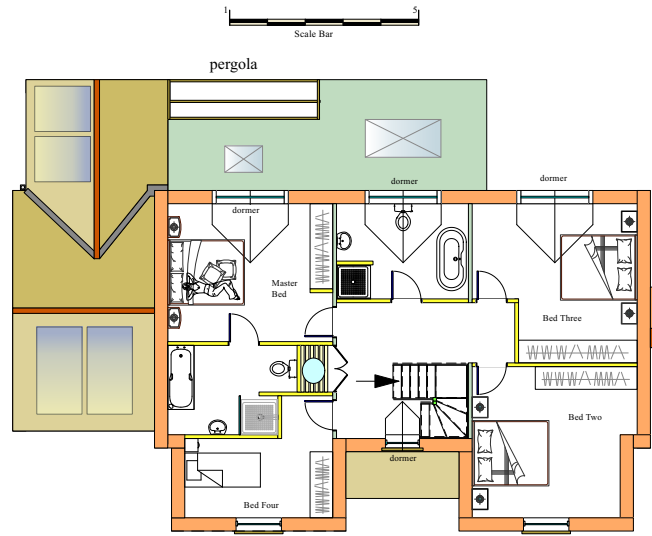


PROPOSED GROUND FLOOR LAYOUT



PROPOSED FIRST FLOOR LAYOUT

NOTES
 Do NOT scale from this drawing or any other prepared by JDA in connection with this project
 This drawing is copyright and may not be altered, traced, copied, photographed or used for any purpose other than for which it has been issued without written permission of the copyright holder.
 The Contractor is to check all dimensions on site and report any discrepancies PRIOR TO commencing work.
 All details shown on this drawing are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions unless they have been reported in detail so that design amendments may be considered.
 All works and materials are to be in full accordance with current British Standards, Building Regulations, Agreement Certificates and Manufacturers printed instructions.
 All Building Regulations inspections are to be carried out at the appropriate stages of work.

- External Materials**
- Walling
 Brick pinnth. - The Classic Brick Company's Weathered Orange Handmade bricks
 - Roof Tiles
 Rosemary Clay plain tiles (Hawkhurst) with matching valley tiles
 - Dormer gables
 Clay tile hanging as main roofs
 - RW Goods
 All RW Guttering - 110mm black plastic half round. Black 90mm downpipes
 - Doors and windows
 French Grey PVCU
 Soffits and Fascias
 See drawings for detailing - colour as windows and doors
 Jetted floor and porch roof supports
 Untreated Oak



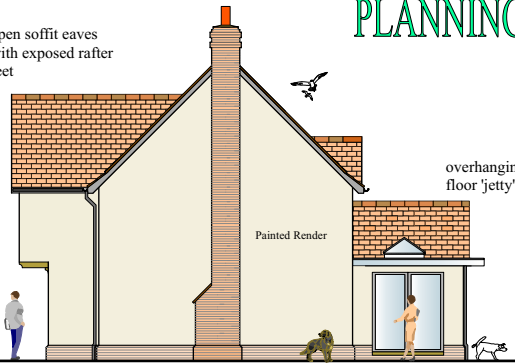
ROSEMARY CLAY
 CRAFTSMAN TILE
 Colour - Hawkhurst
 with matching clay
 valley tiles



The Classic Brick Company's Weathered Orange Handmade bricks
 Toppesfield Hall Farm,
 Great Yeldham Road,
 Toppesfield, Halstead, Essex, CO9 4LS

PLANNING APPLICATION DRAWING

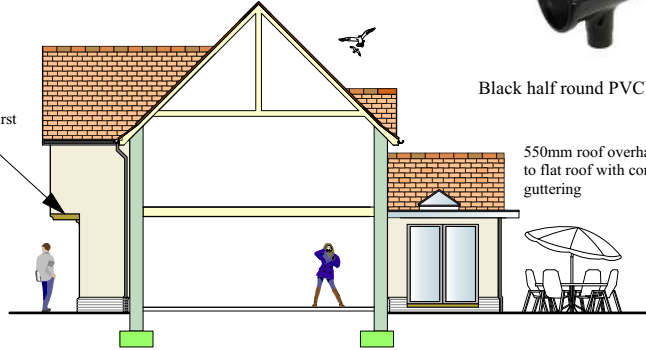
open soffit eaves
 with exposed rafter
 feet



PROPOSED SIDE ELEVATION

The new dwelling to be M4 (2) compliant
 Accessible and Adaptable Dwellings :
 Approach to the Dwelling
 Car Parking and Drop-off
 Principal Entrance
 Private stairs
 Private Entrances and Spaces Within the Dwelling
 Circulation areas and internal doorways
 Habitable Rooms
 Sanitary facilities
 Services and controls

overhanging first
 floor 'jetty'.



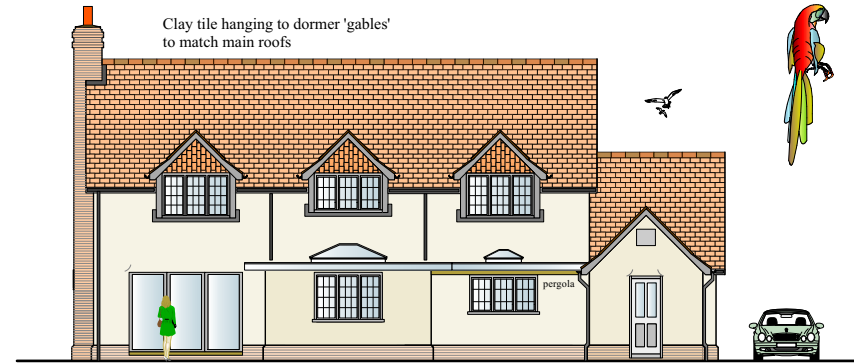
PROPOSED SECTION

Black half round PVCU RW goods



550mm roof overhang
 to flat roof with concealed
 guttering

Clay tile hanging to dormer 'gables'
 to match main roofs

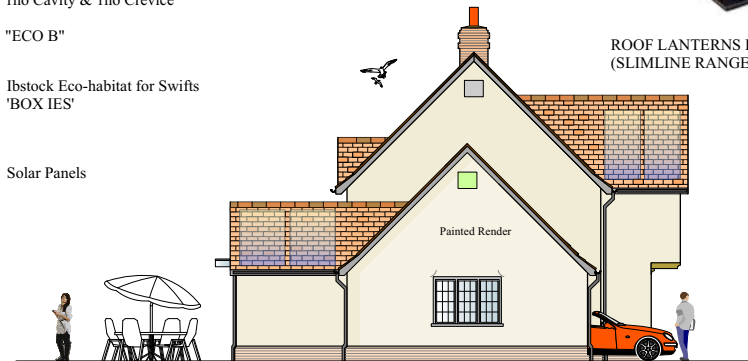


PROPOSED REAR ELEVATION



PROPOSED FRONT ELEVATION

- Integrated ECO Bat Boxes
 1no Cavity & 1no Crevice
- "ECO B"
- Ibstock Eco-habitat for Swifts
 'BOX IES'
- Solar Panels



PROPOSED SIDE ELEVATION

ROOF LANTERNS BY ROOFMAKER
 (SLIMLINE RANGE)



John Dickie Associates
 Chartered Building Engineers
 5, Victor Way, Cherry Holt Road,
 Bourne, Lincs PE10 9PT
 Tel 07778 297733 jda@ndirect.co.uk

Proposed Development at
 Hill House, Wicken Road, Clavering CB11 4QT

Drawing Title : Draft Proposal

Date : January 2024

Scales 1 to 200 at A3 Portrait

Drawing No JDA/2023/925/LAYS/ELEVS.001