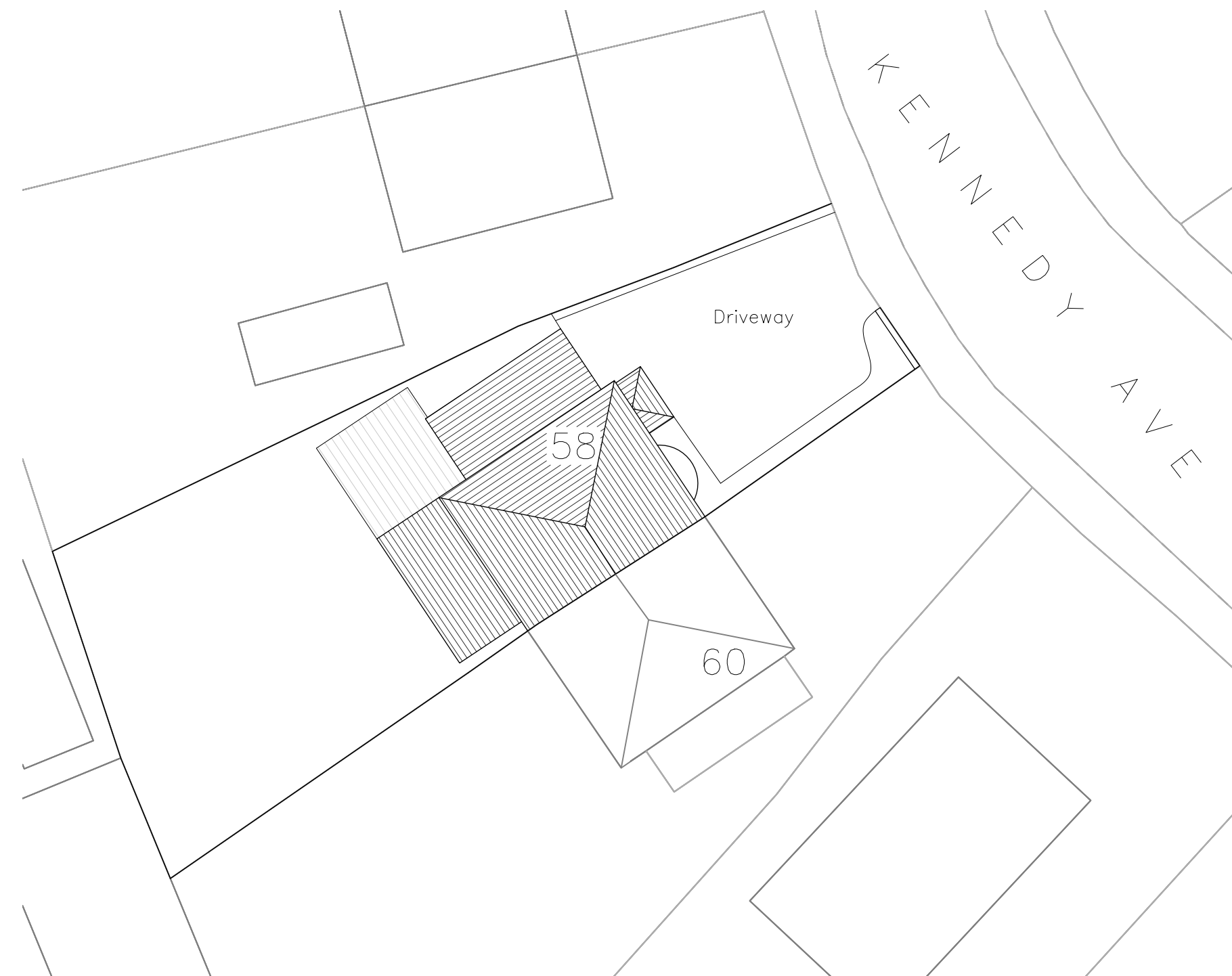




Existing North East Facing
Front Elevation
Scale 1:100



Proposed North East Facing
Front Elevation
Scale 1:100



Existing Site Layout
Scale 1:200

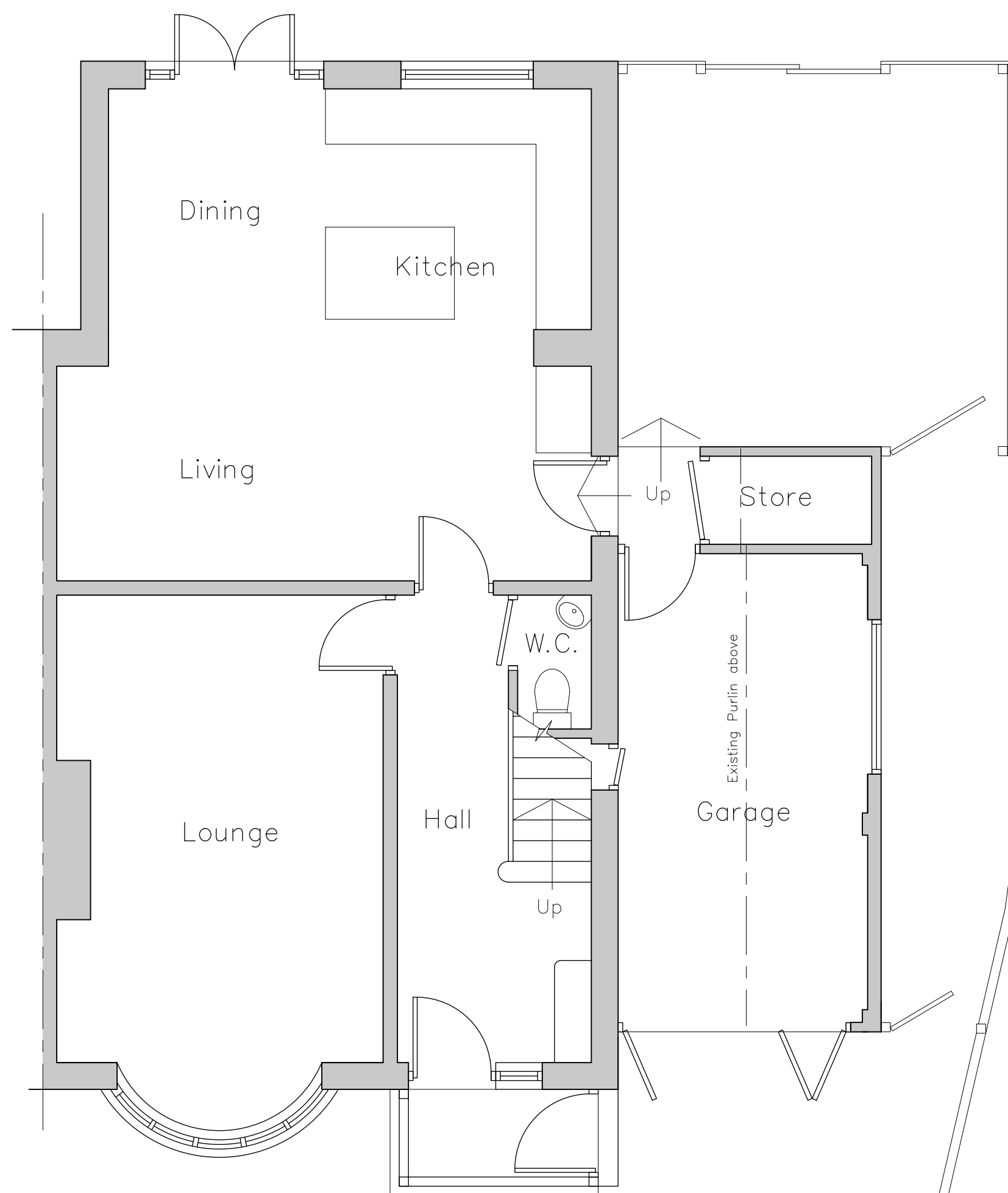
NOTES

1. No dimensions to be scaled. IF IN DOUBT ASK.
2. All dimensions must be checked and verified on site by the Contractor prior to the commencement of works and Hinchliffe Architecture & Design Ltd. to be notified of any discrepancies.
3. The copyright of these drawings remains the property of Hinchliffe Architecture & Design Ltd. They must not be reproduced in any way without prior written consent from the originator (Hinchliffe Architecture & Design Ltd.)

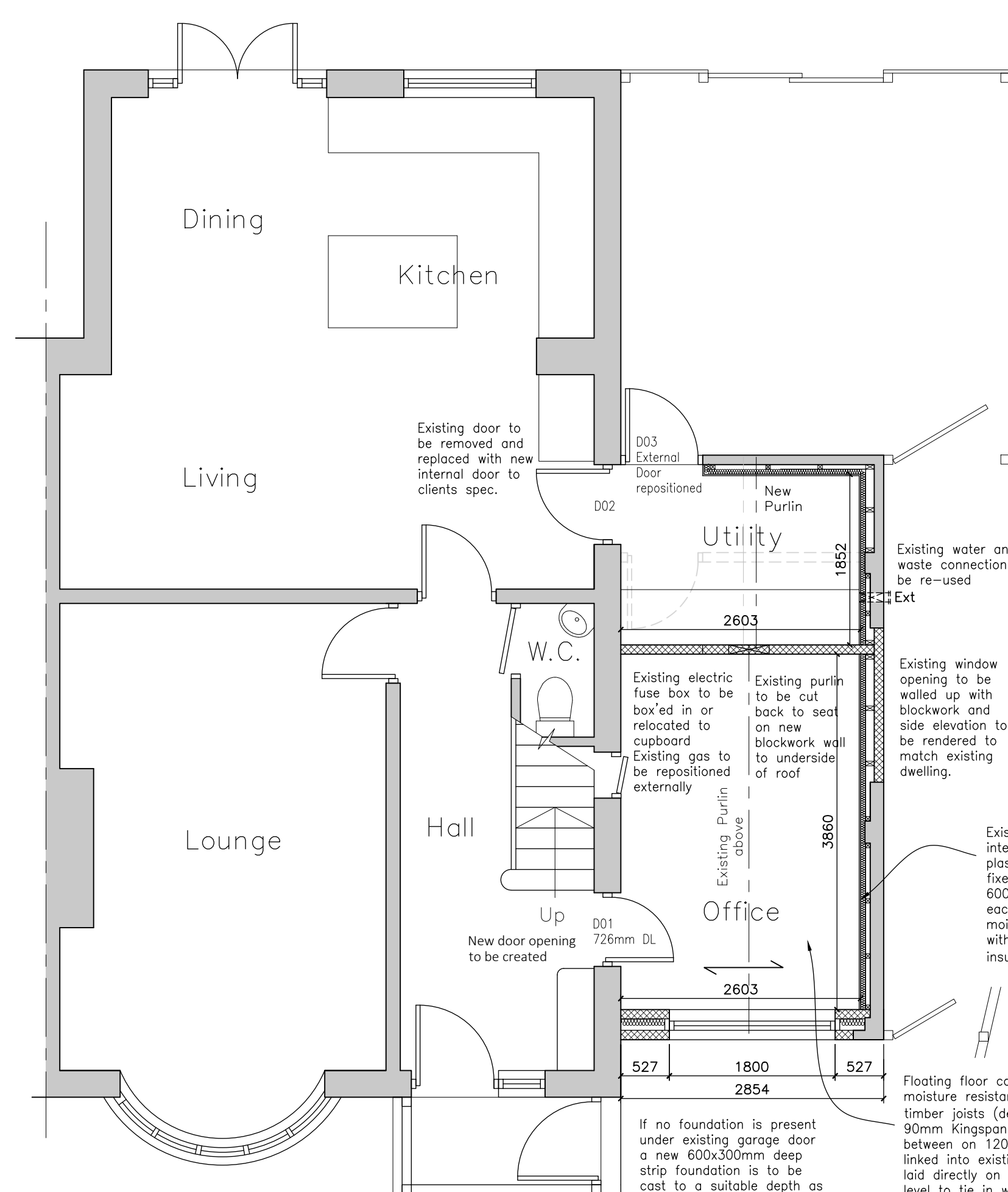
NOTE: CONTRACTOR TO CHECK ALL DIMENSIONS ON SITE PRIOR TO ANY FABRICATION OR CONSTRUCTION

NOTE: DRAWING TO BE READ STRICTLY IN CONJUNCTION WITH ALL STRUCTURAL ENGINEERS INFORMATION AND SKETCHES.

NOTE: ALL FOUNDATIONS, STEEL & TIMBER SIZES SHOWN ARE TO STRUCTURAL ENGINEERS DESIGN & CALCULATION. REFER TO STRUCTURAL CALCULATIONS & SKETCHES.



Existing Ground Floor Layout
Scale 1:50



Proposed Ground Floor Layout
Scale 1:50

EXISTING MATERIALS

- MASONRY – BRICK, PEBBLE DASH AND RENDER
- ROOF TILES – CLAY ROOF TILES
- DOORS – WHITE PVCu
- WINDOWS – WHITE PVCu
- RAINWATER GOODS – BLACK PVCu
- SOFFIT'S & FASCIA'S – WHITE PVCu

PROPOSED MATERIALS

- MASONRY – SMOOTH RENDER TO ALL ELEVATIONS
- ROOF TILES – CLAY ROOF TILES
- DOORS – WHITE PVCu
- WINDOWS – WHITE PVCu
- RAINWATER GOODS – BLACK PVCu
- SOFFIT'S & FASCIA'S – WHITE PVCu

Any existing walls which are to be removed or altered to be assessed and designed by structural engineer prior to construction

Refer to Structural Engineers Calculations for all structural design information

Architectural Key

- SD Smoke alarm - mains powered and interconnected
- HD Heat Detector - mains powered and interconnected
- SG Safety Glass
- obs Obscure Glazing
- Ext Extract Fan
- F Flue
- SVP Soil & Vent pipe
- AAV Air admittance valve
- RWP Rain water pipe
- B.I.G Back inlet gully
- G Gas Meter
- E Electric Meter
- EW Escape Window
- FD20 fire door
- FD30S self closing fire door

NB:- Door sizes shown represent size of door leaf and not structural opening.

B	20/24	EXISTING DWELLING TO BE RENDERED
A	18/24	AMENDED FOLLOWING RECEIPT OF CLIENT COMMENTS
Rev.	Date	Description
Status		
PLANNING		
Client		
MR & MRS MAGNER		
Project		
58 KENNEDY AVENUE FIXBY HUDDERSFIELD HD2 2HJ		
Drawing Title		
EXISTING & PROPOSED FLOOR PLANS, ELEVATIONS & SITE LAYOUT		
Scale (at A1)		Date
AS SHOWN		JULY 2024
Drg. no.	257-24-PL02	Rev. B