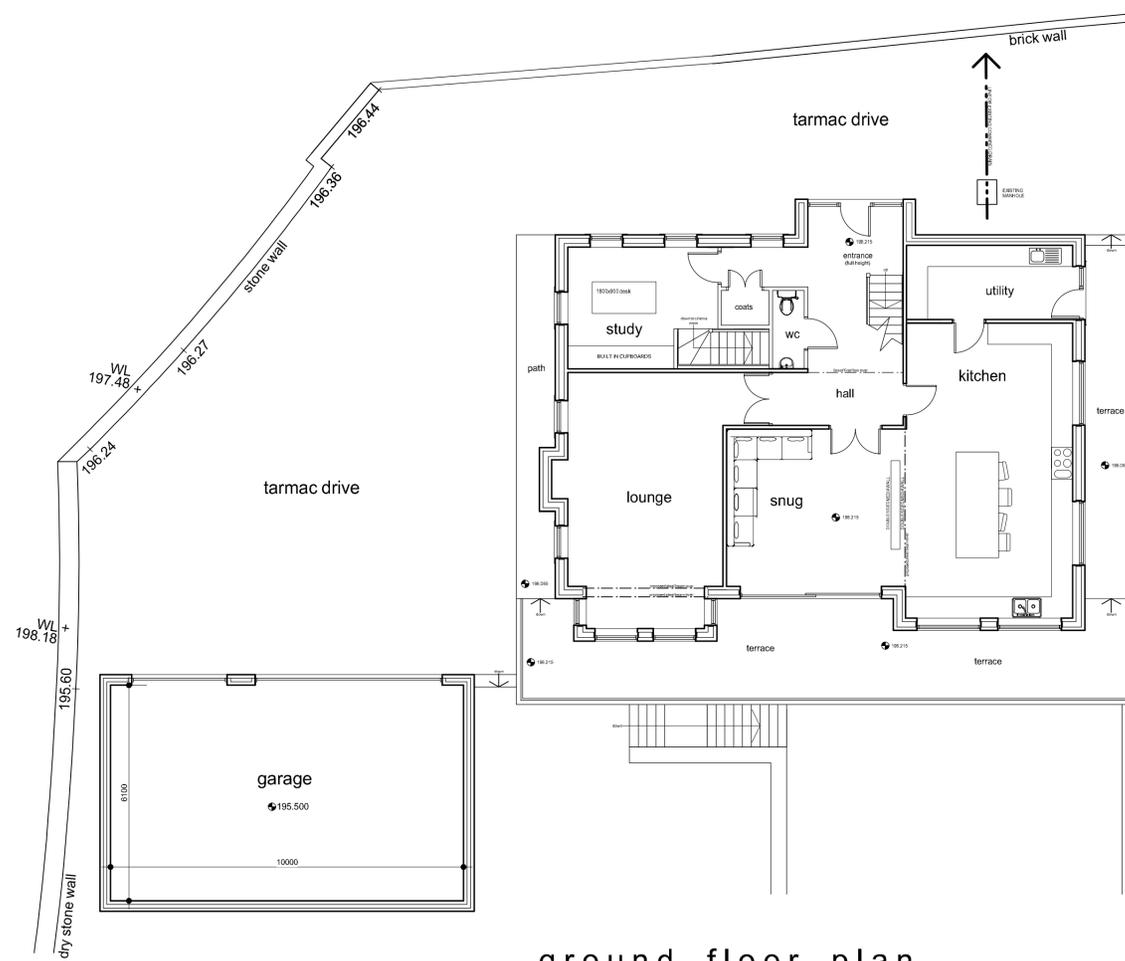
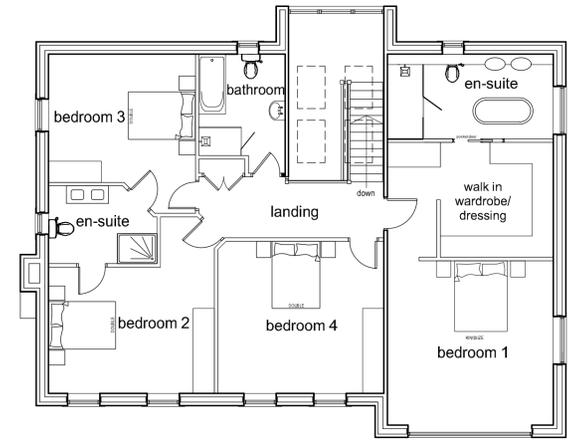


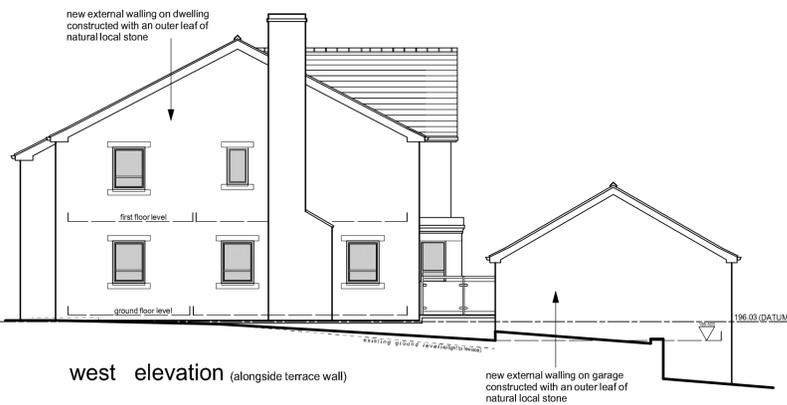
lower ground floor plan



ground floor plan

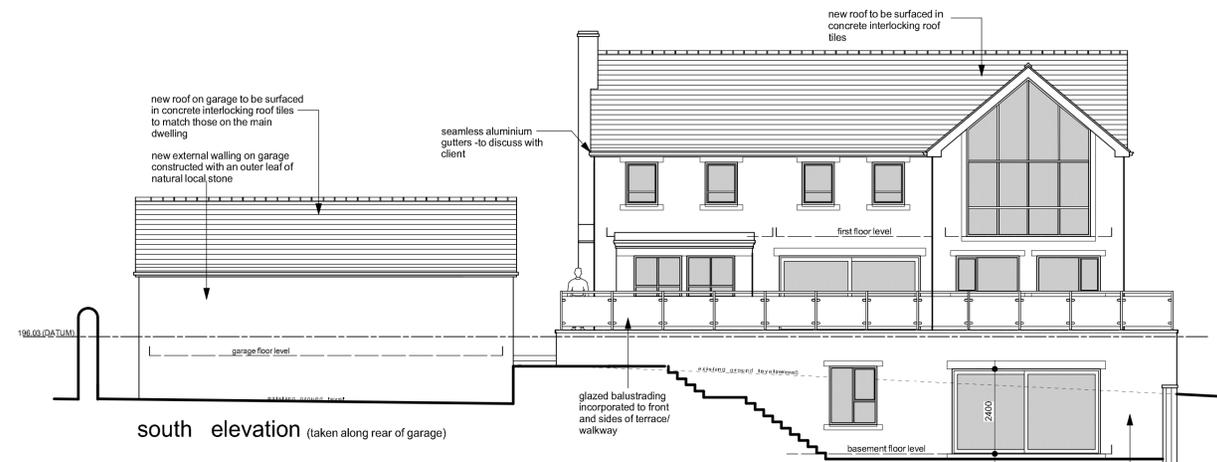


first floor plan



west elevation (alongside terrace wall)

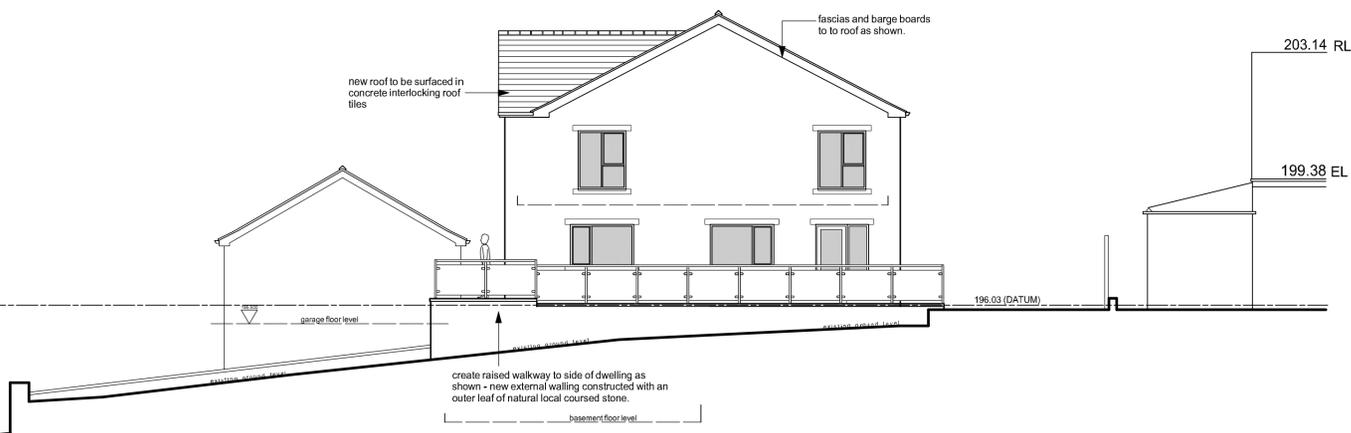
west elevation garage



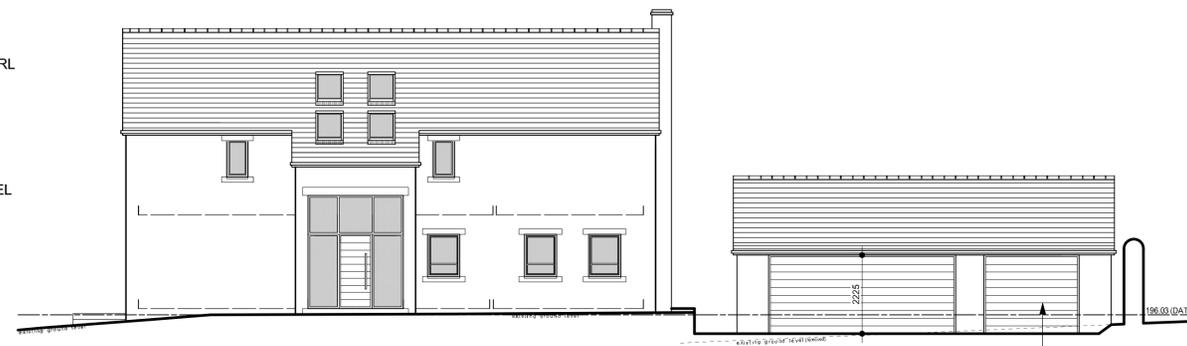
south elevation (taken along rear of garage)

south elevation (up against terrace wall)

create raised terrace to front of dwelling as shown - new external walling constructed with an outer leaf of natural local coursed stone.



east elevation (up against raised walkway wall)



north elevation

north elevation (taken from front of garage)

Notes:
This drawing has been prepared specifically for the purpose of Planning Permission (where appropriate) & Building Regulation Approval. Valley Properties accept no liability for errors or omissions. The drawing may be used for estimating purposes, but the Principal Contractor must carry out a site investigation. The Contractor is responsible for checking site dimensions, materials etc., and all building work, such work being checked by Building Control on site, as may be appropriate. Valley Properties disclaim any liability for works carried out.

Revisions:
Rev.A (13/12/2023) - Additional information added to planning officers comments
Rev.B
Rev.C
Rev.D
Rev.E

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Client Details
Mr & Mrs Hollingdrake

Project Title
Demolition of existing dwelling and detached garage & erection of new dwelling and detached garage at 71 Coach Road Cowcliffe Huddersfield

Drawing Title
Planning Drawing

Scale:	Drawing Number	Rev.	Date Drawn	Drawn By
1/100	2023/035/06	A	October 2023	Andrew Smith