Regulations.




scale bar @ 1:100

# Mr & Mrs Baker

Proposed Extension at
12 Daisy Avenue,
Ipstones,
Stoke-On-Trent,
Staffs, ST10 2LE

Planning Proposal
Floor Plans and Elevations

| Date | Sheet | Scale |
|---|---|---|
| April 2023 | A2 | 1:100 |
| Drg No. | Rev. | Drawn |
| 2023-2785-02 | C | NAW |

A - 12/05/2023 - BEDROOM EXTENSION ENLARGED AND WETROOM REDUCED
B - 26/05/2023 - EXTENSION ENLARGED AND WIDENED
C - 07/06/2023 - TITLE SHEET AMENDED

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