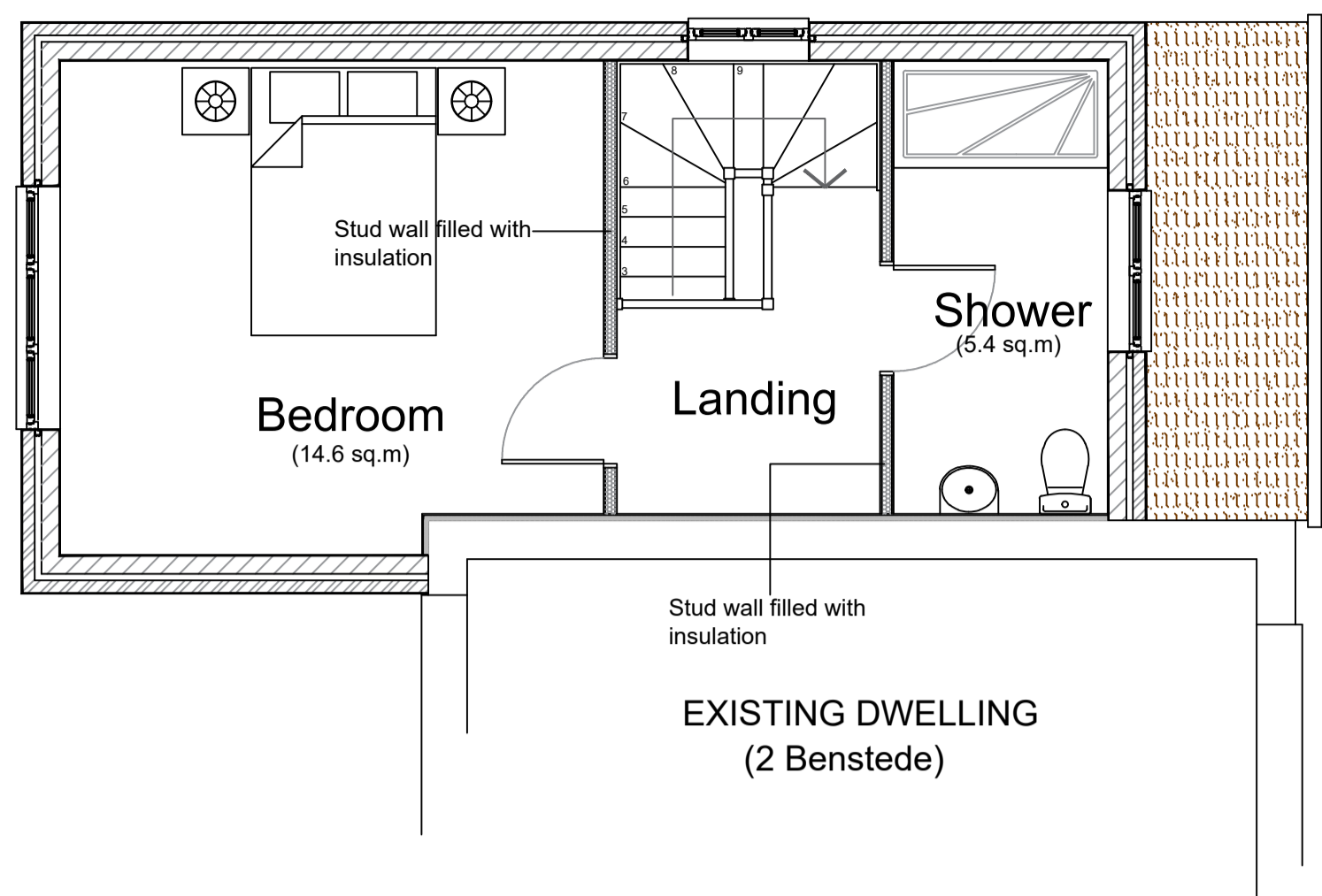
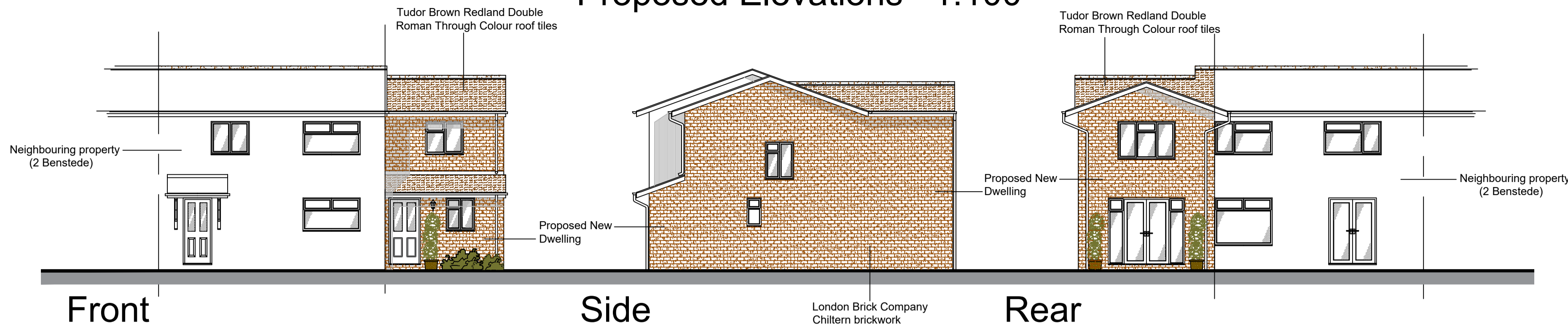


First Floor Plan 1:50

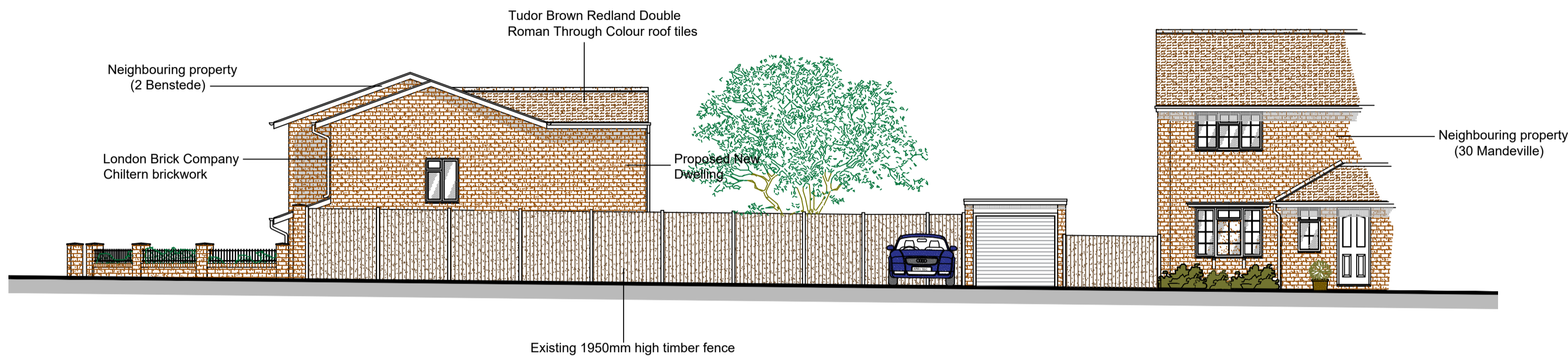


- MATERIALS**
- ROOF:** Dwelling roof tiles to be Tudor Brown Redland Renown roof tiles to match existing dwelling  
Garage roof tiles to be Tudor Brown Redland Double Roman Through Colour roof tiles to match existing dwelling
- WALLS:** London Brick Company Chiltern bricks to match existing dwelling
- WINDOWS:** White Upvc frames
- FASCIAS:** White Coloured Upvc Fascia and Black half round Upvc Guttering

Proposed Elevations 1:100



Street Scene Elevation 1:100



Mandeville

Existing car parking space serving neighbouring dwelling

Existing dropped kerb

2000 x 2000 Vision Splay

Public Footpath

Existing 1950mm high timber fence

Create opening for new window

1no. car parking space serving new dwelling

New 1950mm high timber fence

Rear Garden to proposed new dwelling (50.3 sq.m)

Stud wall filled with insulation

Stud wall filled with insulation

Line of existing garden wall to be removed

Proposed pedestrian access

New 1950mm high timber fence

Line of existing garden wall to be removed

Line of existing wall to be removed

Line of existing garden wall to be removed

2000 x 2000 Vision Splay

Existing retaining wall to be reduced in height to 300mm where within vision splay

Line of existing store to be removed

Rear Garden to existing new dwelling (67.7 sq.m)

EXISTING DWELLING (2 Benstede)

Line of existing wall to be removed

Install new entrance door and frame in existing opening

Proposed dropped kerb serving new car parking space is located at 10.0m from junction

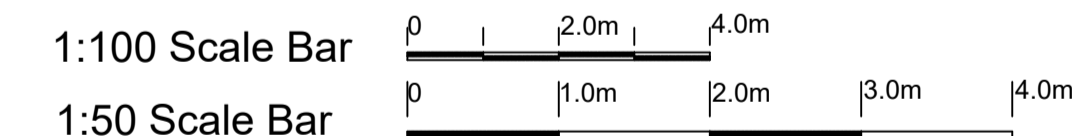
Additional Rear Garden area to proposed new dwelling (42.9 sq.m)

1no. car parking space serving existing dwelling

Existing retaining wall to be reduced in height to 300mm where within vision splay

2000 x 2000 Vision Splay

Ground Floor Plan 1:50



A Client Revisions

**Architech Limited**  
Architectural and Building Consultants  
Tel. 01462 634293 / 07768 123899

**Project**  
2 Benstede, Stevenage, Hertfordshire

**Title**  
Proposed One Bedroom Dwelling and Single Garage

Date	Scale	Status
Jan. 2023	1:50 1:100	Planning

2023 / 08 / 01	A	A1
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Benstede