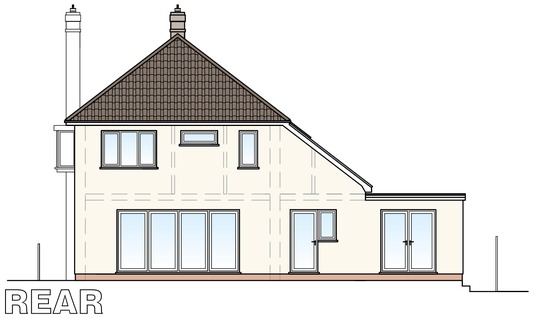
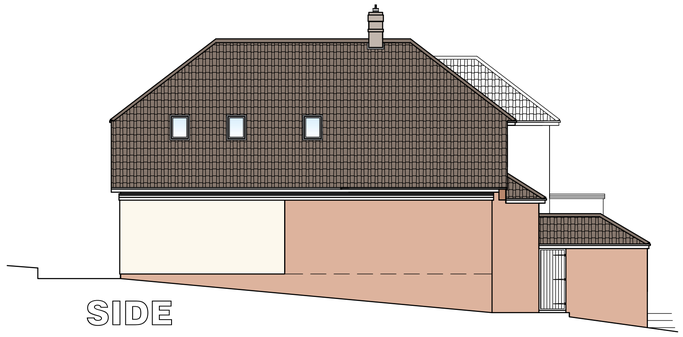
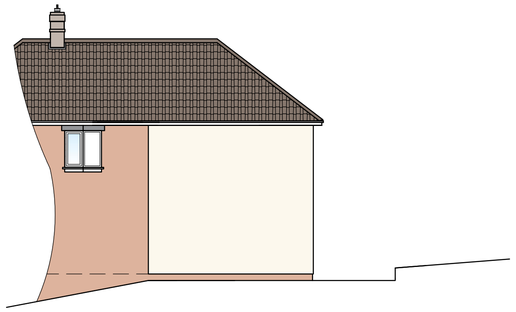
FRONT



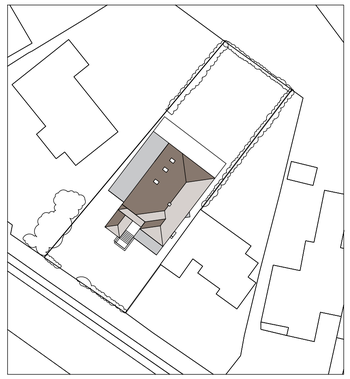
REAR



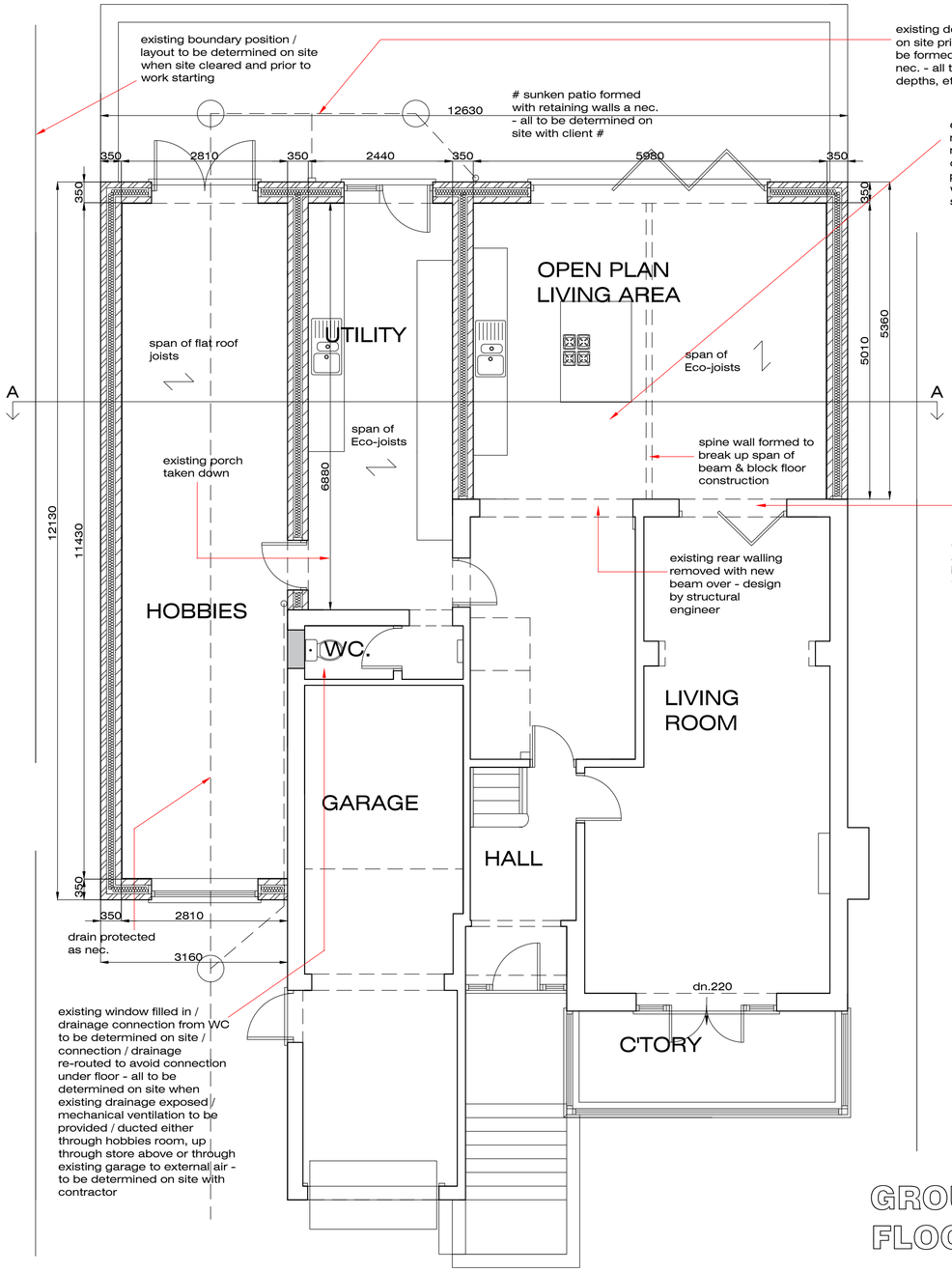
SIDE



SIDE



SITE LAYOUT



GROUND FLOOR

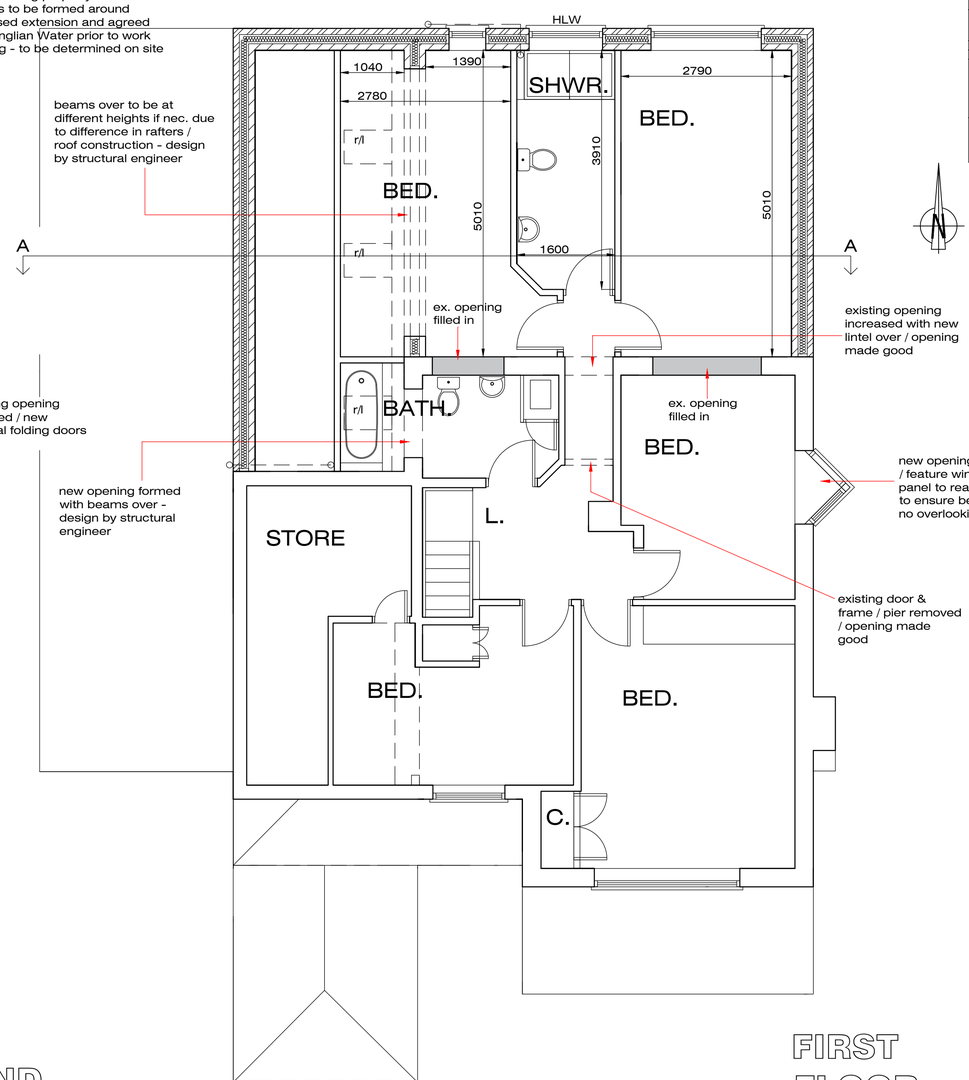
existing details of drainage to be determined on site prior to work starting / new drainage to be formed under extension with falls, etc., as nec. - all to be determined once existing depths, etc., are ascertained

existing manhole removed / if manhole found to take neighbouring property then new drain is to be formed around proposed extension and agreed with Anglian Water prior to work starting - to be determined on site

beams over to be at different heights if nec. due to difference in rafters / roof construction - design by structural engineer

existing opening adapted / new internal folding doors fitted

new opening formed with beams over - design by structural engineer



existing opening increased with new lintel over / opening made good

new opening formed with lintel over / feature window formed with blank panel to rear & glazed panel to front to ensure bedroom has escape and no overlooking can occur

existing door & frame / pier removed / opening made good

FIRST FLOOR

Due to changes in ownership / classification of all private drains, all exact drainage locations / routes / depths / sizes / etc. to be confirmed on site and it is to be established between client, contractor and LA BCO if a Build Over / Near Agreement with Anglian Water is required.

If new extension is to be built within 3m of any neighbouring structures, agreement with neighbouring owner will be required prior to work starting in order to comply with The Party Wall Act 1996.

Rob Bradley Building Design

Greetwell Place - 2 Limekiln Way - Greetwell Road - Lincoln - LN2 4US

Project: **PROPOSED TWO STOREY EXTENSION TO REAR & SINGLE STOREY SIDE EXTENSION**
26, Station Rd., Waddington, Lincoln.

Client: Mr & Mrs Lane

Scale @ A1:	**Date:**	**Dwg No:**
1:50 / 1:100 / 1:500	July.22	85/22/02/C

Plan: PROPOSED

Revised:
Sept.22 A: Plan amended as discussed with client.
Apr.23 B: Plan updated for submission of building regulations application.
July.23 C: Plan amended as discussed with client.