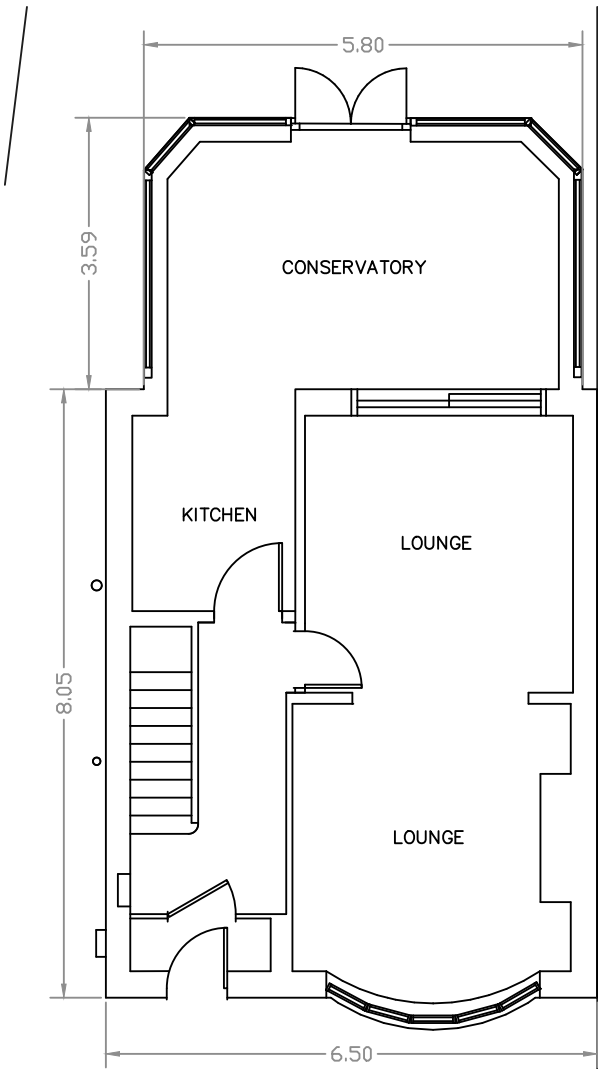


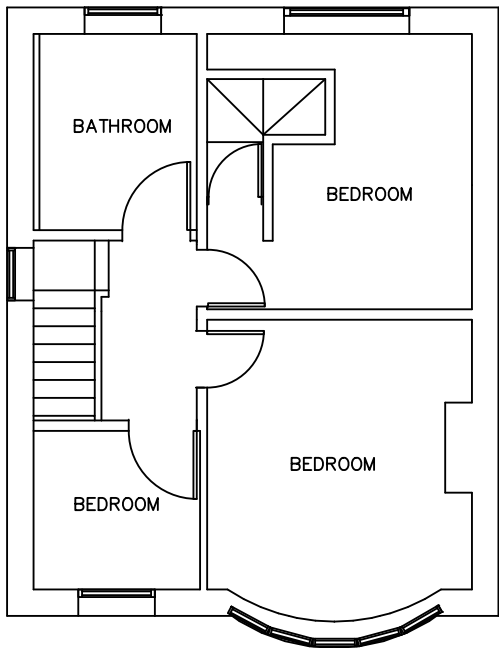
# EXISTING PLAN

1:100

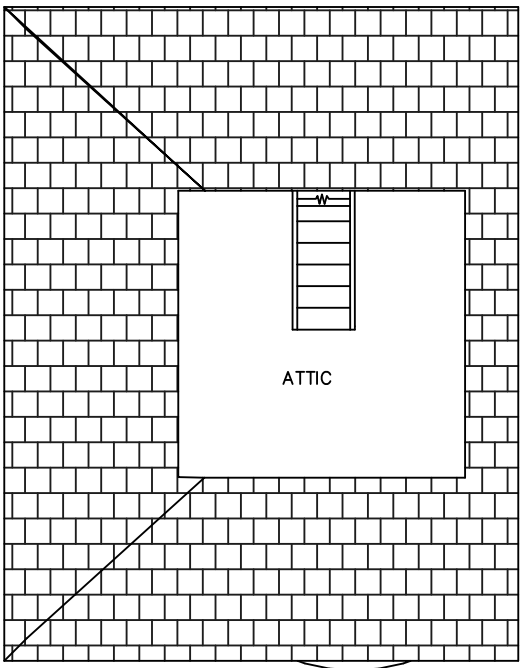
## EXISTING SITE PLAN



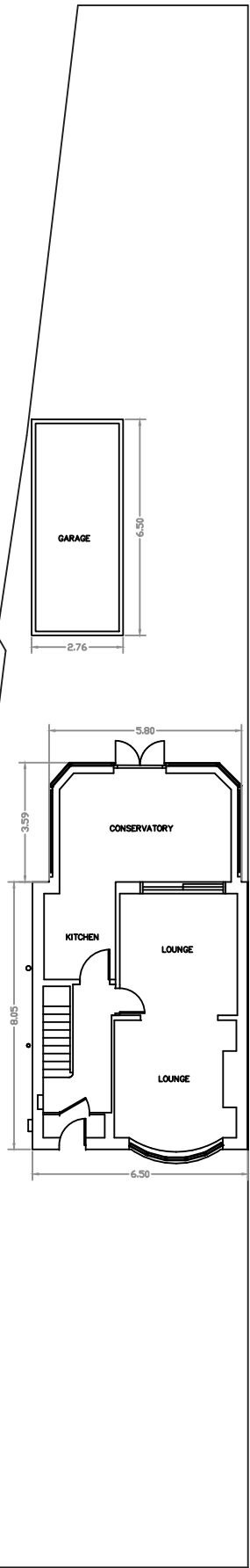
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



Revision notes:		
Rev:	Date:	Notes:
A	30/08/2023	PLANNING ISSUE - EXISTING PLAN
B	08/01/2024	PLANNING ISSUE - EXISTING PLAN (RESUBMISSION)
C	27/03/2024	PLANNING ISSUE - EXISTING PLAN (RESUBMISSION) - Rev C

Drawn by:	AB
Client:	AB

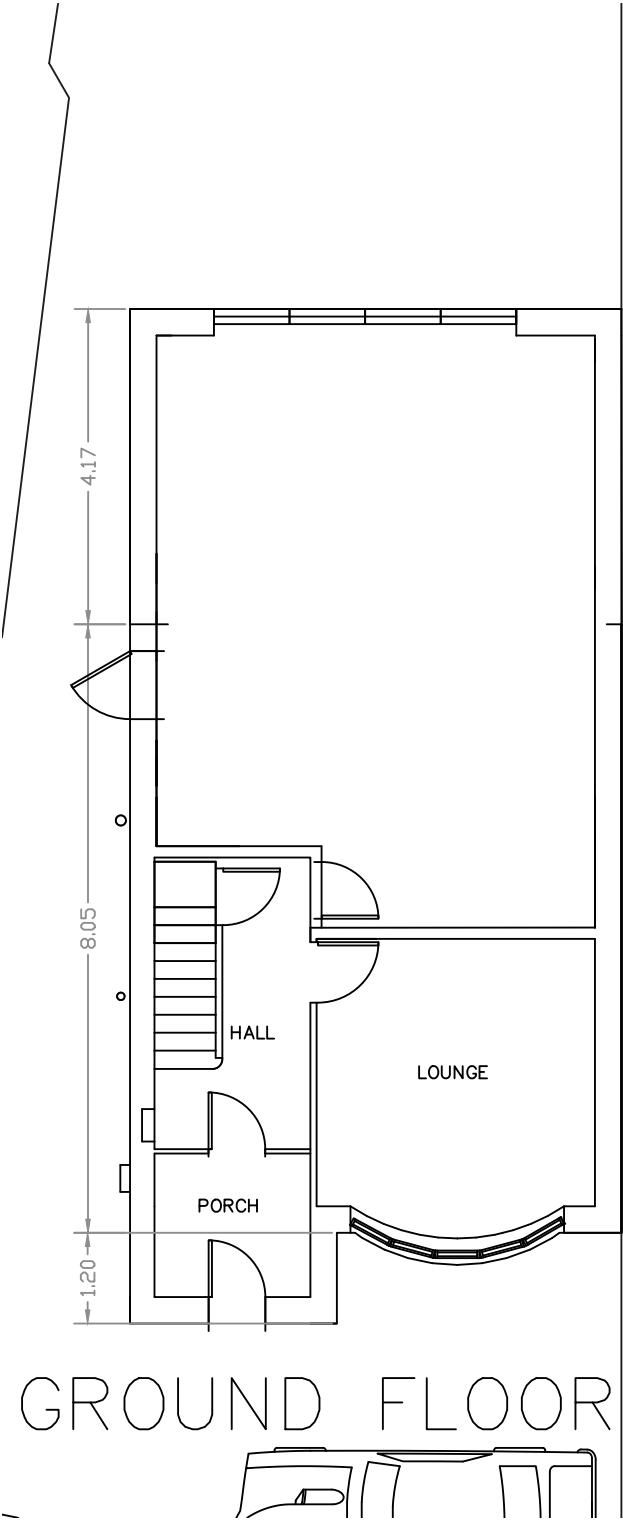
Project:	302 PLECKGATE ROAD, RAMSGREAVE BB1 8QU
Drawing Title:	EXISTING PLAN PLANNING ISSUE

Date:	27/03/2024
Scale @ A3:	1:100, 1:250
Revision:	C

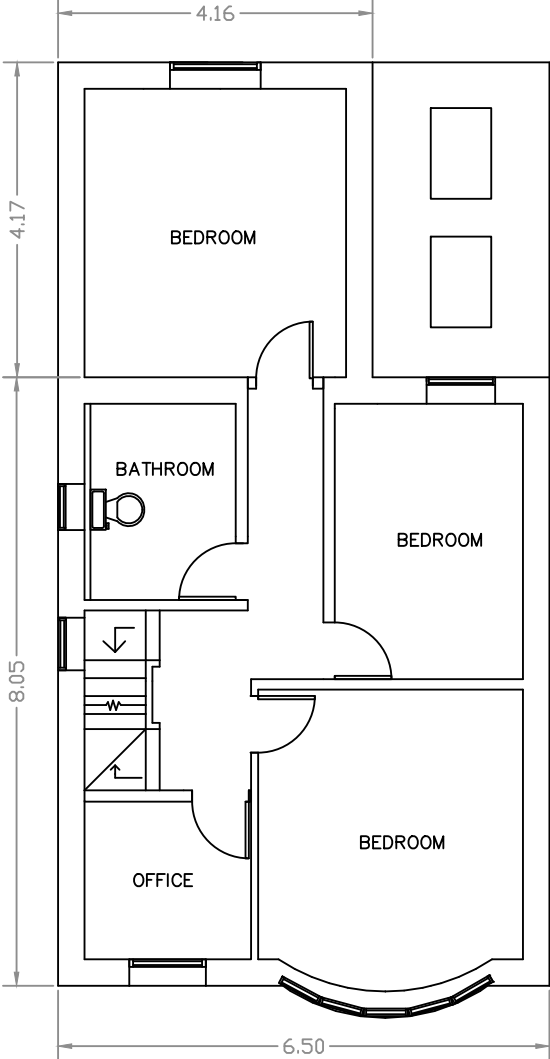
DRAWING NUMBER: A001
APPLICATION NO: 3/2023/0698
APPLICATION NO: 3/2024/0079

# PROPOSED PLAN

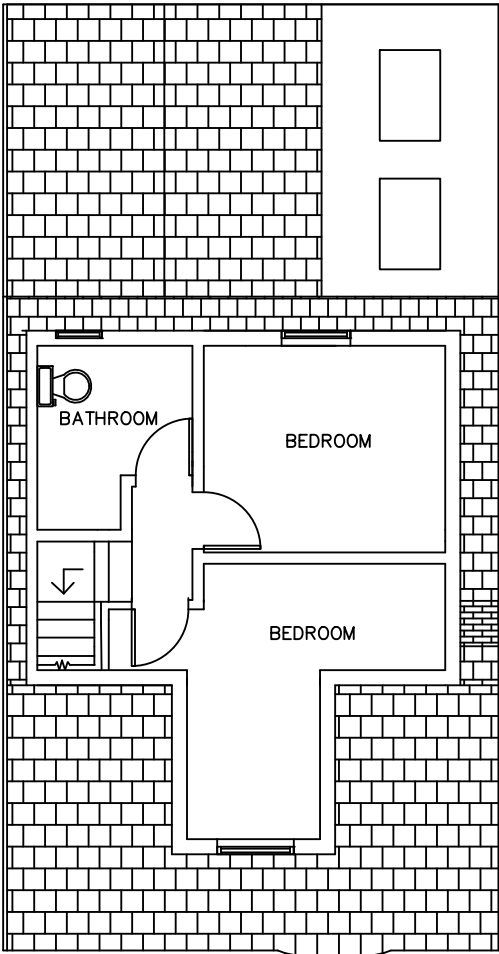
1:100



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

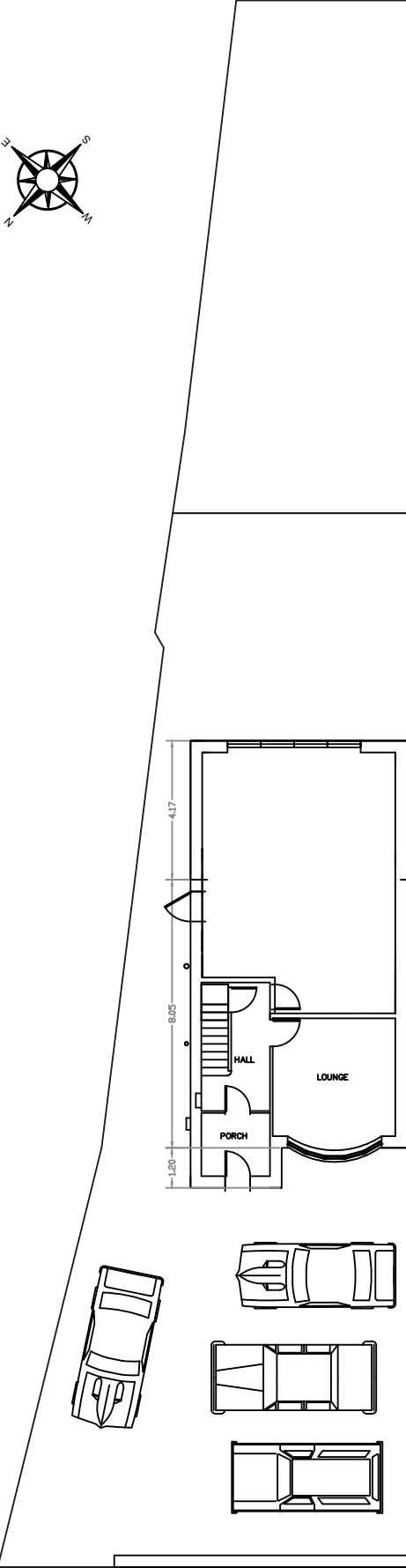
## PROPOSED SITE PLAN



PLANNING NOTE – The local Planning department to be consulted on any local requirements relating to Planning Permissions and Permitted Development rights.

- Extensions (including previous extensions) and other buildings must not exceed 50% of the total area of land around the original house. \* Sheds and other outbuildings must be included when calculating the above 50% limit. The proposed does not exceed 50%.
- Materials used in exterior work to be similar in appearance to those of the exterior of the existing house.
- Maximum height of a single-storey rear extension of 4m.
- Maximum eaves and ridge height of extension no higher than existing house.
- Roof pitch of extensions higher than one storey to match that of the existing house, as far as is practicable.
- Any upper-floor window in a wall or roof slope in a side elevation will be obscure-glazed and non opening unless the parts which can be opened are more than 1.7 metres above the floor of the room in which it is installed.
- Minimum parking for 3 cars

**MATERIALS AND WORKMANSHIP**  
All works are to be carried out in a workmanlike manner. All materials and workmanship must comply with Regulation 7 of the Building Regulations, all relevant British Standards, European Standards, Agreement Certificates, Product Certification of Schemes (Kite Marks) etc. Products conforming to a European technical standard or harmonised European product should have a CE marking.



Revision notes:		
Rev:	Date:	Notes:
A	30/08/2023	PLANNING ISSUE - PROPOSED PLAN
B	08/01/2024	PLANNING ISSUE - PROPOSED PLAN (RESUBMISSION)
C	27/03/2024	PLANNING ISSUE - PROPOSED PLAN (RESUBMISSION) - RevC

Drawn by:	AB
Client:	AB

Project:	302 PLECKGATE ROAD, RAMSGREAVE BB1 8QU
Drawing Title:	PROPOSED PLAN PLANNING ISSUE

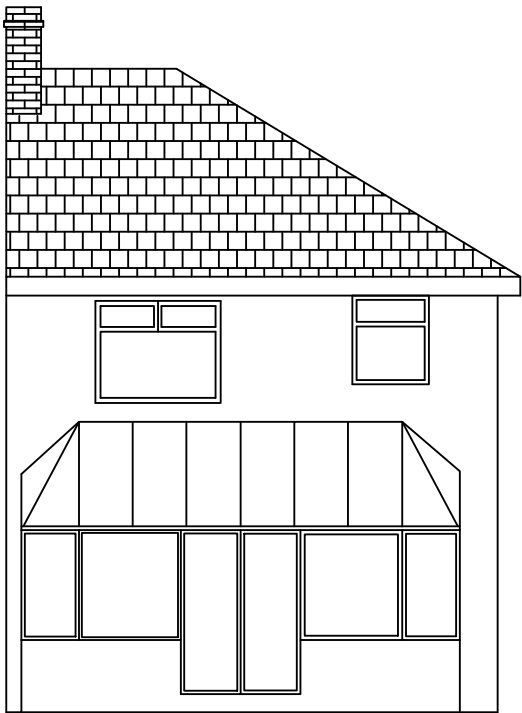
Date:	27/03/2024
Scale @ A3:	1:100, 1:250
Revision:	c

DRAWING NUMBER: A002
APPLICATION NO: 3/2023/0698
APPLICATION NO: 3/2024/0079

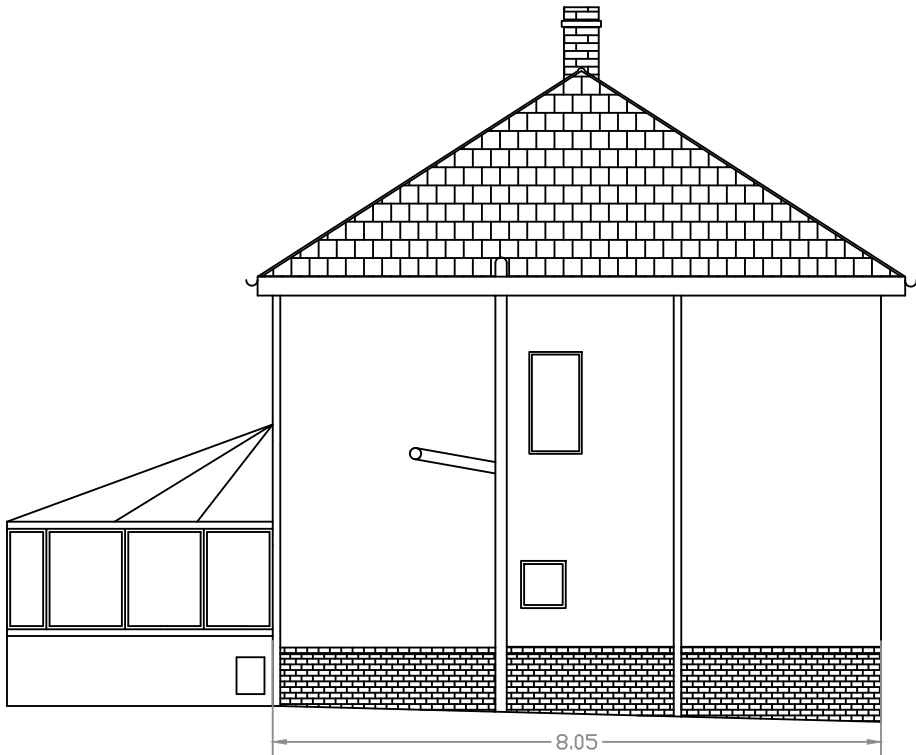
# EXISTING ELEVATION



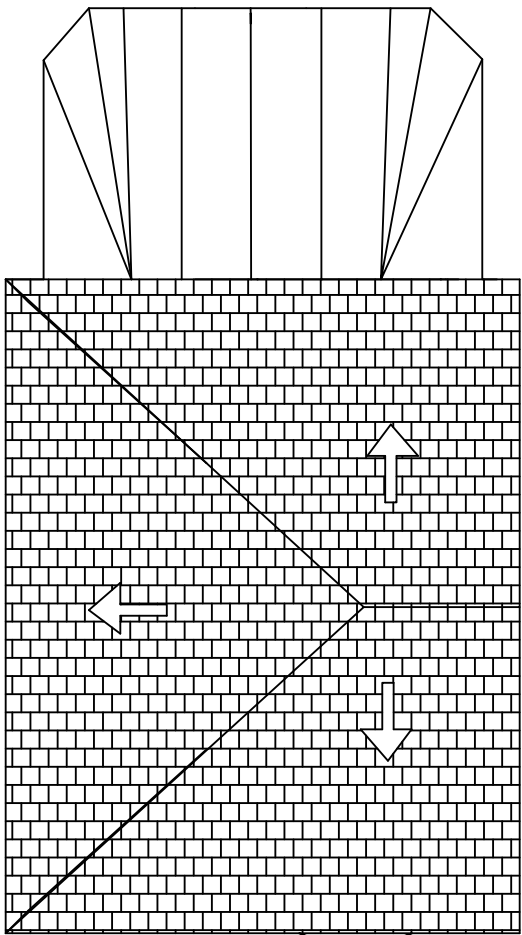
FRONT ELEVATION  
1:100



REAR ELEVATION  
1:100



GABLE ELEVATION  
1:100



ROOF PLAN  
1:100

Revision notes:		
Rev:	Date:	Notes:
A	30/08/2023	PLANNING ISSUE - EXISTING ELEVATION
B	08/01/2024	PLANNING ISSUE - EXISTING ELEVATION (RESUBMISSION)
C	27/03/2024	PLANNING ISSUE - EXISTING ELEVATION (RESUBMISSION) - RevC

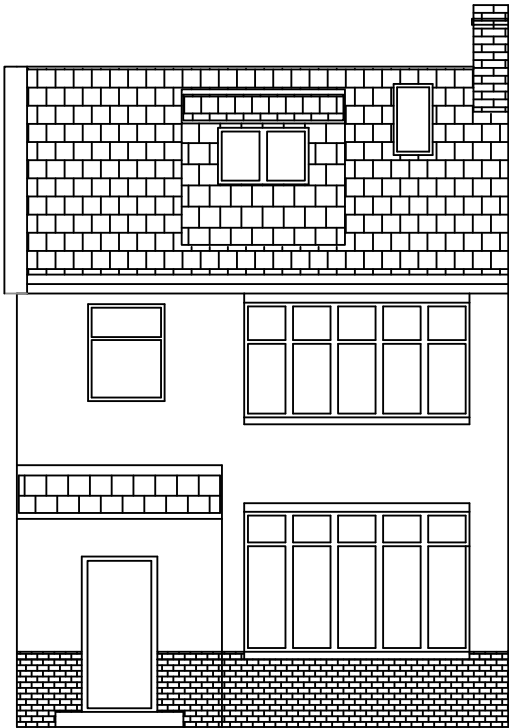
Drawn by:	AB
Client:	AB

Project:	302 PLECKGATE ROAD, RAMSGREAVE BB1 8QU
Drawing Title:	EXISTING ELEVATIONS PLANNING ISSUE

Date:	27/03/2024
Scale @ A3:	1:100
Revision:	C

DRAWING NUMBER: A003
APPLICATION NO: 3/2023/0698
APPLICATION No: 3/2024/0079

# PROPOSED ELEVATIONS



FRONT ELEVATION  
1:100

Erection of Porch

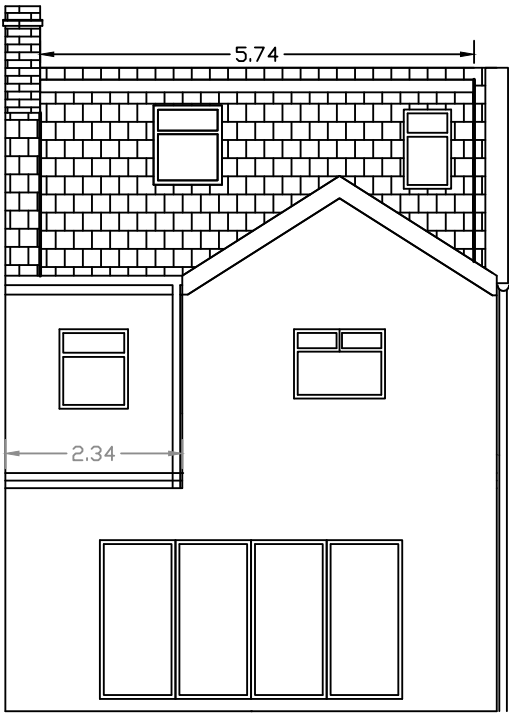
1. No part of the porch is within 2 meters of the boundary that fronts a highway.

Loft conversion

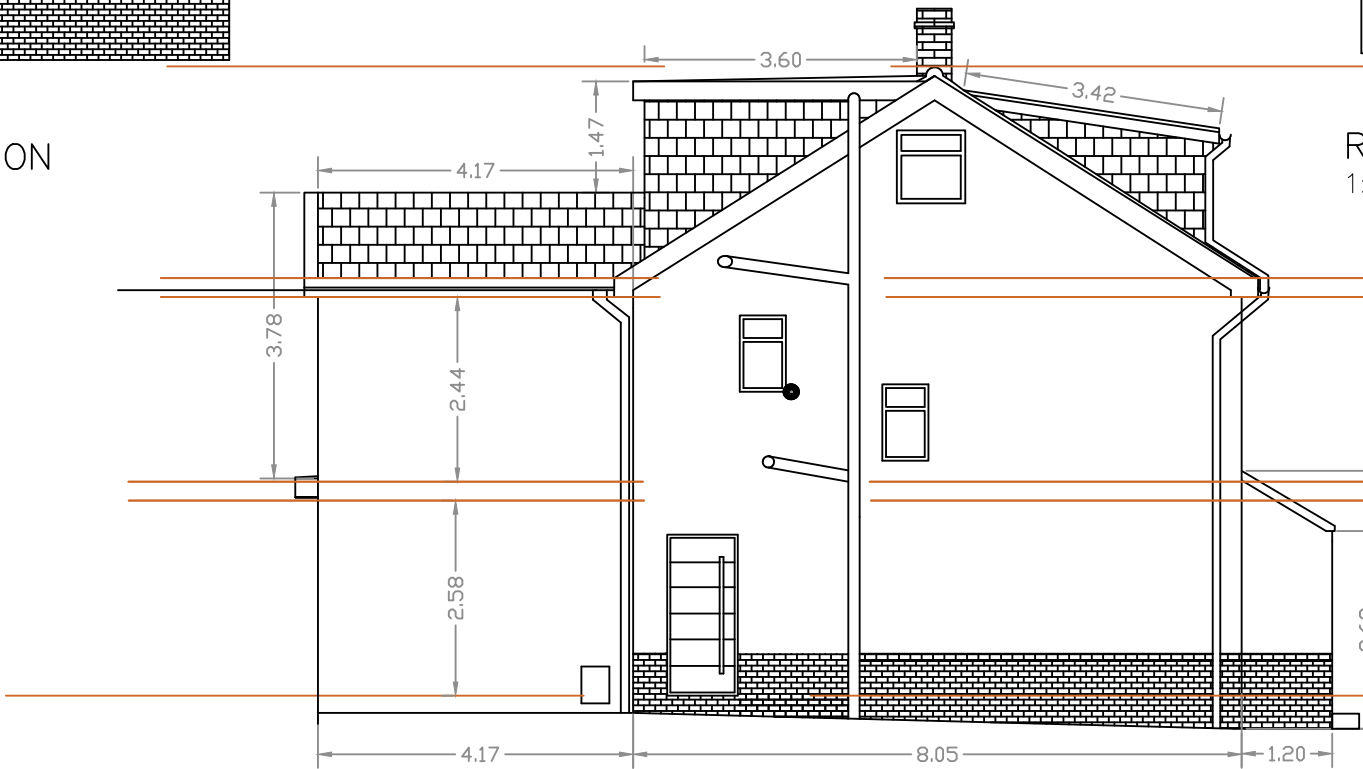
1. The additional roof space created does not exceed 50 cubic metres.
2. Materials to be similar in appearance to the existing house
3. No part of the extension is higher than the highest part of the existing roof.
4. Any side-facing windows are to be obscure glazed and non-opening unless the parts which can be opened are more than 1.7 metres above the floor of the room in which it is installed
5. Roof extension has been set back to be a minimum of 20cm

Single-storey extension

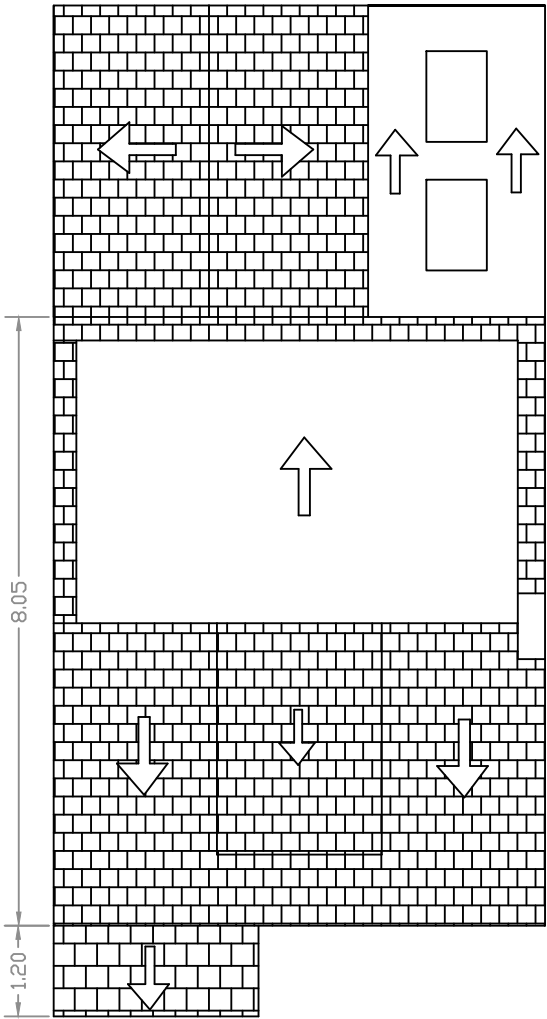
1. Maximum height of single storey does not exceed 4m



REAR ELEVATION  
1:100



GABLE ELEVATION  
1:100



ROOF PLAN  
1:100

Revision notes:

Rev:	Date:	Notes:
A	30/08/2023	PLANNING ISSUE - PROPOSED ELEVATIONS
B	08/01/2024	PLANNING ISSUE - PROPOSED ELEVATIONS (RESUBMISSION)
C	27/03/2024	PLANNING ISSUE - PROPOSED ELEVATIONS (RESUBMISSION) - RevC

Drawn by:

AB

Client:

AB

Project:

302 PLECKGATE ROAD, RAMSGREAVE  
BB1 8QU

Drawing Title:

PROPOSED ELEVATIONS  
PLANNING ISSUE

Date:

27/03/2024

Scale @ A3:

1:100

Revision:

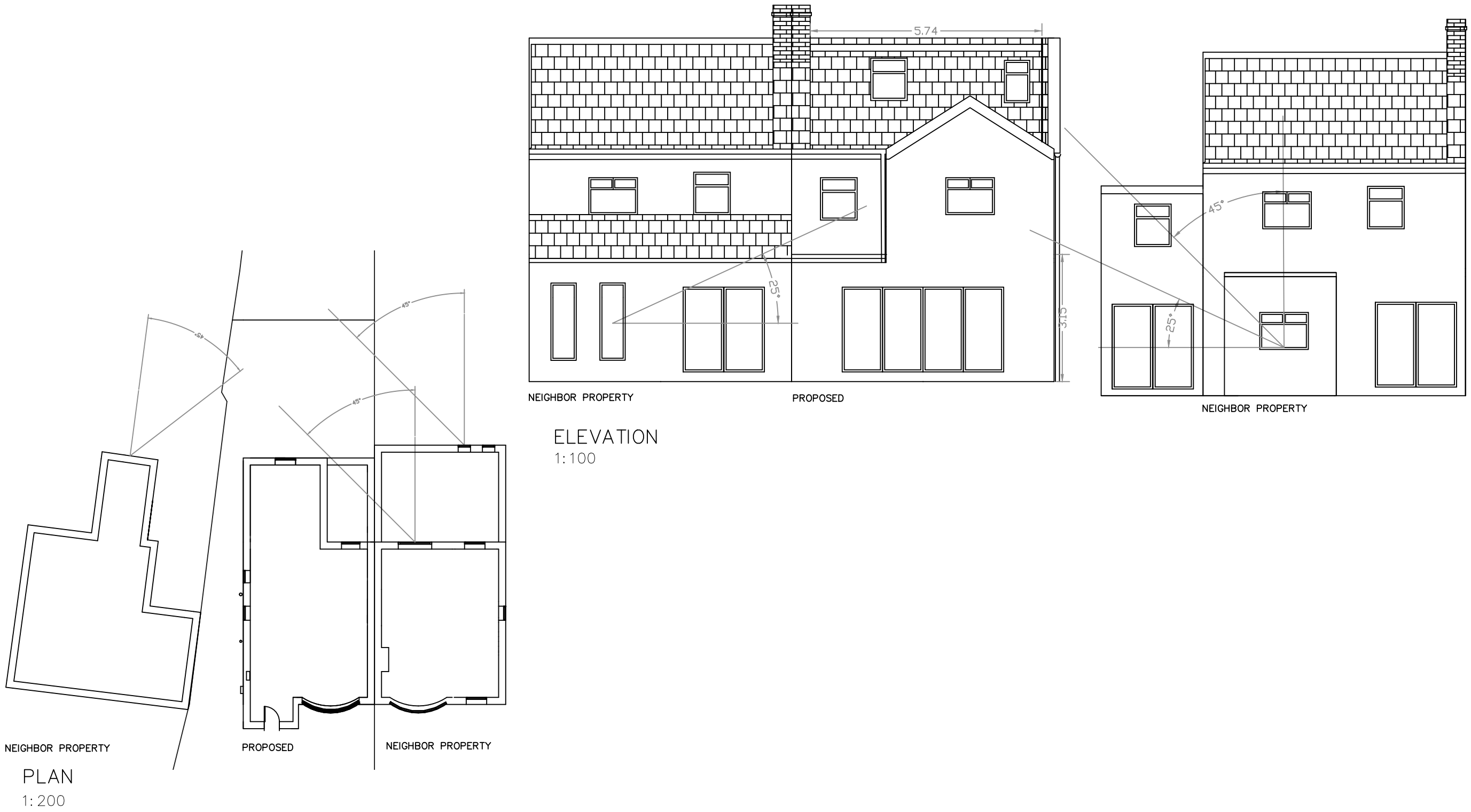
C

DRAWING NUMBER: A004

APPLICATION NO: 3/2023/0698

APPLICATION NO: 3/2024/0079

# 45 DEGREE ANGLES (PLAN AND REAR ELEVATION)



Revision notes:			Drawn by:		Project:		Date:	DRAWING NUMBER: A005	
Rev:	Date:	Notes:	AB		302 PLECKGATE ROAD, RAMSGREAVE BB1 8QU		27/03/2024	APPLICATION NO: 3/2023/0698	
A	30/08/2023	PLANNING ISSUE - 45 DEGREE ANGLES (PLAN AND ELEVATION)					Scale @ A3:		
B	08/01/2024	PLANNING ISSUE - 45 DEGREE ANGLES (PLAN AND ELEVATION) - RESUBMISSION					1:100 & 1:200		
C	27/03/2024	PLANNING ISSUE - 45 DEGREE ANGLES (PLAN AND ELEVATION) - RESUBMISSION RevC	Client:		Drawing Title:		Revision:		
			AB		45 DEGREE ANGLE (PLAN AND ELEVATION) PLANNING ISSUE		C	APPLICATION NO: 3/2024/0079	