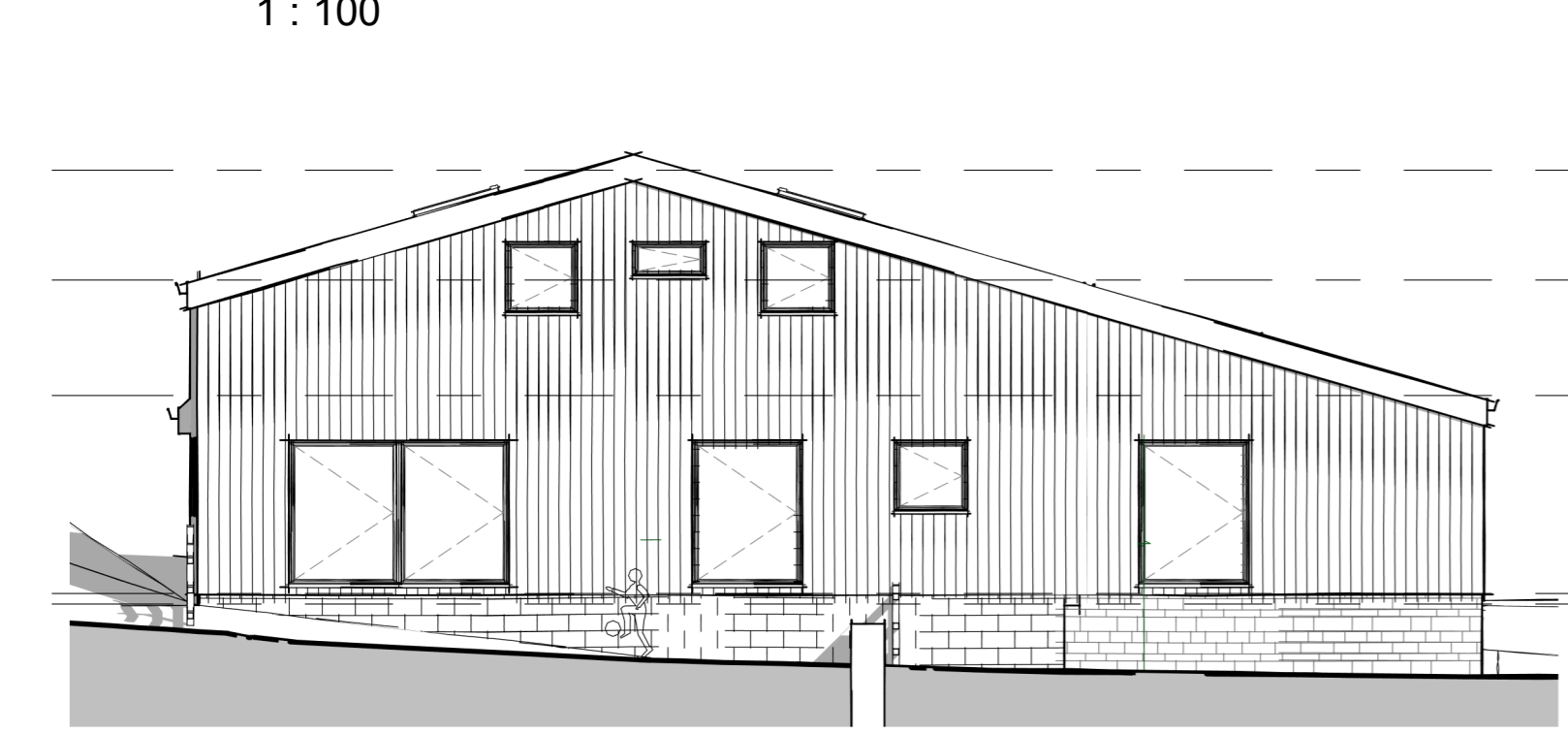


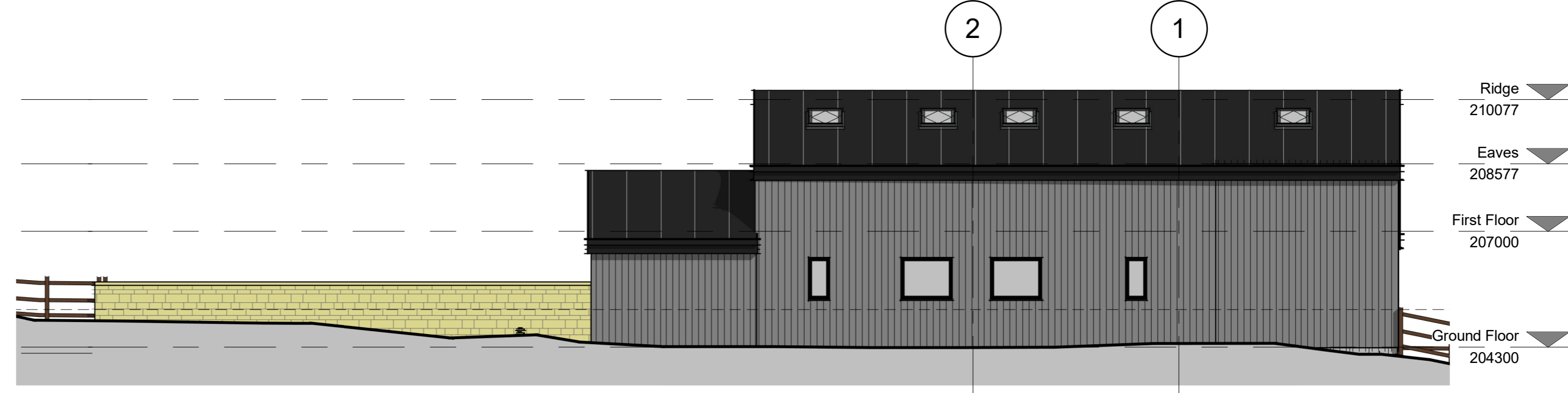
Front Elevation (North Facing)
1 : 100



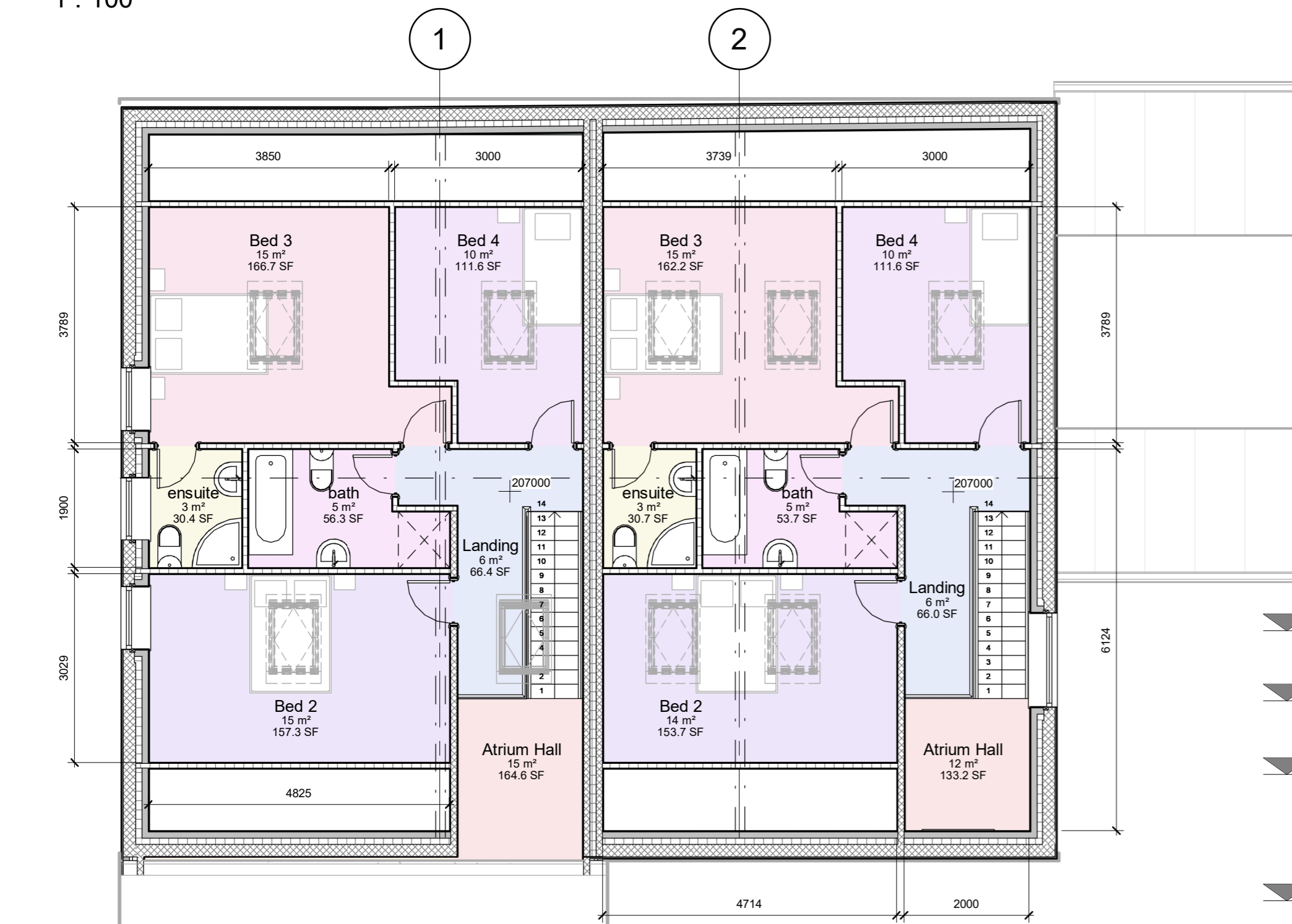
Side Elevation (West Facing)
1 : 100



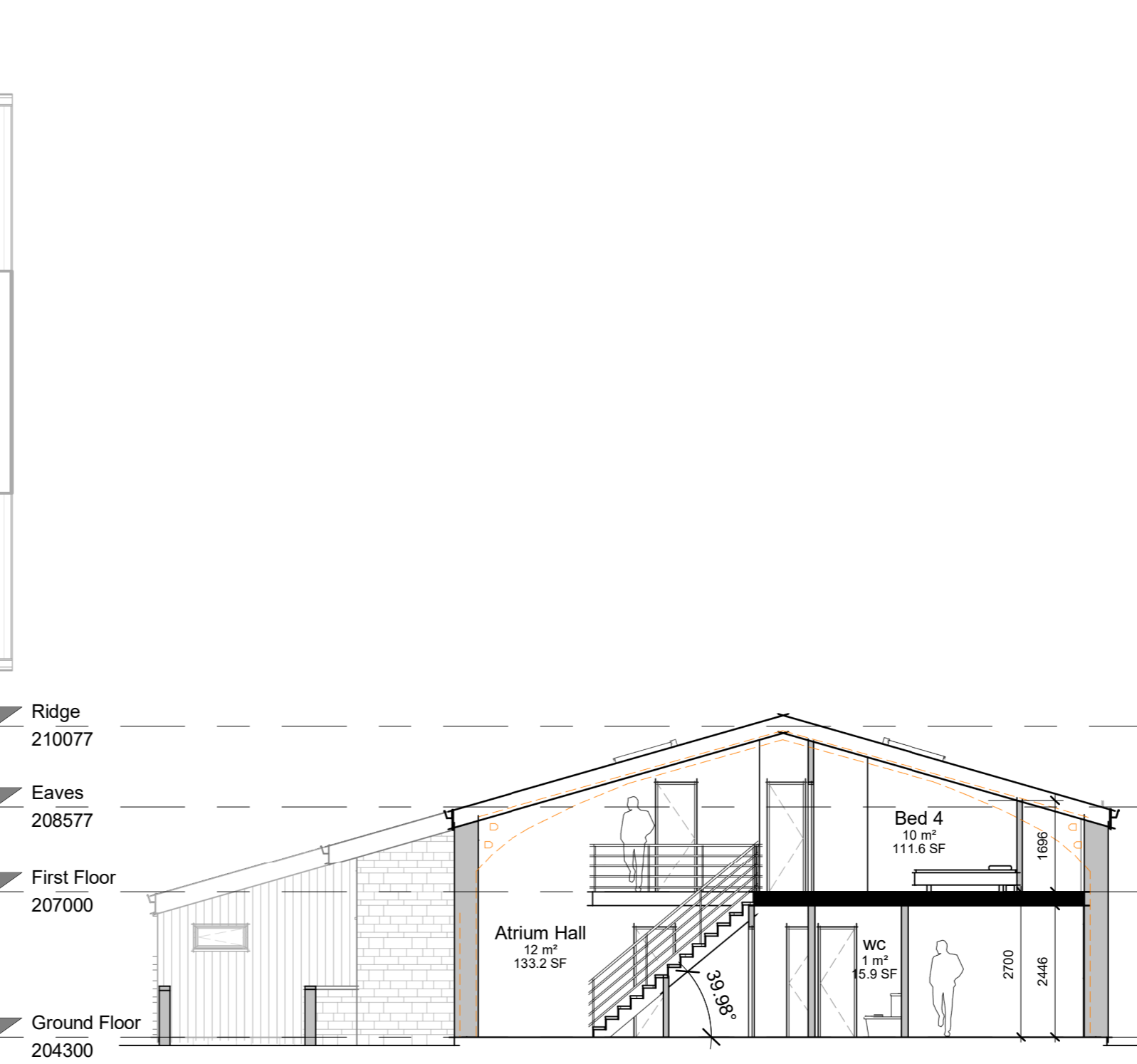
Side Elevation (East Facing)
1 : 100



Rear Elevation (South Facing)
1 : 100



First Floor
1 : 75



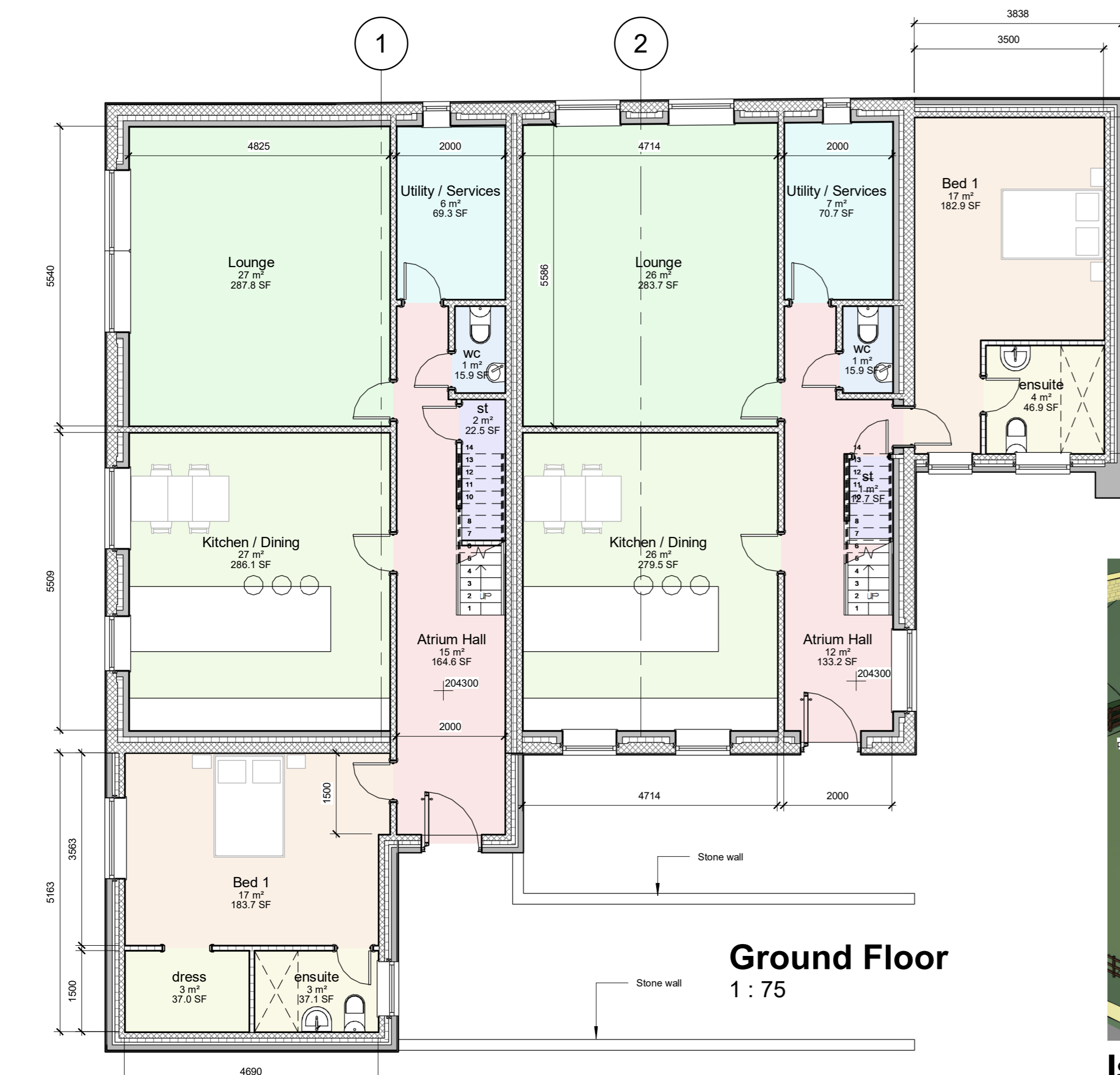
Section AA
1 : 100

Gross Internal Areas		
Level	Name	Area
Not Placed	Car Port	Not Placed
Ground Floor	Kitchen / Dining	26 m ²
Ground Floor	Lounge	26 m ²
Ground Floor	Utility / Services	7 m ²
Ground Floor	Bed 1	17 m ²
Ground Floor	ensuite	4 m ²
Ground Floor	Atrium Hall	12 m ²

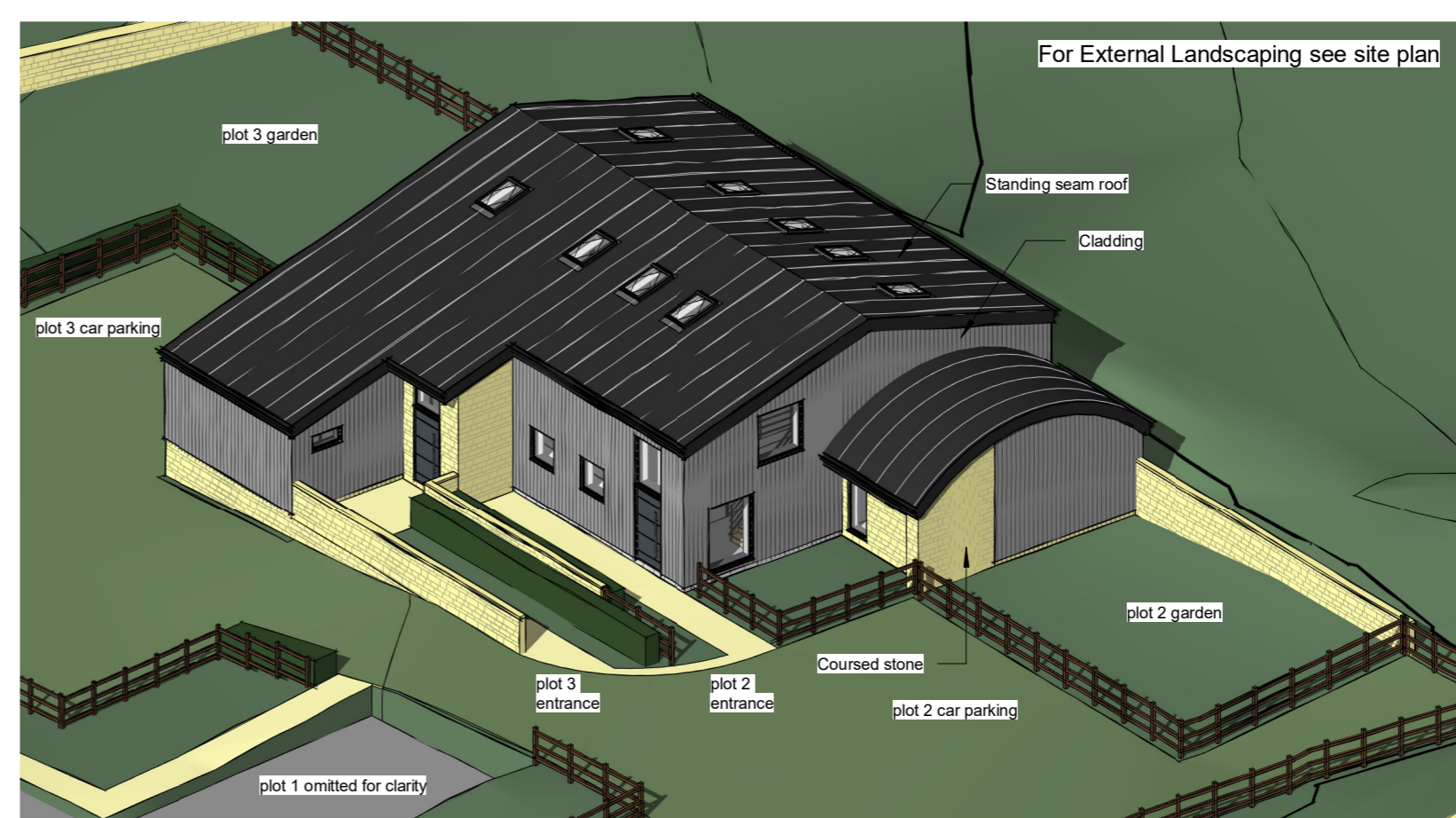
Gross Internal Areas		
Level	Name	Area
Ground Floor	wc	1 m ²
Ground Floor	Utility / Services	6 m ²
Ground Floor	Lounge	27 m ²
Ground Floor	Kitchen / Dining	27 m ²
Ground Floor	Atrium Hall	15 m ²
Ground Floor	wc	1 m ²
Ground Floor	st	2 m ²
Ground Floor	Bed 1	17 m ²

Gross Internal Areas		
Level	Name	Area
Ground Floor	dress	3 m ²
Ground Floor	ensuite	3 m ²
Ground Floor	st	1 m ²
First Floor	Bed 4	10 m ²
First Floor	Bed 3	15 m ²
First Floor	ensuite	3 m ²
First Floor	bath	5 m ²
First Floor	Bed 2	14 m ²

Gross Internal Areas		
Level	Name	Area
First Floor	Landing	6 m ²
First Floor	Bed 3	15 m ²
First Floor	Bed 4	10 m ²
First Floor	Bed 2	15 m ²
First Floor	Landing	6 m ²
First Floor	bath	5 m ²
First Floor	ensuite	3 m ²
Grand total:	30	306 m ²



Ground Floor
1 : 75



Isometric View

GENERAL
DO NOT SCALE FROM THIS DRAWING.
ALL DIMENSIONS ARE TO BE CHECKED ON SITE AND CONFIRMED TO AUTHOR.
ALL FEASIBILITY STUDIES ARE SUBJECT TO FULL SITE SURVEY + LOCAL AUTHORITY APPROVALS.
ANY DISCREPANCIES OR VARIATIONS SHALL BE NOTIFIED TO CADVIS3D BEFORE WORK ON THE RELEVANT SECTION COMMENCES.
THIS DRAWING SHALL BE READ IN CONJUNCTION WITH ALL RELEVANT CONSULTANTS AND / OR SPECIALISTS DRAWINGS / DOCUMENTS.
THE MATERIALS AND WORKMANSHIP OF ALL RELEVANT TRADES AND BUILDING OPERATIONS SHALL COMPLY WITH THE RECOMMENDATIONS OF CURRENT BRITISH STANDARDS AND CODES OF PRACTICE.
AS FAR AS REASONABLY PRACTICABLE, THIS DESIGN HAS BEEN PREPARED IN SUCH A WAY AS TO REDUCE THE RISKS TO THE HEALTH AND SAFETY OF PERSONS WHO MAY BE AFFECTED.
RISK ASSESSMENTS, PRE-CONSTRUCTION INFORMATION & HEALTH & SAFETY FILES CAN BE PROVIDED IF DEMAND IS SUBMITTED BY CLIENT TO TAKE ON ROLE OF PRINCIPLE DESIGNER. FOR FULL GUIDELINES ON CLIENTS DUTIES / DESIGNER/CONTRACTORS COM RULES, PLEASE VISIT RELEVANT COMMERCE GOVERNMENT WEBSITE FOR MORE INFORMATION.

NOTES

IMPORTANT NOTES

ALL MEASUREMENTS MUST BE CHECKED ON-SITE PRIOR TO COMMENCEMENT OF ANY WORKS.

ANY UNDERGROUND DRAINAGE ROUTES ARE INDICATIVE ONLY. TBC BY BUILDER ON-SITE & APPROVED BY YW AND BC PRIOR TO COMMENCEMENT OF ANY WORKS.

CADVIS3D HOLDS NO RESPONSIBILITY FOR UNDERGROUND DRAINAGE ON-SITE. YORKSHIRE WATER MAPPING REQUEST RECOMMENDED TO CHECK FOR EXISTING UNDERGROUND DRAINAGE RUNS (IF AVAILABLE)

ALL STRUCTURAL ALTERATIONS TBC BY APPOINTED STRUCTURAL ENGINEER. ANY ALTERATIONS TO PROPOSED DESIGN DUE TO STRUCTURAL CONSTRAINTS IDENTIFIED BY ENGINEER TO BE AGREED/APPROVED BY CLIENT PRIOR TO COMMENCEMENT OF ANY WORKS.

CDM DUTIES TO BE CARRIED OUT BY PRINCIPLE CONTRACTOR. PRE CONSTRUCTION INFORMATION & HEALTH AND SAFETY FILE TO BE PROVIDED BY PRINCIPLE DESIGNER PRIOR TO COMMENCEMENT OF ANY WORKS.

CLIENT TO BE MADE AWARE OF DUTIES UNDER CDM AND ENSURE HEALTH AND SAFETY MEASURES ARE IN PLACE. ALL CONTRACTORS AND DESIGNERS TO BE COMPETENT TO CARRY OUT THEIR DUTIES UNDER CDM. SEE RELEVANT GOVERNMENT WEBSITE FOR MORE INFORMATION

WORK MUST NOT COMMENCE UNTIL ALL RELEVANT BUILDING REGULATIONS APPROVALS ARE IN PLACE & CDM / HSE DOCUMENTATION IS COMPLETE AND ISSUED TO ALL RELEVANT PARTIES

DRAWING TO BE USED FOR PLANNING PURPOSES ONLY NOT FOR CONSTRUCTION

ADDITIONAL NOTES

NO OTHER UTILITY SERVICES TAKEN INTO ACCOUNT AT THIS STAGE - SUBJECT TO FULL SURVEY

SUBJECT TO BUILDING REGULATIONS DETAIL SPECIFICATION

DRAWING TO BE USED FOR OUTLINE PLANNING SUBMISSION & FEASIBILITY PURPOSES ONLY - NOT FOR CONSTRUCTION OR BUILDING REGULATIONS

A	18.03.25	PSI	Car parking & gardens revised to match site plan
No.	Date	Dr	Description
scale	As indicated	drawn	PSI
date	NOV 2024	approved	RL
status	PROVISIONAL		

job no 2355
dwg no A(10)-02
rev A

Cadvis3d
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title
Building B - Plans & Elevations
As Proposed

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