

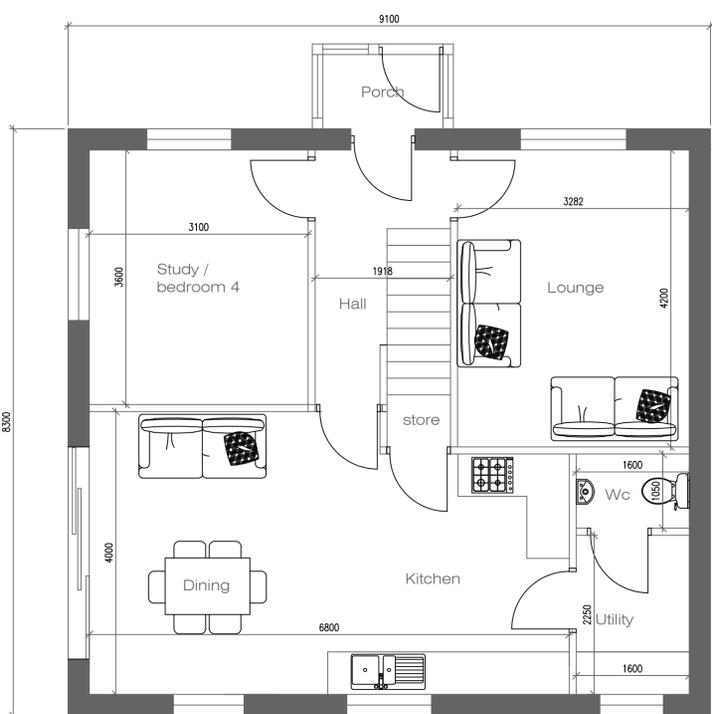


Front Elevation
as Proposed

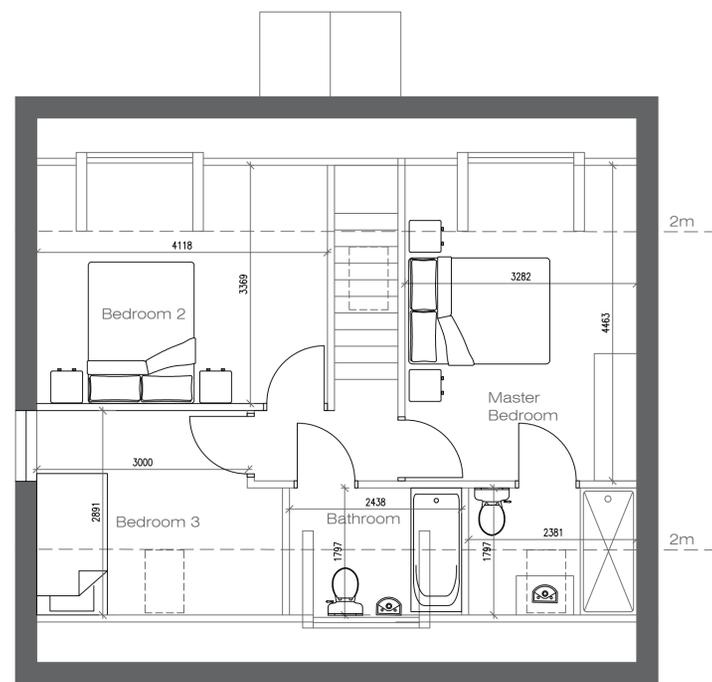
Side Elevation
as Proposed

Rear Elevation
as Proposed

Side Elevation
as Proposed



Ground floor plan
as Proposed



First floor plan
as Proposed



New Dwelling materials to match adjacent dwelling pictured above
Walls to be Natural Stone
Rooftiles to be Grey Marley Modern
Windows & Doors to be White UPVC
Gutters & Downpipes to be Black, round & plastic

Room	Dimensions
Lounge	3282mm x 4200mm
Kitchen / Dining	6800mm x 4000mm
Study	3100mm x 3600mm
Utility	1600mm x 2250mm
WC	1600mm x 1050mm
Bedroom 1	3200mm x 4138mm
Bedroom 2	2800mm x 4200mm
Bedroom 3	2325mm x 3100mm
Bathroom	1925mm x 2125mm
Ensuite	2300mm x 1200mm

NOTE TO CONTRACTOR
Check all dimensions prior to commencing works or ordering any materials. On no account are any works whatsoever including foundations to be undertaken outside the boundary of the site without the express permission of the adjoining owner.

NOTE TO CLIENT
It is your responsibility to check with the Statutory Authorities where all the services, particularly those outside the property are located, and to advise the Contractor accordingly, prior to accepting his quotation for the works.
NOTE:
This may have both cost and safety issues.

NOTE TO CLIENT / BUILDER
These Works may be subject to CDM Legislation depending on the nature of the works & the contract period. It is your responsibility to check. You can ring the HSE to find out & what your responsibilities are.

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

REVISION	DATE	DESCRIPTION

NEIL BOWEN
R.I.B.A.
ARCHITECTS

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Project
Proposed Reserved Matters for
5 No Dwellings to Rear of
49 Woodstock Road, Withorpe
Barnsley, S75 1DX for Mr S Clayburn

Date 03/10/2025
A1
2583
R
Scale
1:50

Drawing
Plot 1
Plans and elevations

Drg No
2