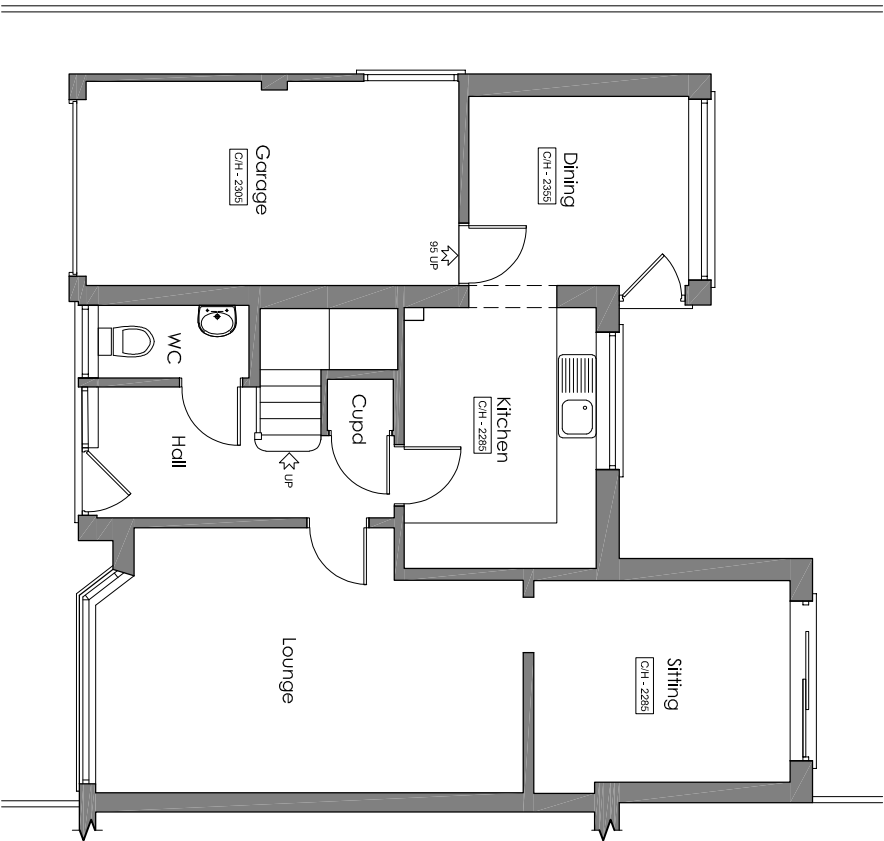
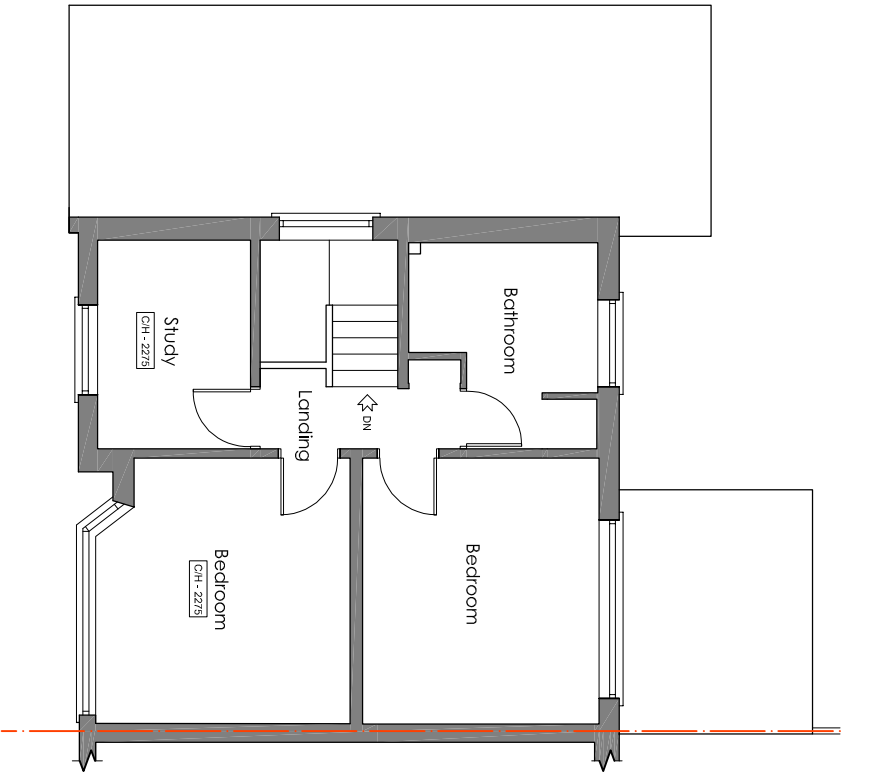
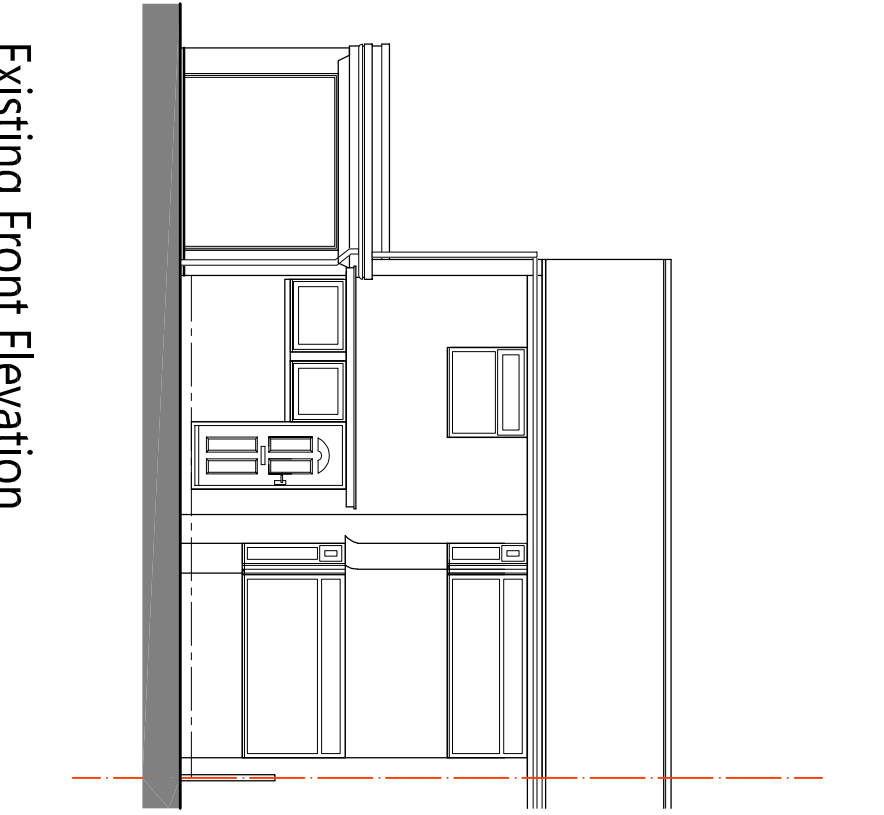




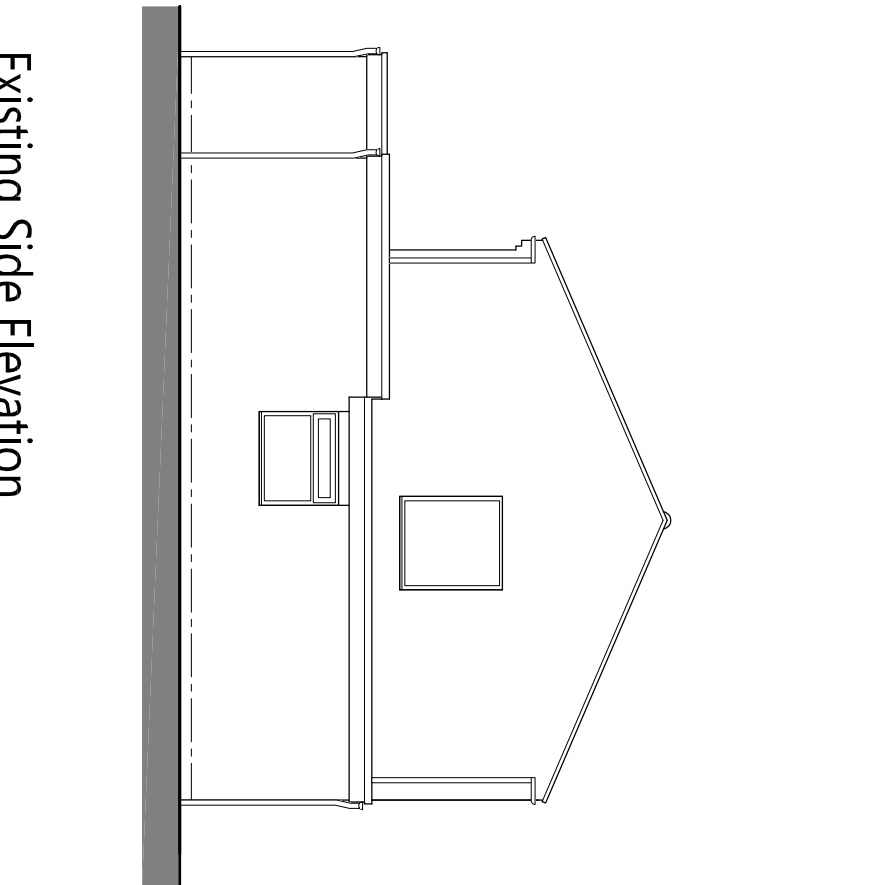
Existing Ground Floor Plan



Existing First Floor Plan



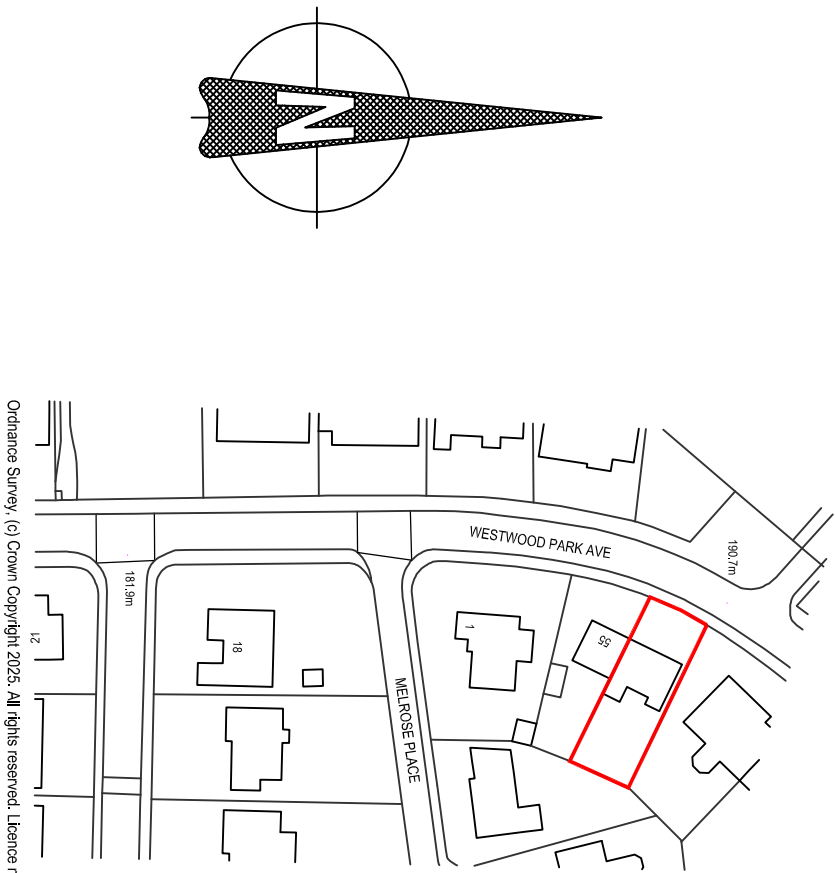
Existing Front Elevation



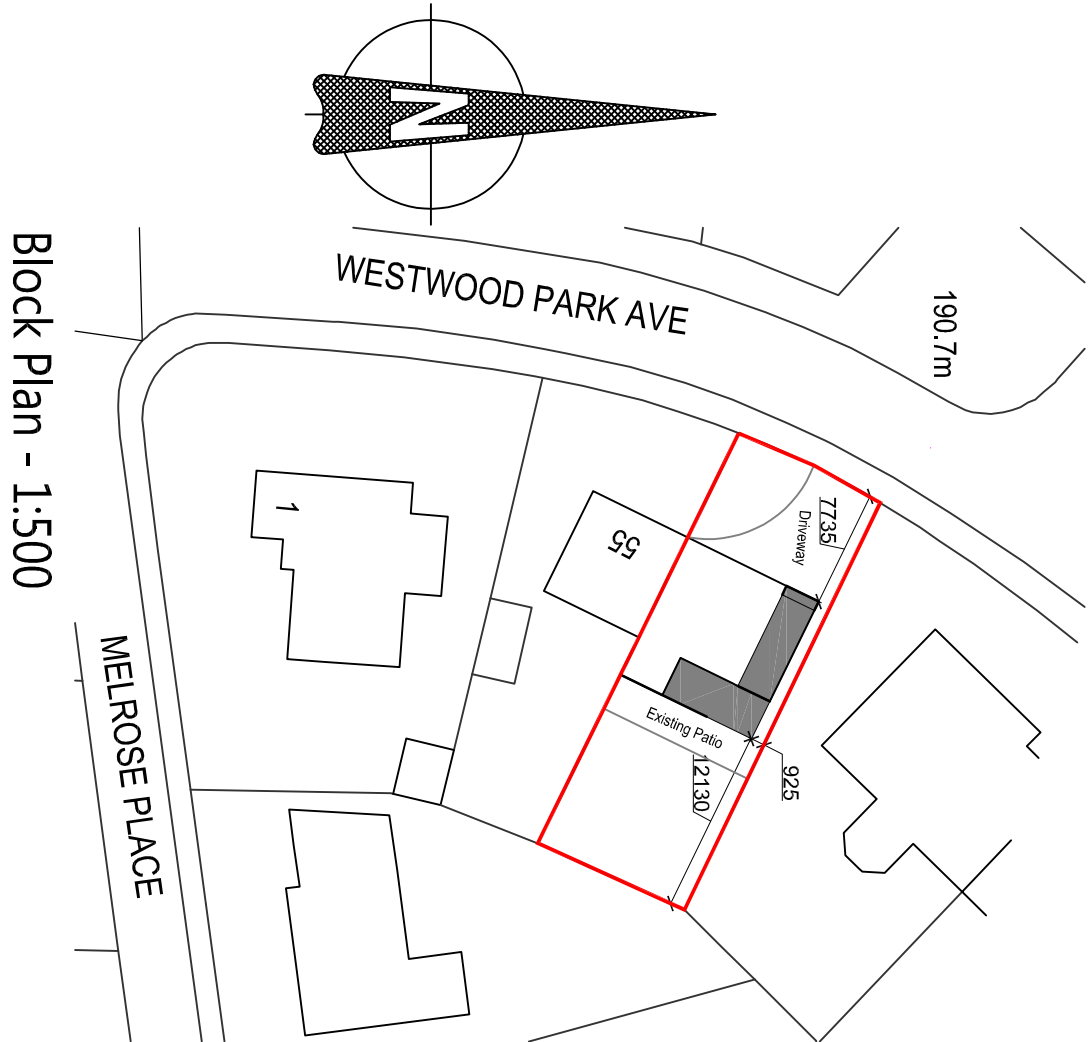
Existing Side Elevation



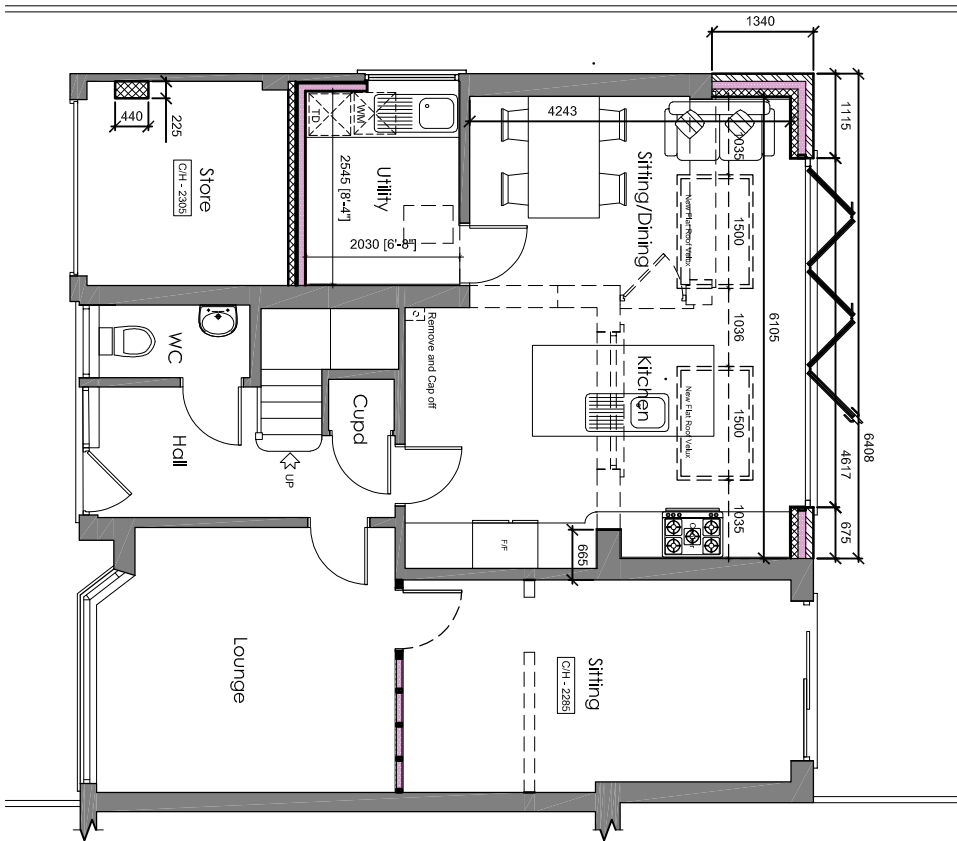
Existing Rear Elevation



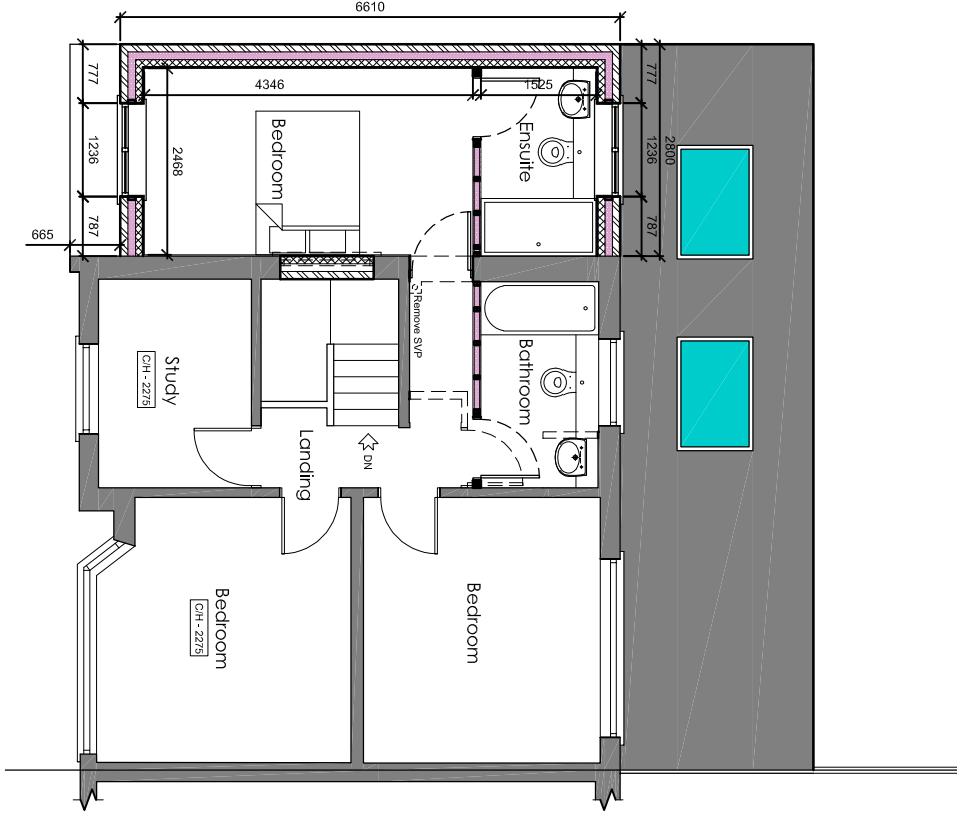
Location Plan - 1:1250



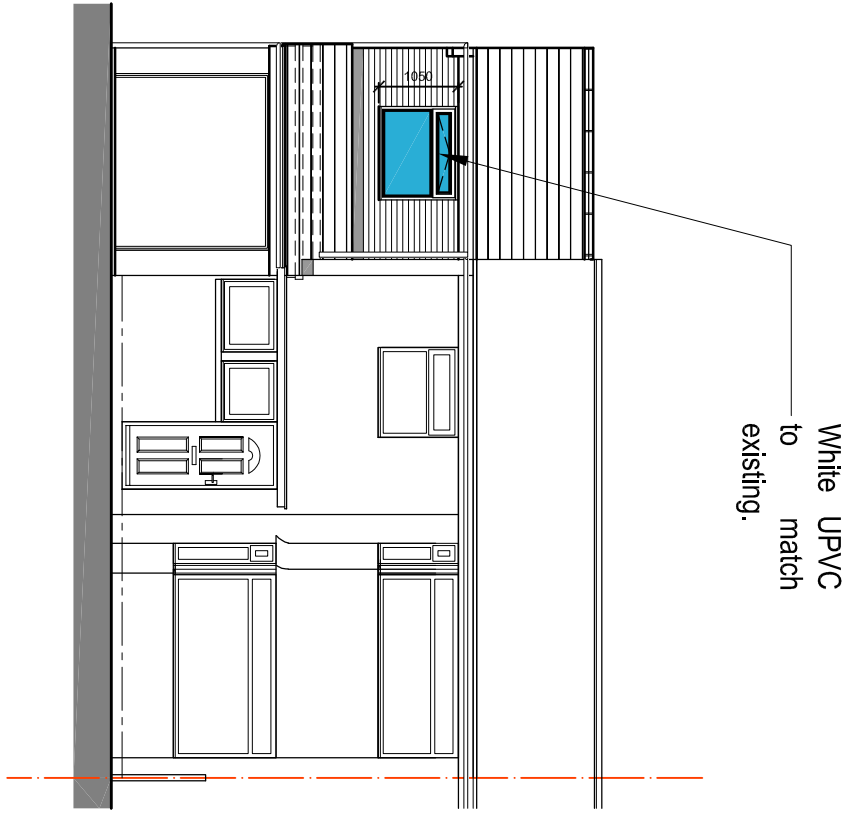
Block Plan - 1:500



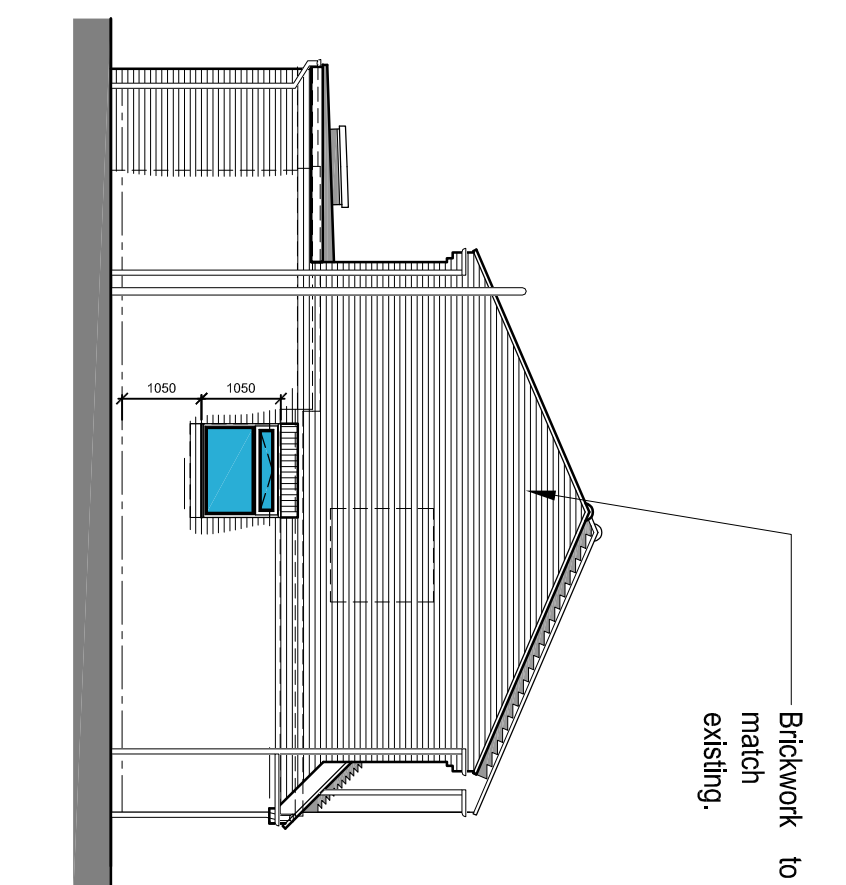
Proposed Ground Floor Plan



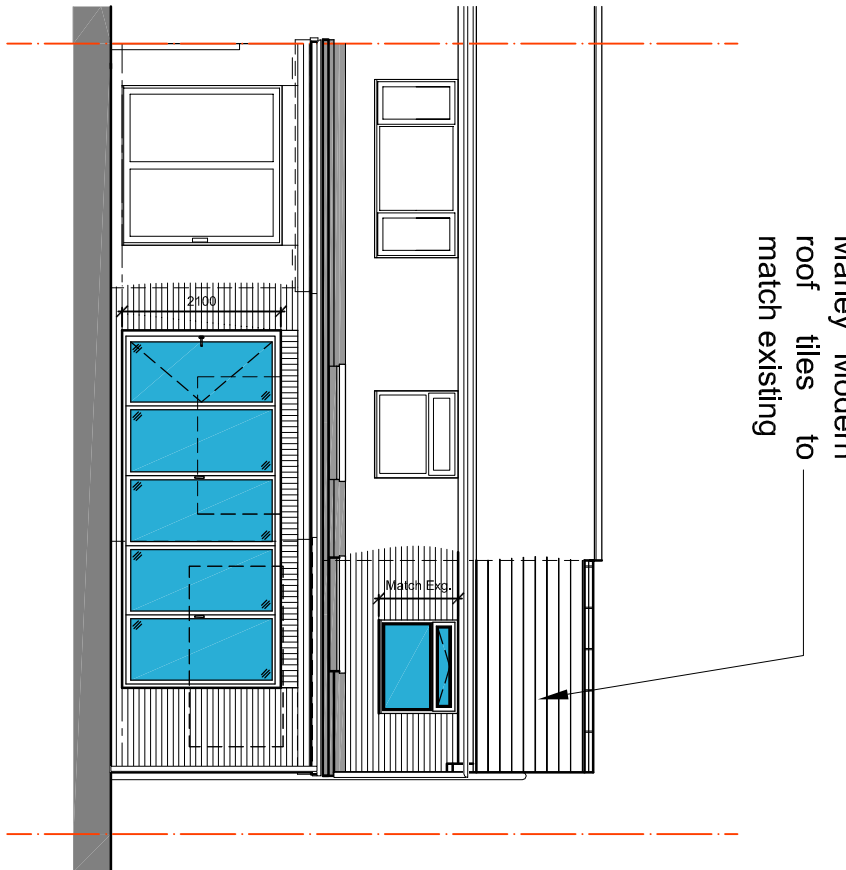
Proposed First Floor Plan



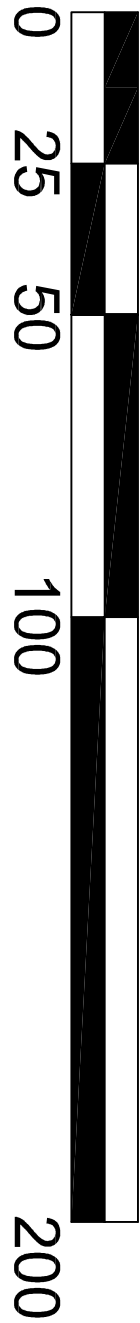
Proposed Front Elevation



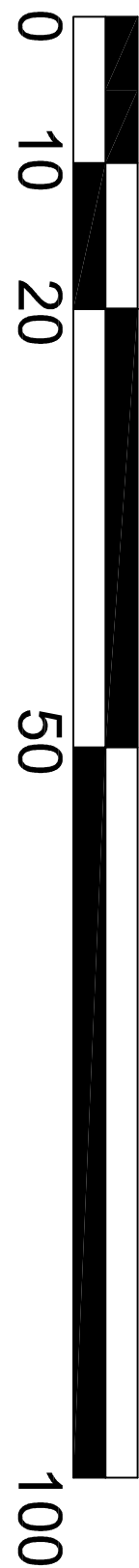
Proposed Side Elevation



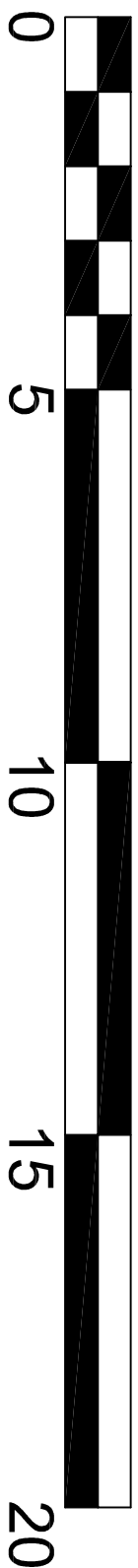
Proposed Rear Elevation



SCALE BAR 1:1250



SCALE BAR 1:500



SCALE BAR 1:100

GNC Architectural Services

BUILDING PLANS

CLIENT:
Mr. Richard Wootton

SITE:
53 Westwood Park Avenue, Leek, ST13 8LR

Project:
Proposed Single Storey Rear & Two Storey Side Extension Above Existing Garage

Date: September 2025
Scale @ A1:
1:100, 1:500 & 1:1250

Drawing No: GNC/25/161/4
Drawing Title: Planning Drawing
Revision: A

Dimensions only are to be taken from this drawing. All contractors must visit the site and be responsible for taking and checking all dimensions relative to their work. To be read in conjunction with other specialist drawings and documentation. Any works carried out prior to full Plan Appraisal from Building Control or Planning Permission are at the Clients own risk.

The 'Party' Wall etc act 1996 is effective if any of the following circumstances apply:
A. The work is being carried out to or on the party wall
B. A new party wall/structure is being erected
C. Any new foundations project onto or below the neighbours land
D. New excavations (within 6m) are deeper than the neighbouring foundations.

If applicable, the person owning the building upon which the proposed work is to be carried out (building owner) will have a duty to inform the legal owner(s) of the adjoining premises (adjoining owner(s)) of the work to be undertaken and obtain consent for that work. Notification of up to 2 months prior to commencement of works on site may be required in some circumstances and therefore you advised to obtain further information as contained within the party wall etc act 1996 - explanatory booklet from the government website, www.communities.gov.uk, to establish your responsibilities and obtain consent prior to site works commencing.

GNC Architectural Services are not the appointed Principal Designer as described in the CDM Regulations 2015. As such, all building work must be carried out by a single contractor who must take on the clients duties as well as their own as the principal (see disclaimer). For work with more than one Contractor or Principal Designer, it is the Clients duty to appoint a Principal Designer and/or Principal Contractor to fulfil the role and duties under the HSE CDM Regulations 2015.