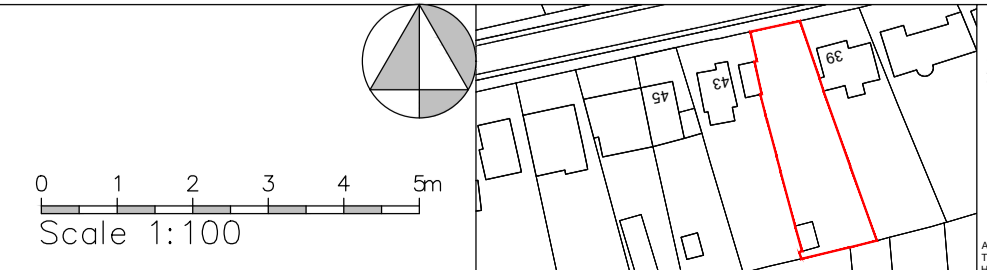


- Notes:
- A_Glebe Gate
 - B_Single Storey detached garage associated with 43 Glebe Gate
 - C_Existing boundary wall and hedging
 - D_Grass verge and footpath
 - E_Proposed new opening and dropped kerb from Highway linked to parking apron undertaken in accordance with MHCLG note on the permeable paving of front gardens
 - F_Proposed 3 bed dwelling house
 - G_Paved perimeter footpath and low level planting linked to patio area
 - H_Landscaped garden with amenity lawns, gravel walkway and perennial planting all as specialist detail
 - I_Refuse/recycling storage
 - J_Close boarded timber fencing above existing dwarf walling to define plot
 - K_Outline of existing ancillary buildings to be demolished shown dotted
 - L_Brickwork plinth to match adjacent houses with projecting string course
 - M_Ash White Silicon Render with expansion joints as manufacturers recommendations
 - N_Pvc-U windows and doors in openings formed in walling as SE detail
 - O_Bay Feature with slatted vertical cladding
 - P_Seamless metal gutters and downpipes linked to S/w drainage
 - Q_Interlocking concrete tile roof covering to match existing
 - R_Ramped approach and entrance door with level threshold
 - S_Feature timber straight flight stair with return landing
 - T_Store area with oversized external access
 - U_Island kitchen as specialist detail
 - V_En-suite bathroom with sanitaryware linked to new drainage
 - W_Built-in furniture as specialist detail
 - X_Proposed drainage connection subject to Yorkshire Water approval
 - Y_Refuse presentation point
 - Z_Proposed Habitat enhancement

Drawings based on Ordnance Survey (Streetwise License No 100047474) and preliminary survey - design and drawing content subject to further Site Surveys, Structural Survey, Site Investigations, Planning and Statutory Requirements and Approvals.

Glebe Gate Rev. Des. Date By



Project	Proposed new dwelling at land adjacent 43 Glebe Gate, Thornhills WF12 0JX
Client	Mr & Mrs M Lightowler, 30 Glebe Gate, Thornhills WF12 0JX
Dwg Title	(25440)4_Floor Plans
Scale	1: 50 @ A1
Date	May 26