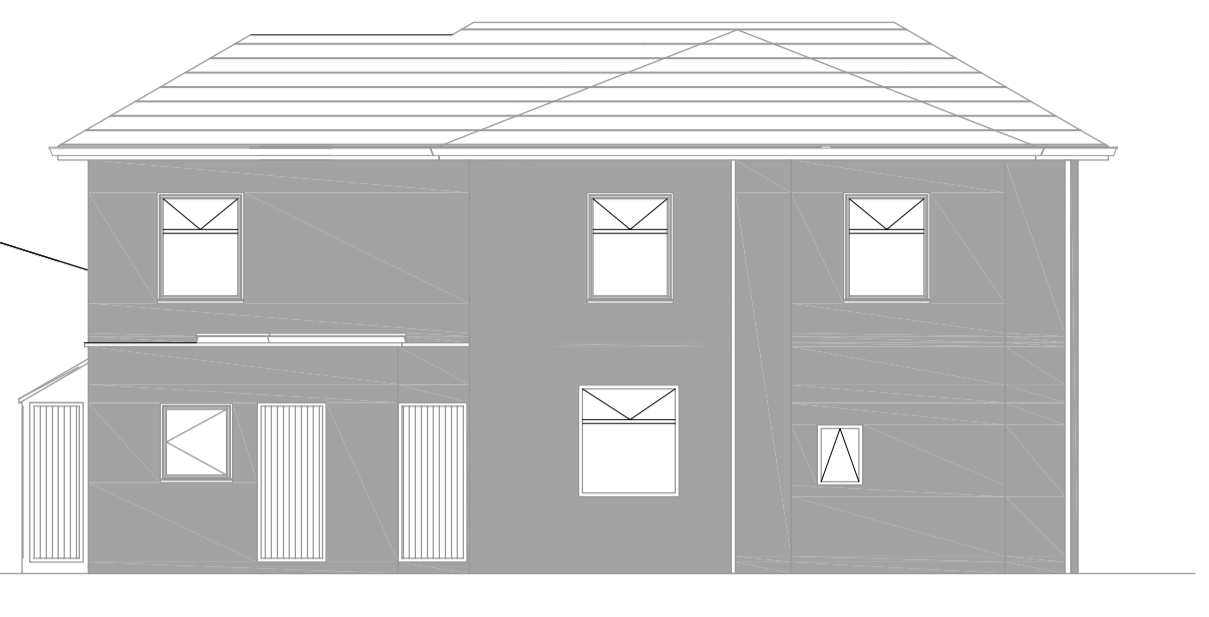
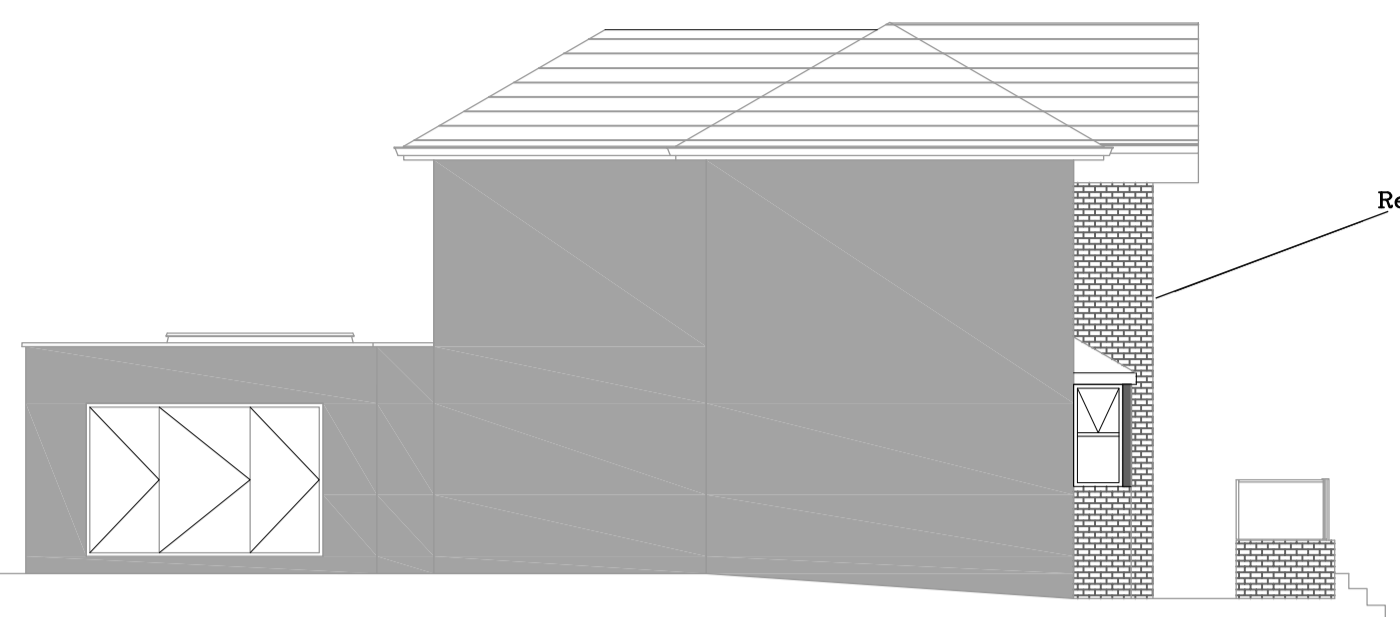




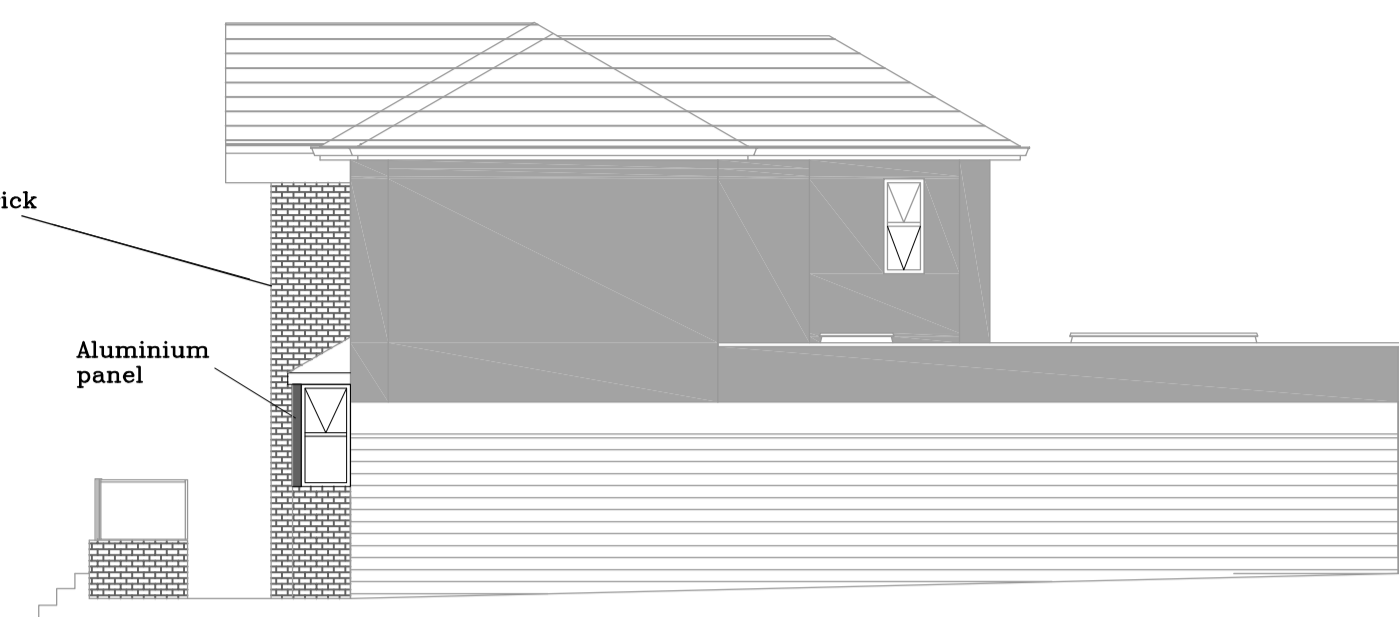
Front Elevation.  
as Proposed.



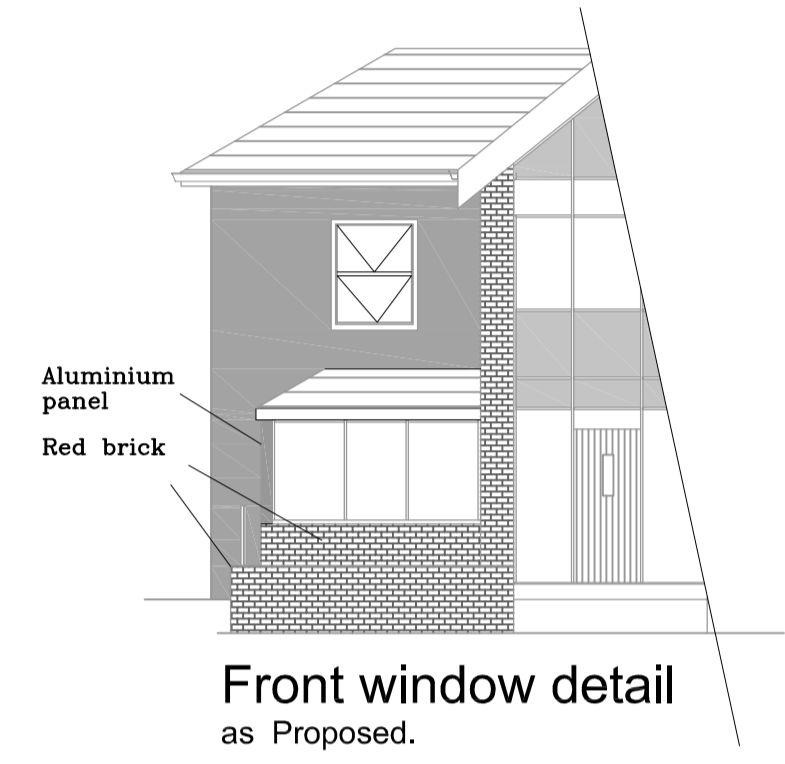
Rear Elevation.  
as Proposed.



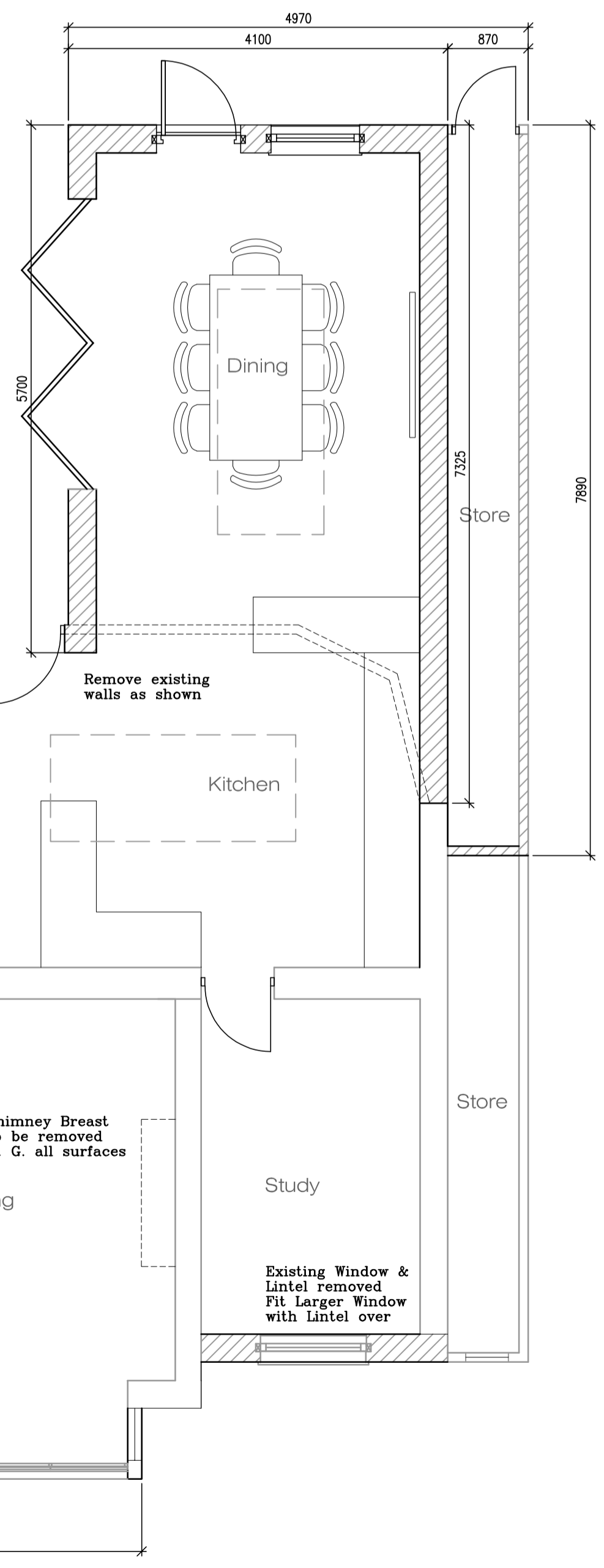
Side Elevation.  
as Proposed.



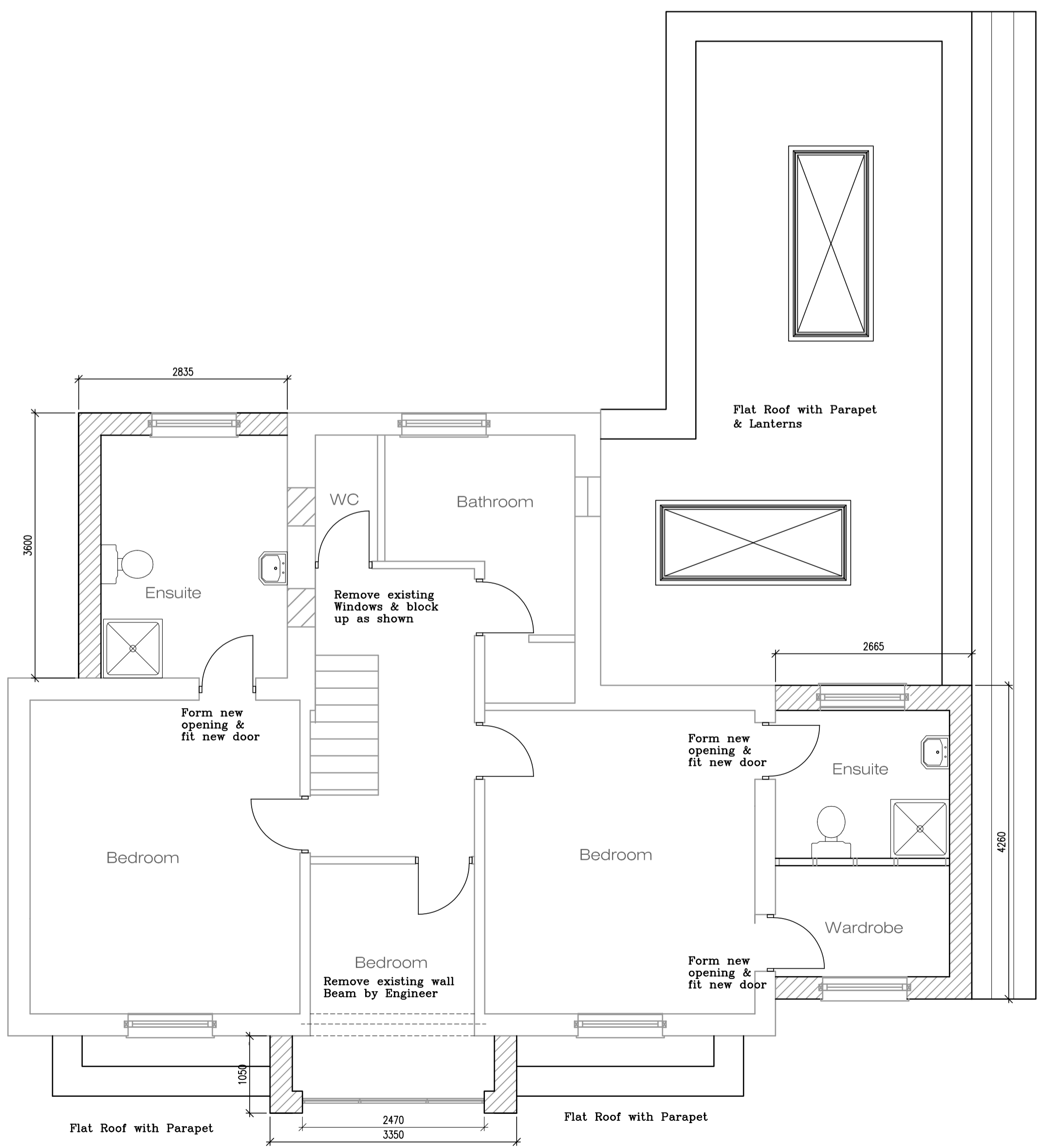
Side Elevation.  
as Proposed.



Front window detail  
as Proposed.



Ground floor  
as Proposed.



First floor  
as Proposed.

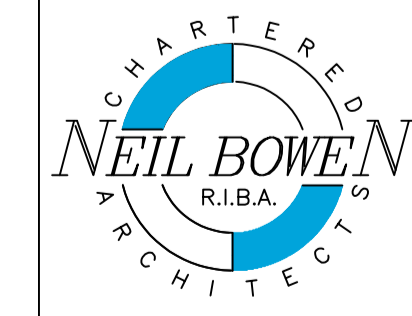
No drainage survey has been undertaken on this site. However we believe the onsite drainage to be private. Building Control will contact YWA to confirm this matter has been verified.

**NOTE**  
If YWA do believe that they own the drains they will want to grant formal approval before works commence.

**NOTE**  
In some cases YWA may not agree to the works & this could stop the works from progressing at all.

**FOR PLANNING PURPOSES ONLY  
NOT TO BE USED FOR CONSTRUCTION**

REVISION	DATE	DESCRIPTION
A	07/06/22	Red brick added to front 2 storey extension, Juliet Balconies omitted
B	23/11/22	Roof, window and extension amendments
C	30/01/2023	Windows amended at Clients request
D	31/01/2023	Roof amended
E	20/04/2023	Glazing panels amended
F	13/07/2023	Materials clarified



Unit 2, The Office Campus,  
Paragon business Park  
Red Hall Court  
Wakefield WF1 2UY  
Email: neil@neilbowenarchitects.co.uk  
Phone: 01924 380873

Date 22/03/2022

Project  
Proposed Single Storey Extension to Rear, First Floor  
Extensions to Sides & 2 Storey Extension to Front  
Replacement Roof & Whole of Building Rendered to match  
Existing at Mayfair, 35 Armroyd Lane, Elsecar  
S74 8ET for Mr L. Powell

A1	2379	Scale
R	F	1:50 1:100
Drg No	2	