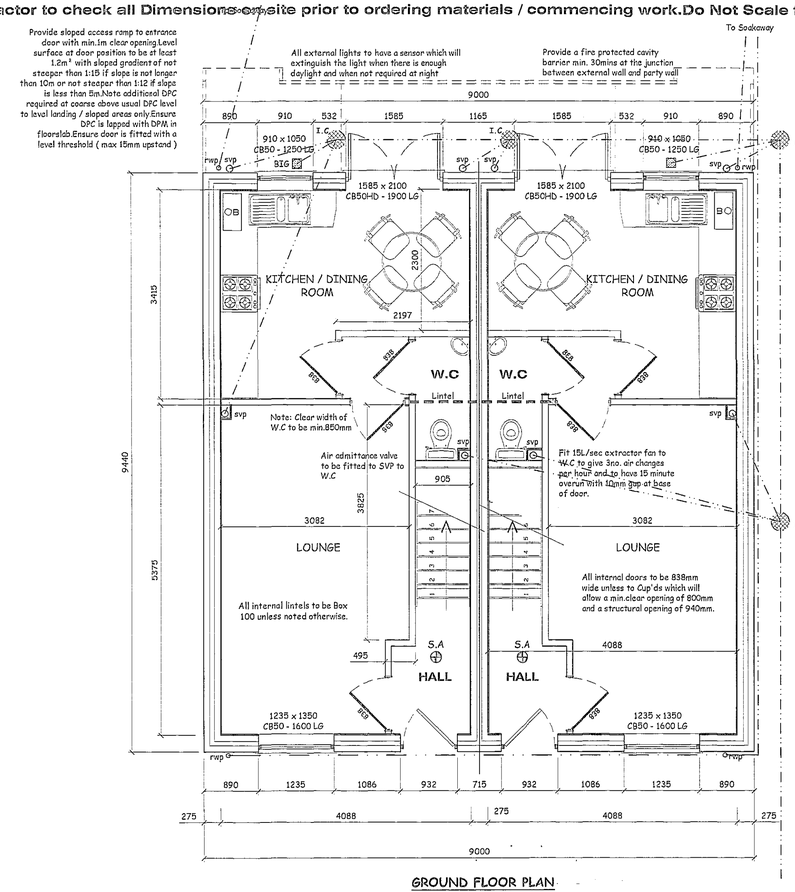
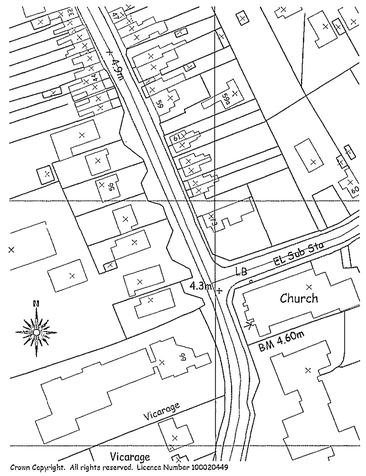
Contractor to check all Dimensions on site prior to ordering materials / commencing work.Do Not Scale from this Drawing - If in doubt then please ask

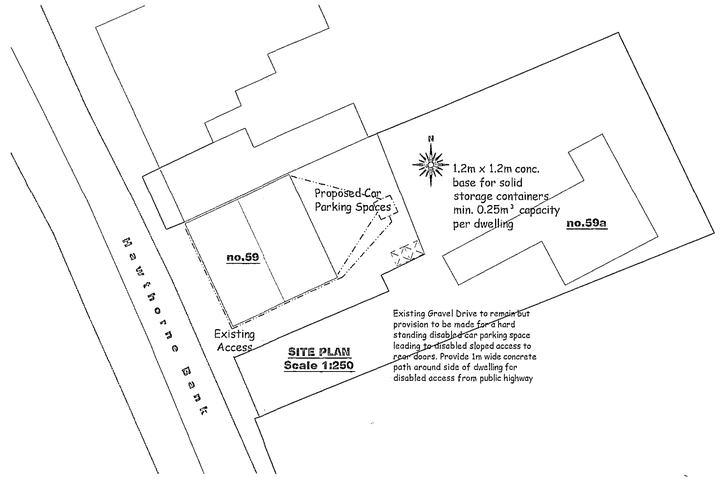


GROUND FLOOR PLAN
Scale 1:50



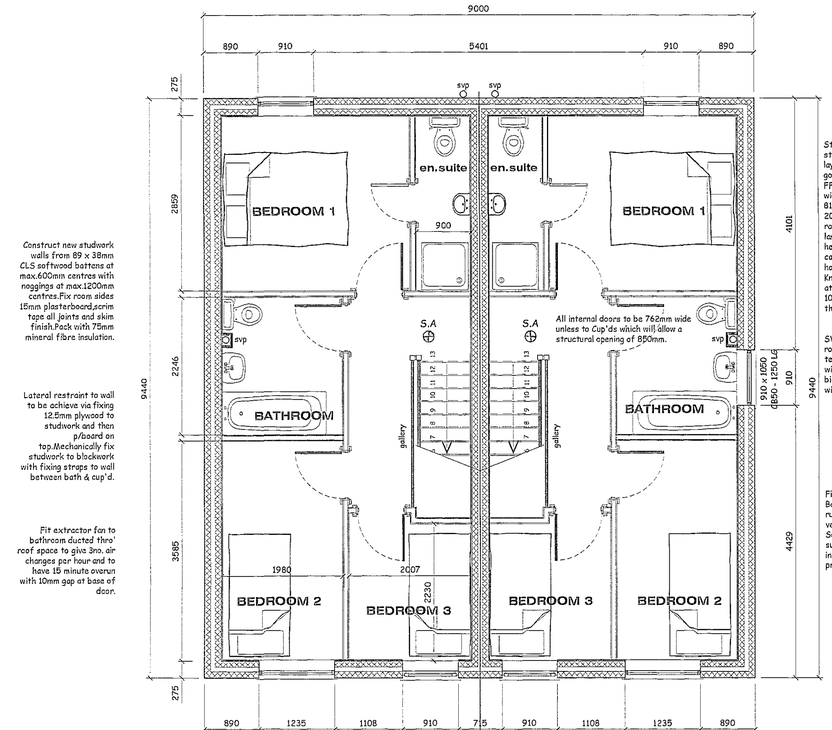
Crown Copyright. All rights reserved. Licence Number 100020449

LOCATION PLAN
Scale 1:1250



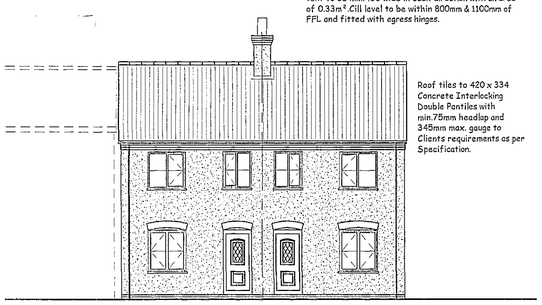
SITE PLAN
Scale 1:1250

Existing Gravel Drive to remain but provision to be made for a hard standing disabled car parking space leading to disabled sloped access to rear doors. Provide 1m wide concrete path around side of dwelling for disabled access from public highway



FIRST FLOOR PLAN
Scale 1:50

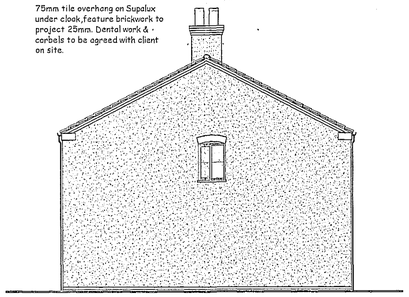
All new window opening vents to first floor to allow means of escape in an emergency situation.Opening vent to be min.450 wide in each direction with an area of 0.33m².Cill level to be within 800mm & 1100mm of FFL and fitted with egress hinges.



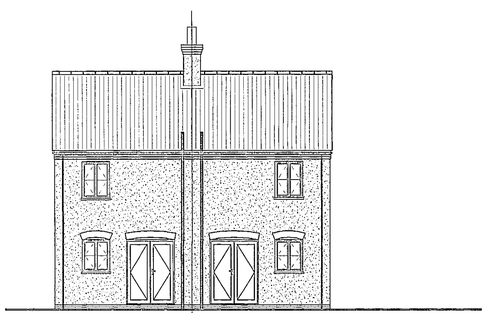
Roof tiles to 420 x 334 Concrete Interlocking Double Pantiles with min.75mm headlap and 348mm max. gauge to Clients requirements as per Specification.

PROPOSED FRONT ELEVATION
Scale 1:100

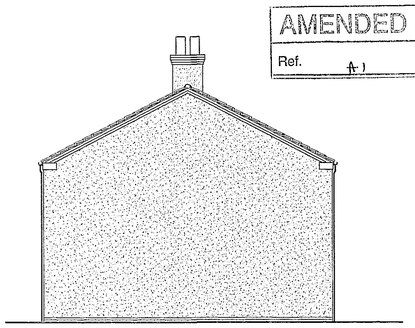
75mm tile overhang on Supalux under cloak,feature brickwork to project 25mm. Dental work & - corbels to be agreed with client on site.



PROPOSED SIDE ELEVATION
Scale 1:100



PROPOSED REAR ELEVATION
Scale 1:100



PROPOSED SIDE ELEVATION
Scale 1:100

AMENDED PLAN
Ref. A1

SHDC
Planning & Development
0 6 OCT 2005
Ref: 0556/05

rev "E" - 04.10.05 - First floor layout re-designed to incorporate additional bedroom. "Room in the Roof" omitted.

rev "D" - 27.09.05 - Dummy Chimney Breast Added to suit the Planning Dept.

rev "C" - 10.08.05 - Size reduced by 265mm to suit site conditions

rev "B" - 07.06.05 - Building Control Amendments added

rev "A" - 26.04.05 - Roof Pitch & Front Elevation amended to suit the Planning Department

GENERAL CONDITIONS
Contractors are resonsible for checking all dimensions on site when work commences and before ordering any materials.Any discrepancies should be brought to the attention of the Client for remedial action before commencing futher.

All details shown are based on typical site conditions for that area, any abnormal conditions should be brought to the attention of the Client and Local Authority.

The notes shown are mainly to cover the requirements of Building Regulations and should not be treated as full specification.

No allowance has been made for any Structural Calculations,a "SAP" calculation, Soil Investigation or Flood Risk Assessment.If deemed necessary then these will be a chargeable extra.All steel beam sizes shown on drawing are all subject to confirmation from Structural Engineer.

All materials not specified to be of a standard suitable for the work proposed and be fit for purpose.All work to be in accordance with good building practise and all necessary BS codes for Workmanship on Building Sites.

Client :
Dijon Properties Ltd
7 Winsover Road
Spalding
PE11 1EG

Site :
Proposed Replacement Dwelling with Pair Semi Detached Dwellings @ 59 Hawthorne Bank, Spalding

remway design Ltd
3,Rembrandt Way
Spalding
Lincs
PE11 3HX
Tel: 07815 112 058
Fax: 01775 768 921
e-mail: jason@remwaydesign.co.uk

Date : jan05 | Scale : 1:50 / 1:100

Drawing No:
rem 999 - 01"E"