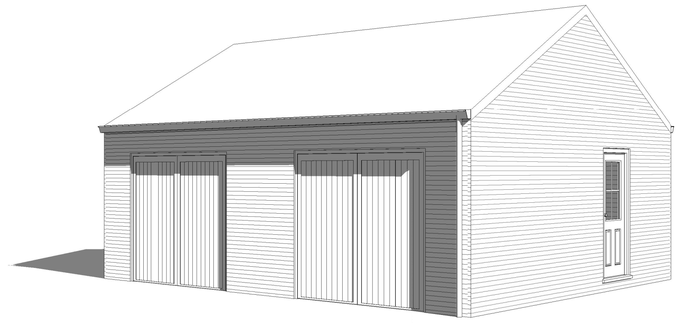
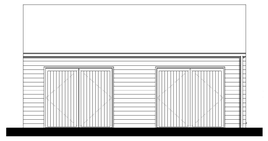


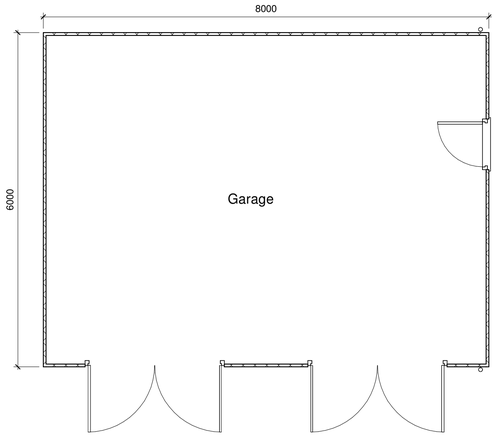
3D View 1



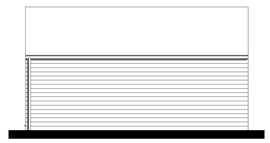
Proposed Front Elevation
1 : 100



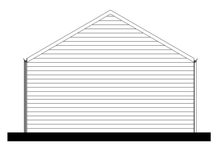
Proposed Side (1) Elevation
1 : 100



Proposed Ground Floor Plan
1 : 50



Proposed Rear Elevation
1 : 100



Proposed Side (2) Elevation
1 : 100





VISUAL SCALE 1:50 @ A1



VISUAL SCALE 1:100 @ A1

Rev	Description	Date
a	3D Visuals Removed	30/01/25

AUSTIN JOHN
ARCHITECTURAL

RUALEN, MILL GREEN ROAD,
PINCHBECK, SPALDING PE11 3PU
07939000388

PROJECT

Proposed Side and Rear
Extensions to House,
Proposed Detached Annex
and Proposed Timber Garage

CLIENT

Mr and Mrs Offard
Lilac House, Herring Lane
Pinchbeck PE11 3ST

DRAWING

Proposed Ground Floor Plan
Proposed Elevations
3D View

DRAWING NUMBER:	DATE:
AJA/1286/23/04a	23/08/2023
DRAWN BY:	SCALE (@ A1):
HA	As indicated

COPIES OF THESE DRAWINGS MUST NOT BE TAKEN, TRACED OR ALTERED FOR ANY PURPOSE OTHER THAN THAT FOR WHICH THEY ARE ISSUED WITHOUT WRITTEN PERMISSION OF AUSTIN JOHN LTD. THESE SERVICES ARE PRODUCED ONLY FOR THE PURPOSE OF OBTAINING PLANNING OR BUILDING REGULATIONS APPROVAL AND DO NOT CONTAIN A FULL SPECIFICATION FOR THE PROPOSED WORK AND MUST NOT BE USED AS A CONTRACT DOCUMENT ALONE.
THE PROPOSED WORK WILL NOT BE SUPERVISED/INSPECTED BY AUSTIN JOHN LTD (unless agreed separately) AND IT IS THE RESPONSIBILITY OF THE CLIENT OR THEIR APPOINTED BUILDER/CONTRACTORS RESPONSIBILITY TO CONTROL WORKMANSHIP/MATERIALS AND SPECIFICATION AND ANY VARIATIONS TO THE CONTRACT, IT IS NEITHER PRACTICAL OR REASONABLE TO SHOW ALL THE RELEVANT MATTERS ON THE DRAWINGS, THE FACT THAT MATTERS ARE NOT MENTIONED DOES NOT ALEVIATE THE BUILDER/CONTRACTOR FROM RESPONSIBILITIES OF NON-COMPLIANCE. ALL MATERIALS AND WORKS SHALL BE CARRIED OUT AND FIXED AS RECOMMENDED AND INSTALLED TO THE MANUFACTURERS INSTRUCTIONS AND COMPLY WITH THE MANUALS AND APPROVED DOCUMENTS OF THE BUILDING REGULATIONS AND CURRENT NHBC TECHNICAL REQUIREMENTS CODES OF PRACTICE, BRITISH STANDARDS OR EUROPEAN CODE etc. ALL MEASUREMENTS ON THIS DRAWING ARE NOT TO BE SCALED FOR CONSTRUCTION/ORDERING PURPOSES. ALL DIMENSIONS FOR SETTING OUT OF THE WORKS AS SHOWN ON THE DRAWING TO BE CHECKED BY THE BUILDER/CONTRACTOR PRIOR TO THE COMMENCEMENT OF WORK AND ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT IMMEDIATELY. ALL DIMENSIONS ARE GIVEN TO THE OUTSIDE/INSIDE OF 7mm OR blockwork AND NOT FINISHED PLASTER. IT IS RECOMMENDED THAT A SITE SOIL SURVEY IS UNDERTAKEN PRIOR TO COMMENCEMENT OF WORKS. THE ACTUAL POSITIONING OF APPARATUS MUST BE ESTABLISHED BY THE BUILDER/CONTRACTOR PRIOR TO COMMENCEMENT OF WORK AND REPOSITIONED TO SUIT THE INDIVIDUAL SERVICE SUPPLIERS INSTALLATION RECOMMENDATIONS.
AUSTIN JOHN LTD WILL NOT SHARE ANY CONFIDENTIAL INFORMATION WITH OTHER PARTIES WITHOUT YOUR CONSENT. FOR A COPY OF OUR PRIVACY POLICY PLEASE CONTACT INFO@AUSTINJOHNINTERIORS.CO.UK

HEALTH & SAFETY
The client is to ensure that the appointed contractor is familiar with and complies with Health & Safety for Building Sites and Work Places.