



Demolitions
Existing garage wall and structures to be carefully taken down and disposed of from site, all shown dotted

Boundary Wall
Existing boundary wall to the garden area to be retained generally, allow for removal where shown, existing wall and garden area to be made good.

Terraces and Garden Paths
Existing front path and terraces to be retained as shown, allow for making good around the works, area adjacent to the new side extension to be area of gravel, type and size to be agreed with the client.

Drainage
Form new underground drainage to consist of new 110mm PVCu underground drainage pipe laid to min 1:80 falls on min 100mm deep 10mm nominal single sized granular material and connect to existing drainage runs, existing inspection chambers to be retained

All new soil and vent pipes and air admittance valves to be connected to the existing inspection chamber and complying with BS EN 12380, placed at a height so that the outlet is above the trap of the highest fitting

Porch Structure Works
Form new entrance porch to consist of:

New Foundations
New foundations are to be concrete strip foundations 600mm width, depth to suit ground conditions and to be confirmed on site. High Alumina concrete must not be used.

New External Walls
External walls to be solid stonework construction to match that of the garage and outbuildings to 1m height, and with dressed stone copings to match the existing.

Frame
Upper section of walls to be 150mm x 150mm sanded Oak frame posts with head and sole return beams

Pitched Roof
New roof to be natural slate to match the existing roofs on SW timber battens and counterbattens on Tyvek Supro breathable membrane on 60mm x 150mm sanded Oak rafters at 400mm c/c's, and with 60mm x 175mm sanded Oak ridge beam

New Rainwater Goods
New gutters and downpipes to match existing on the house

ISSUED FOR PLANNING

REVISION	DATE	DRAWN	CHECKED	DESCRIPTION	SCALE	DATE
CLIENT	MR & MRS MELLER				1:200@A3	DEC 2024
PROJECT	LOWER STAINBOROUGH FOLD COTTAGE				ML	
DRAWING TITLE	SITE PLAN AS PROPOSED				JOB NUMBER	DRAWING NO. REVISION
					241204	201

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Site Plan As Proposed

Scale 1:200@A3