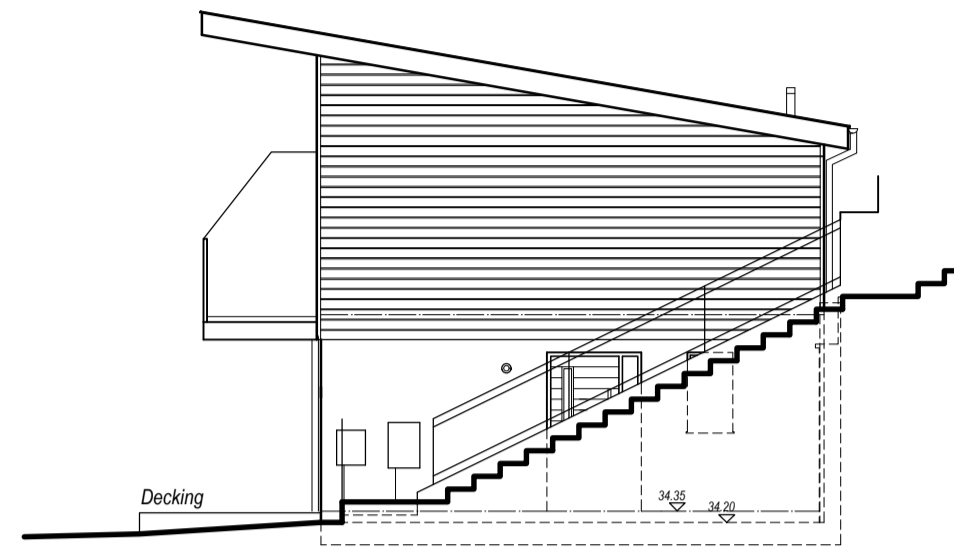
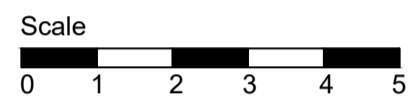


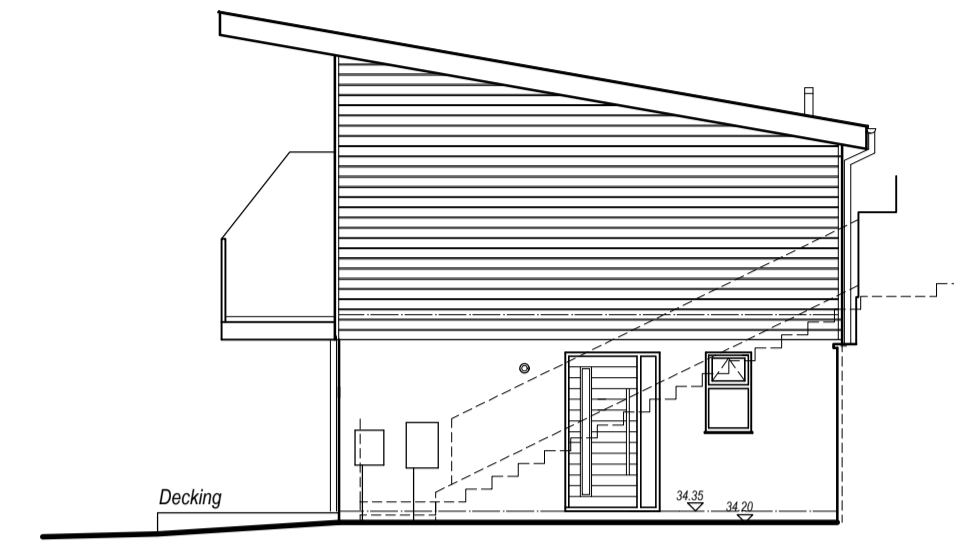
**Existing External Materials:-**  
 Roof - Zinc Standing Seam Roofing Sheets  
 Upper Walls - Marley Cedar cladding board - grey/blue  
 Lower Walls - WEBER PLAST TF 300 acrylic base external render - pale grey  
 Bi-Fold doors - dark grey PPC Aluminium frames - RAL 7015  
 Windows & doors - Dark grey UPVC - RAL 7015  
 Balcony - Stainless steel handrail & supports with clear toughened glass balustrade and obscure glass privacy end panels  
 Fascia & Barge Boards - Swiss self coloured Anthracite  
 Rainwater goods - UPVC black gutters and down pipes



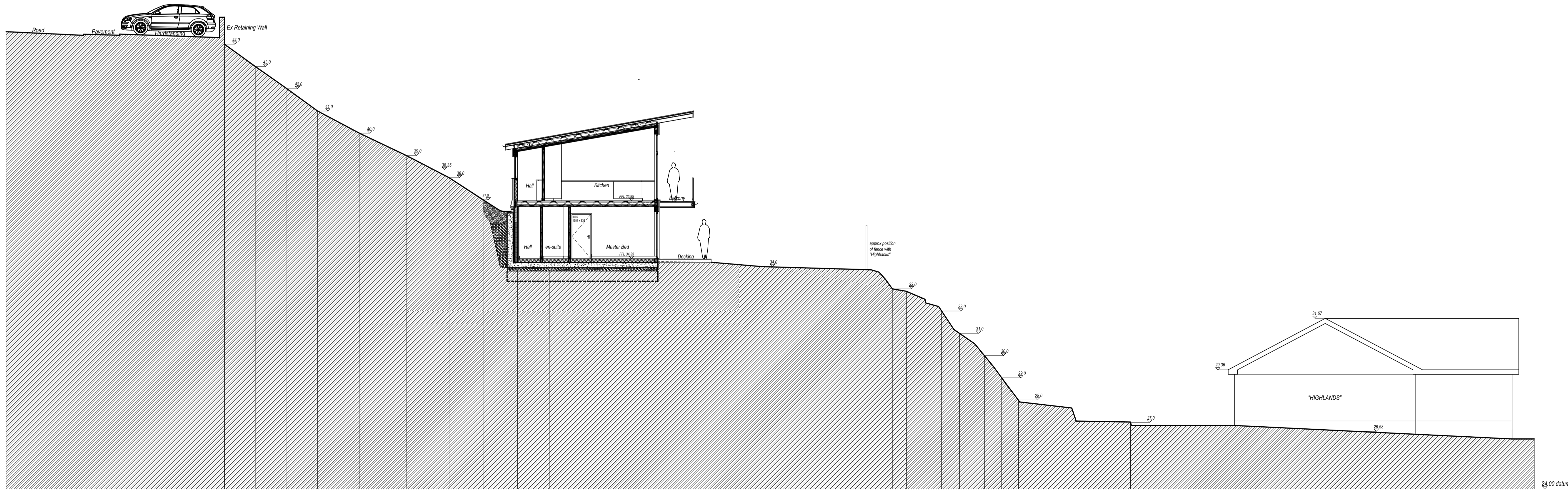
FRONT ELEVATION (S) AS EXISTING 1:100



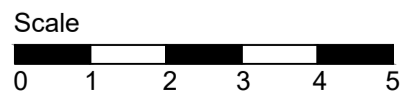
SIDE ELEVATION (E) AS EXISTING 1:100  
(with retaining wall shown)



SIDE ELEVATION (E) AS EXISTING 1:100  
(with retaining wall hidden)



TYPICAL SECTION A-A 1:100



- Notes**
1. The Contractor shall be responsible for verifying all dimensions and levels on site before commencing work.
  2. Do not scale the drawing.
  3. Any discrepancies are to be reported to the client before proceeding with the work.
  4. All new floor levels shall match existing floor levels unless otherwise stated.
  5. Before commencement of internal demolition's the contractor shall check that the walls are non load bearing and if in doubt consult with the client.
  6. Existing Drain Runs are based on part survey and part record drawings. The contractor shall check all existing levels and runs before commencement and report any variations from the drawing to the client immediately.
  7. All specialist details are to be checked and approved by the Local Authority Building Control officer prior to commencement of such works.
  8. All excavations are to be checked and approved by the Local Authority Building Control officer / and or the project structural engineer before proceeding with the placement of concrete.
  9. All works are to comply with the current building regulations, codes of practices, British standards, CDM regulations and the Party wall act.

**BDS** BUILDING DESIGN SERVICES  
 Architecture Architectural Consultancy

Building Design Services  
 The Design Office  
 4 Lower Hyde Road  
 Shanklin  
 Isle of Wight  
 PO37 7LJ  
 Tel: 01983 864699  
 E-mail: enquiries@bds.uk.com

Revisions  
 Client  
**Mr Paul Thomas**  
 Project  
**Proposed outbuilding to form home office and external porch at 17 Undercliff Gardens, Ventnor Isle of Wight PO38 1UB**

Elevations and site section as existing

Scale	Date	Drawn
1:100 @ A1	Nov 2023	pdm

Drawing No. **BDS0045 / 101**  
 Revisions

**EXISTING**