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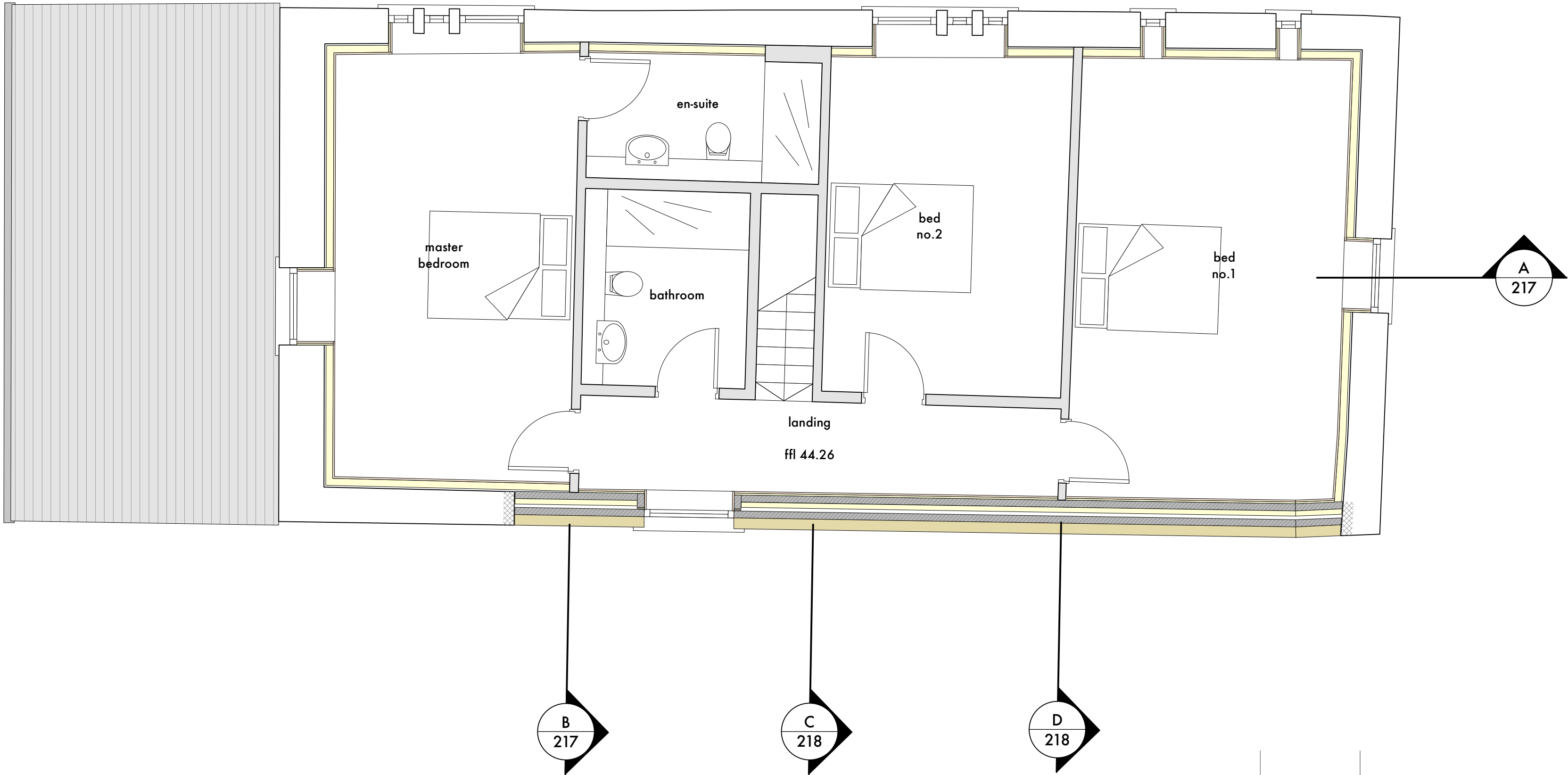
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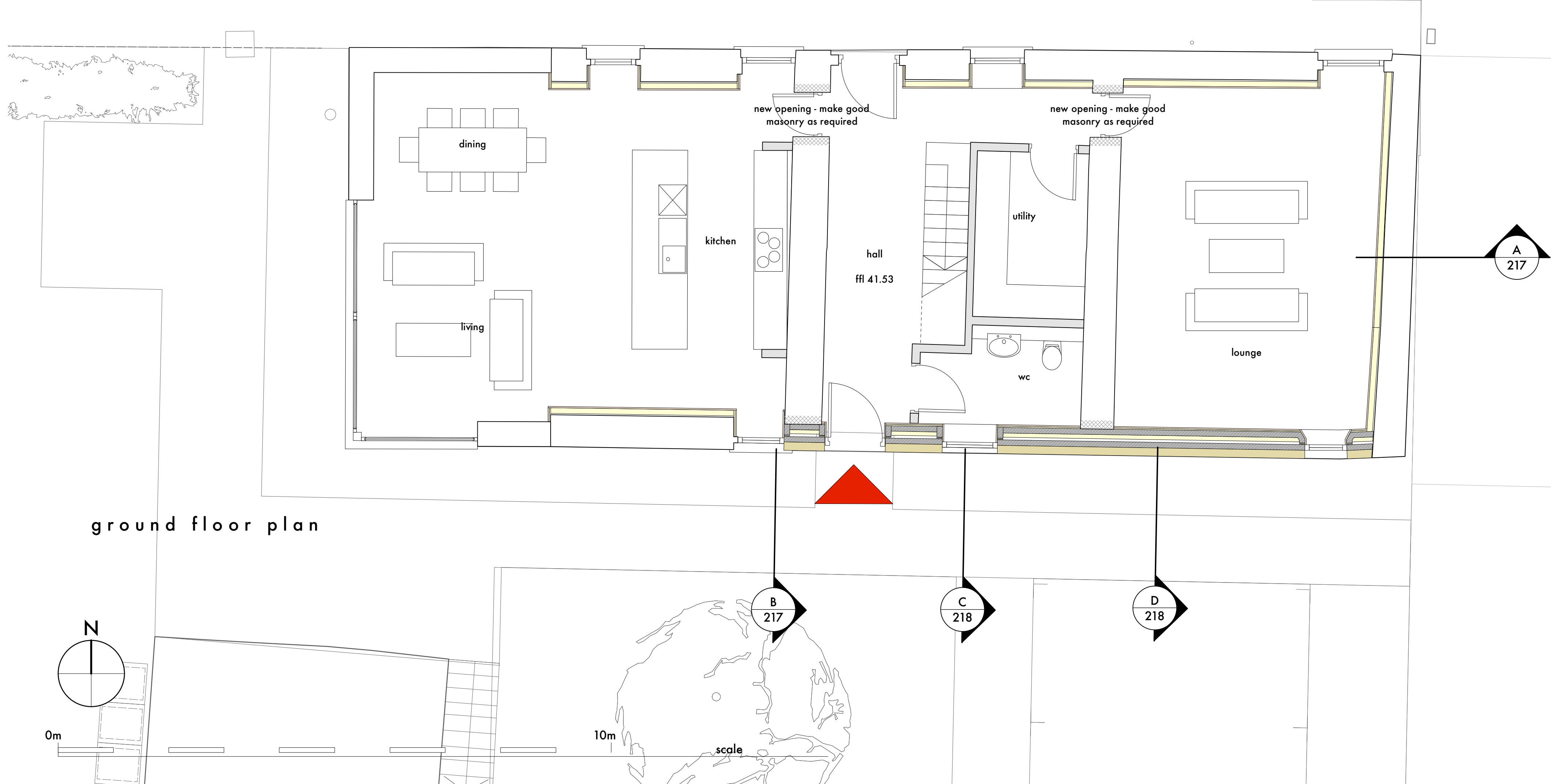
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revision	date	note
A	19.06.2026	issued for planning



first floor plan



ground floor plan

notes

- size/extent of barn to remain as existing - existing western lean-to to be re-presented and faced in timber boarding.
- south wall in poor condition and likely requires part rebuilding on safety grounds to avoid collapse (see structural assessment). affected section of wall to be replaced with stone faced cavity wall. existing roof structure to be retained and propped as necessary during wall removal.
- grey shaded areas indicate new internal walls/partitions.
- existing external walls to be lined internally with insulation (between studs), moisture resistant boarding and plasterboard. see proposed section details to drg.no.2241/220 for further information/specification.
- proposed floor deck to consist of T+G boarding over floor joists. 100mm mineral fibre insulation quilt compressed between joists. all underdrawn with plasterboard.
- all first floor accommodation features inclined/vaulted ceilings to expose existing timber structure (trusses/purlins etc.). see reflected ceiling plan and proposed sections for further clarity.

SA

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project
Winkley Hall Farm

name
Proposed 'barn 2' ground/first floor

scale
1 to 50 @ A1

date
19.06.26

status
planning

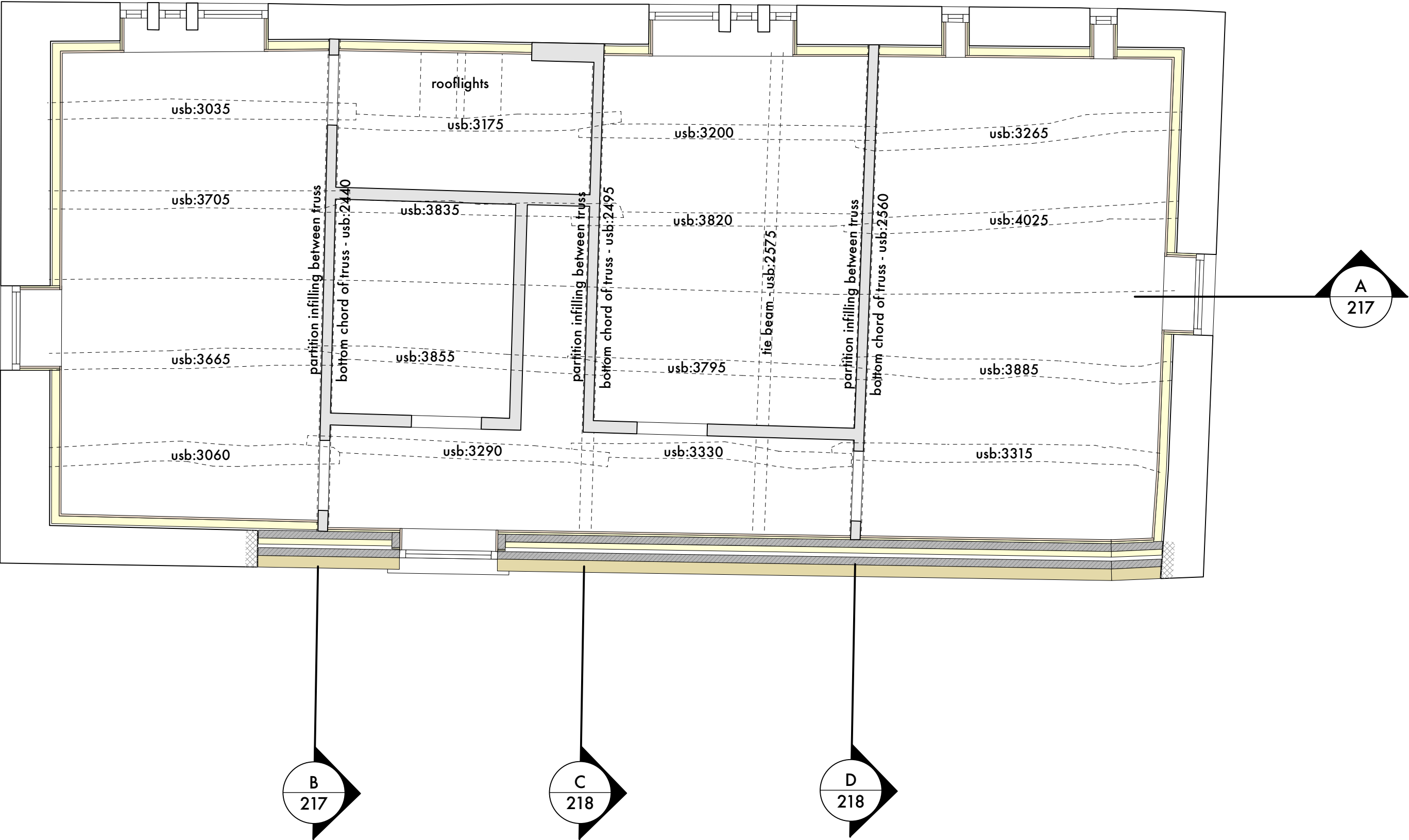
drawing number
22.41

211

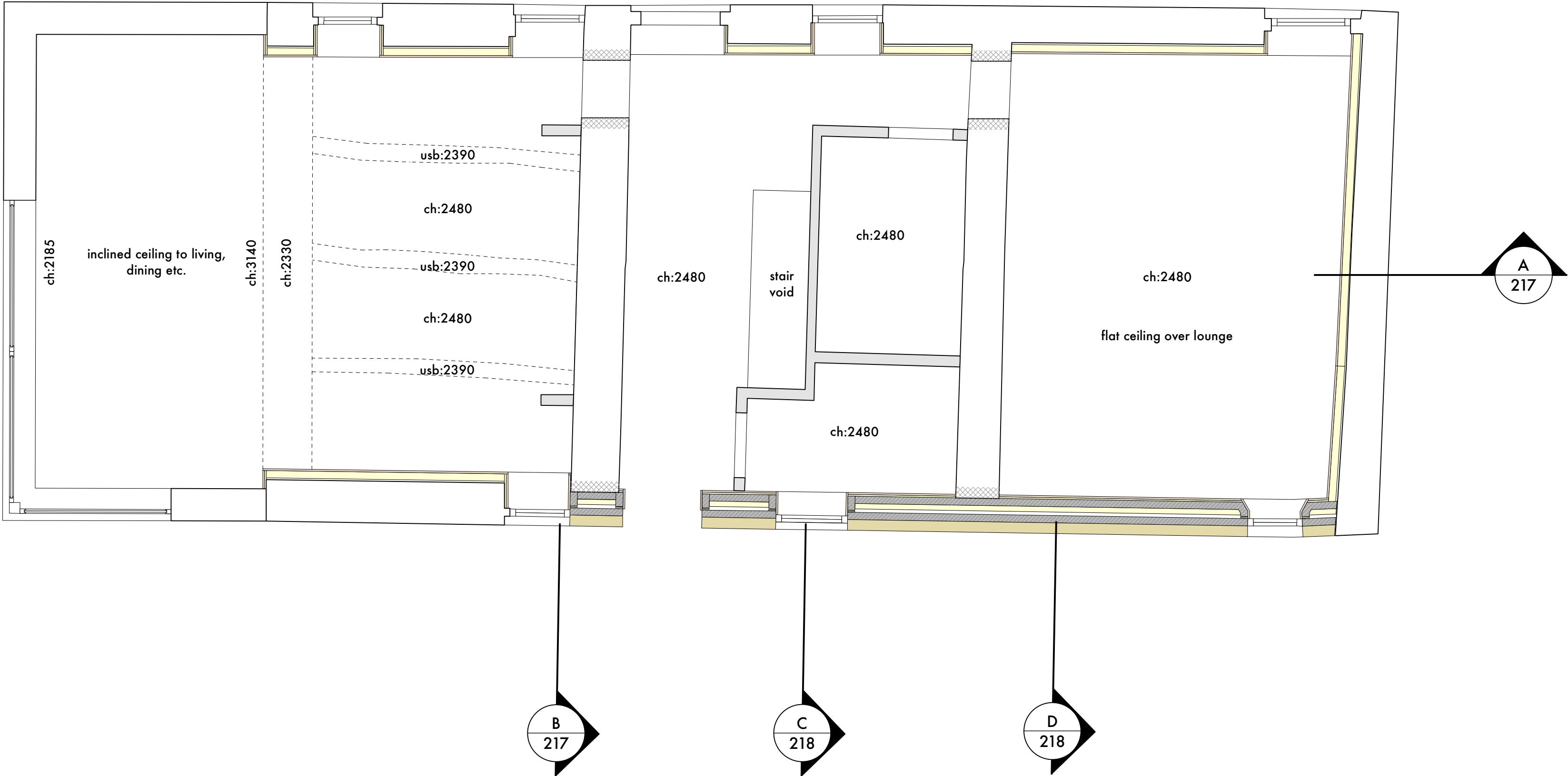
revision
A

Chartered Practice

revision	date	note
A	19.06.2026	issued for planning



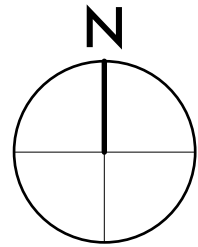
first floor RCP

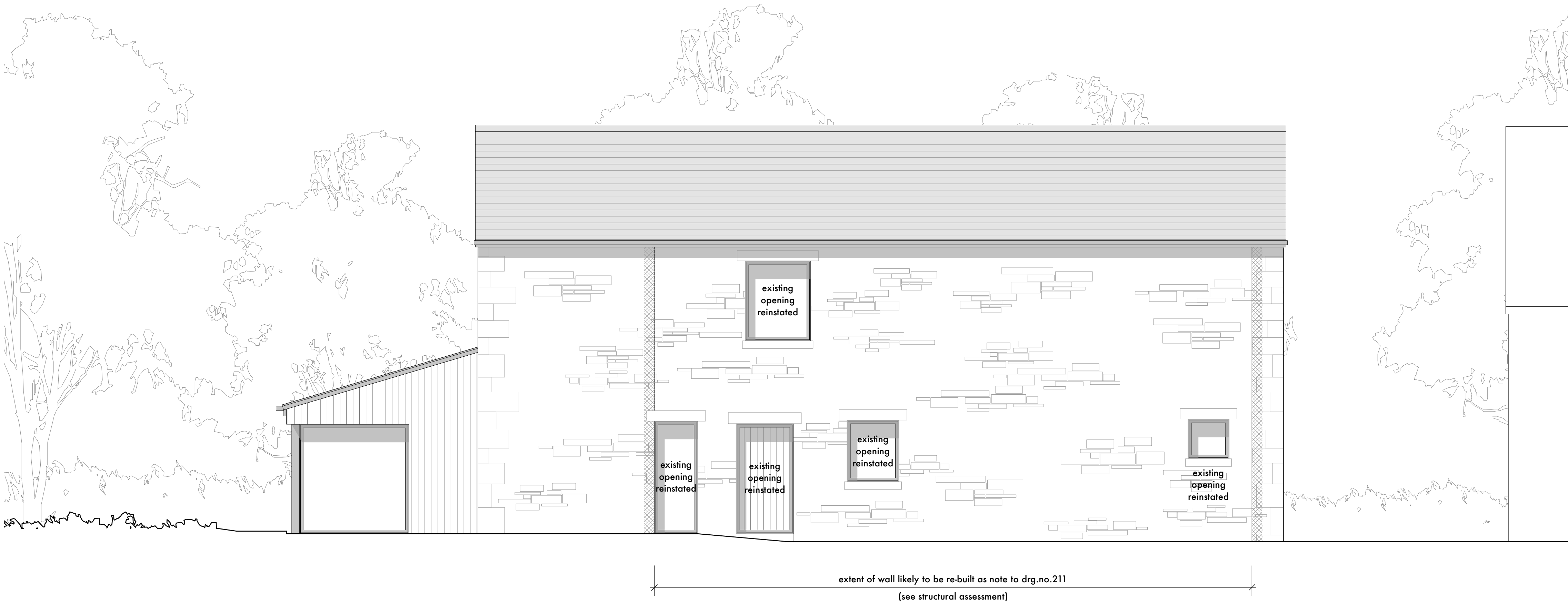


ground floor RCP

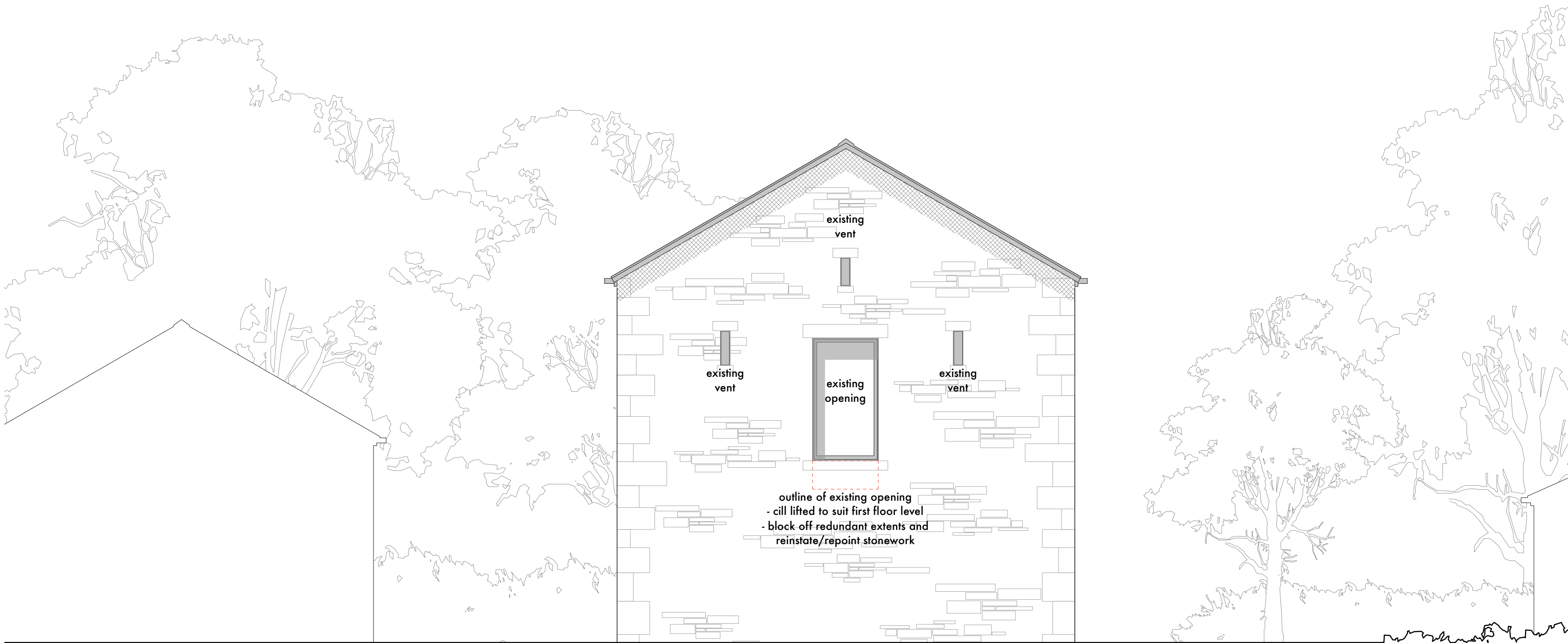
notes

- grey shaded areas indicate new internal walls/partitions.
- external walls to be lined internally with insulation (between studs), moisture resistant boarding and plasterboard. see proposed section details to drg.no.2241/220 for further information/specification.
- roof to be insulated over existing rafters/sheathing. rafters will remain exposed alongside purlins and trusses. see proposed section details to drg.no.2241/220 for further information/specification.
- all timberwork subject to further detailed investigation. isolated repairs to timberwork to be undertaken where necessary as structural engineers information.

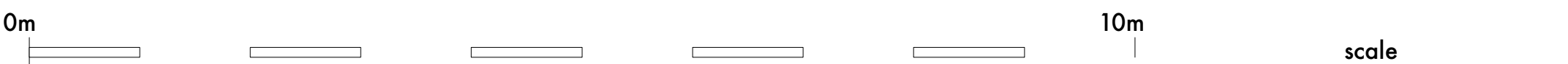




south elevation



east elevation



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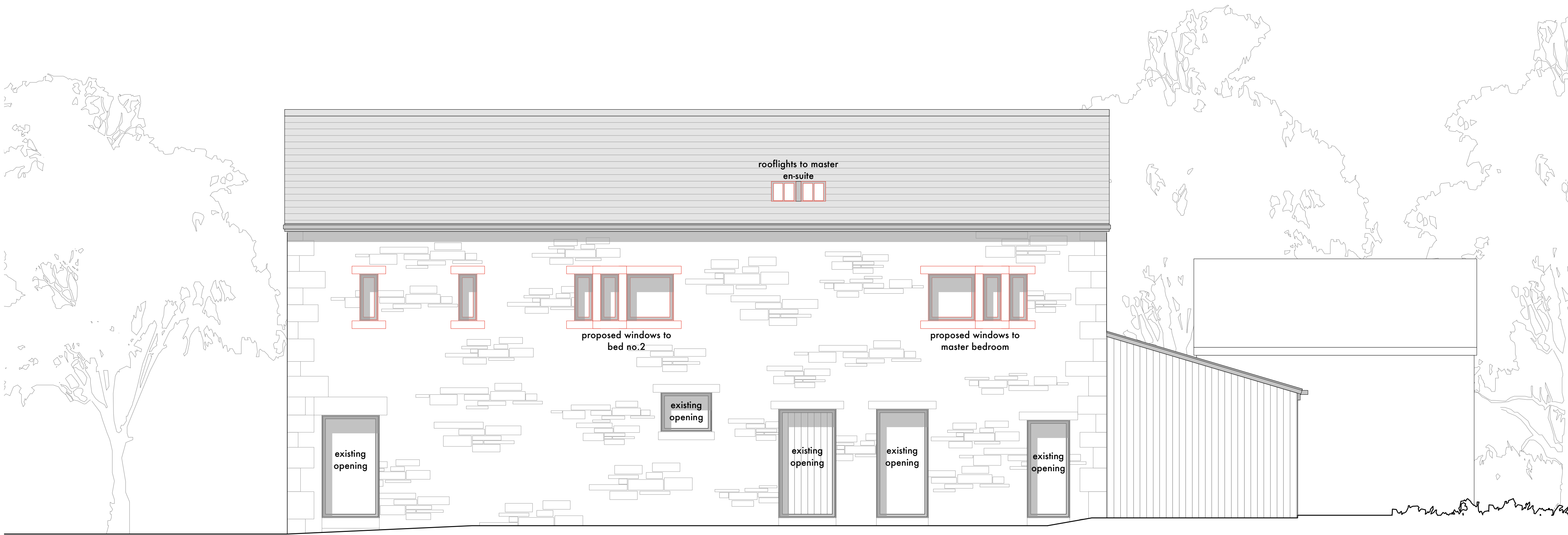
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revision	date	note
A	19.06.2026	issued for planning

notes

- materials to be re-used where possible. any new materials to compliment the style/character of the existing barn and/or be like for like replacements.
- solid red lines indicate new openings and conservation style rooflight to suit proposed conversion - new openings limited to north elevation (i.e. elevation facing away from listed farmhouse). broken red lines indicate altered openings to suit proposed floor levels (i.e. cills lifted/lowered etc).
- conservation style rooflights included to north elevation - providing natural light and/or ventilation to first floor en-suite. rooflights included to north facing roof (i.e. roof facing away from listed farmhouse). sizing of rooflights reduced and set to suit spacings of existing rafters to avoid the need to cut historic timbers.
- to suit conservation approach of retaining/exposing internal timberwork to roof, the insulation strategy (i.e. insulating over rafters/sheathing) will require gable ends and eaves to be built up as necessary. hatch to gable ends indicates likely extent of rebuilding including allowing for taking down, cleaning and reb bedding upper 200-300mm of stonework at existing roof abutment.



n o r t h e l e v a t i o n

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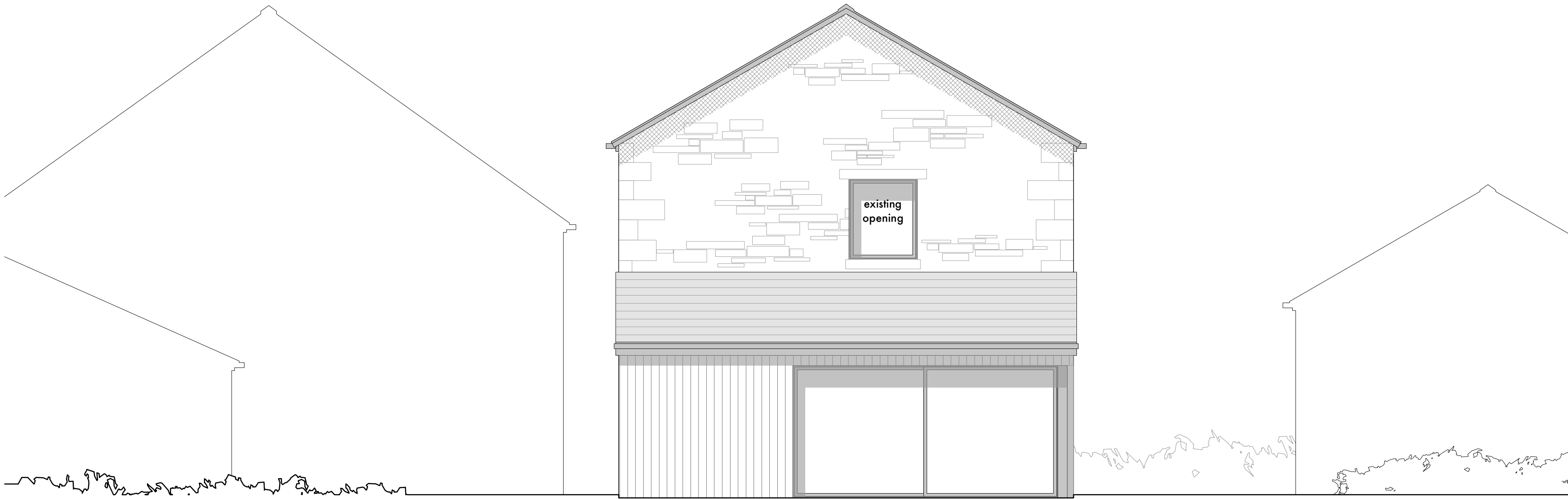
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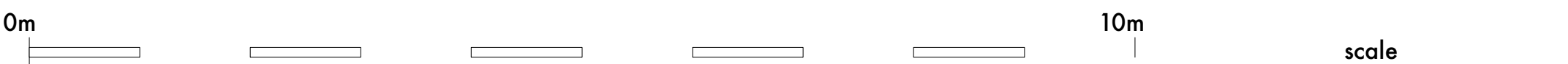
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n o t e s

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w e s t e l e v a t i o n



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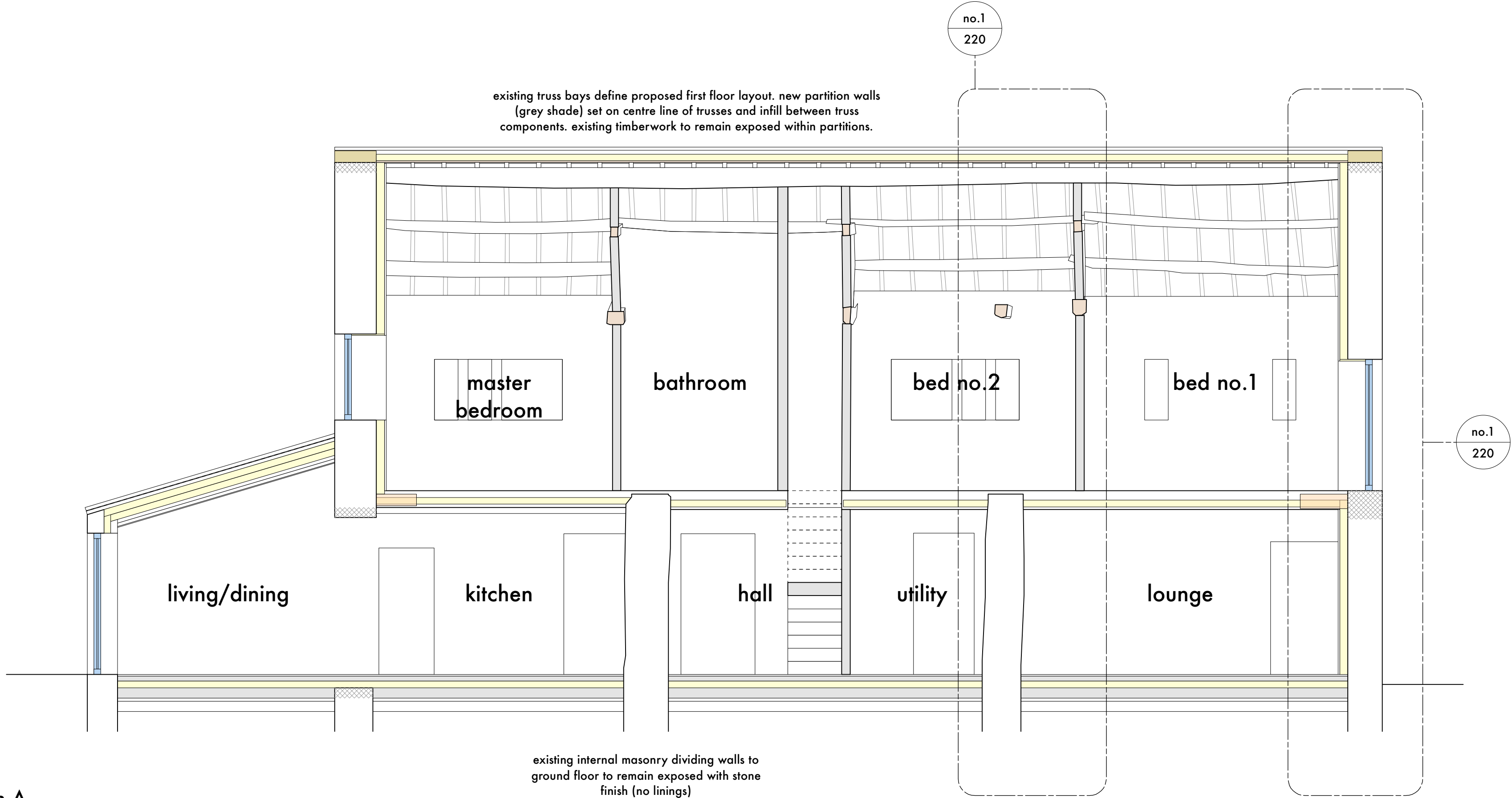
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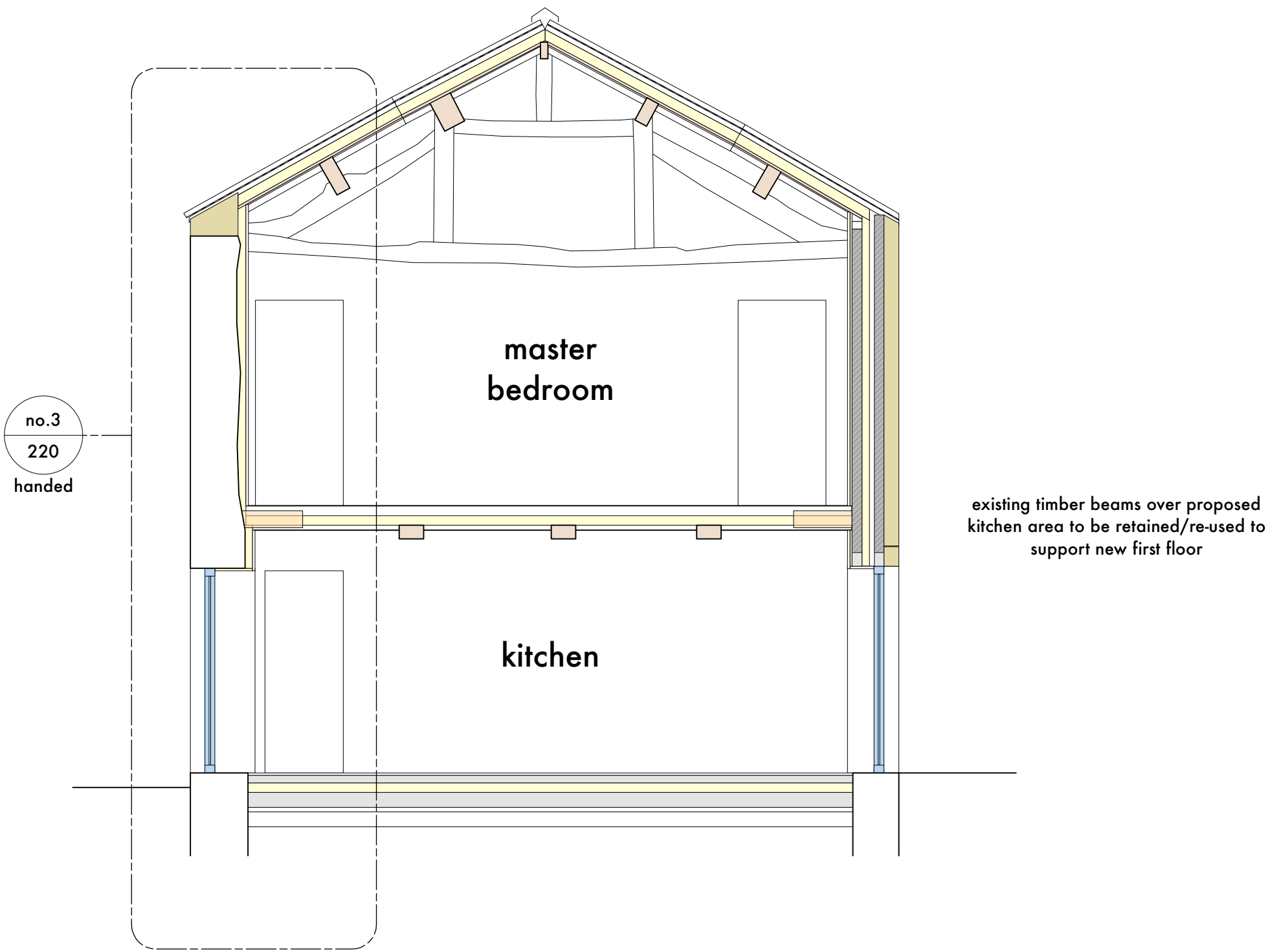
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A	19.06.2026	issued for planning



A North Facing Section A
Scale: 1:50



B East Facing Section B
Scale: 1:50

notes

- floor to be replaced with new dpm, slab, insulation, screed etc. see proposed section details to drg.no.2241/220 for further information/specification.
- external walls to be lined internally with insulation (between studs), moisture resistant boarding and plasterboard. see proposed section details to drg.no.2241/220 for further information/specification.
- proposed floor deck to consist of T+G boarding over floor joists. 100mm mineral fibre insulation quilt compressed between joists. all underdrawn with plasterboard. orange shade at floor/wall junctions indicates compressed mineral fibre insulation to perimeter of floor zone to ensure continuity of insulation.
- steelwork to be introduced to reduce joist spans to first floor over lounge and trim around stair void - exact sizes to be confirmed by structural engineer. steel beams treated for fire protection and be fully concealed within floor zone.
- roof to be insulated over existing rafters/sheathing. rafters will remain exposed alongside purlins and trusses. see proposed section details to drg.no.2241/220 for further information/specification.
- all timberwork subject to further detailed investigation. isolated repairs to timberwork to be undertaken where necessary as structural engineers information.



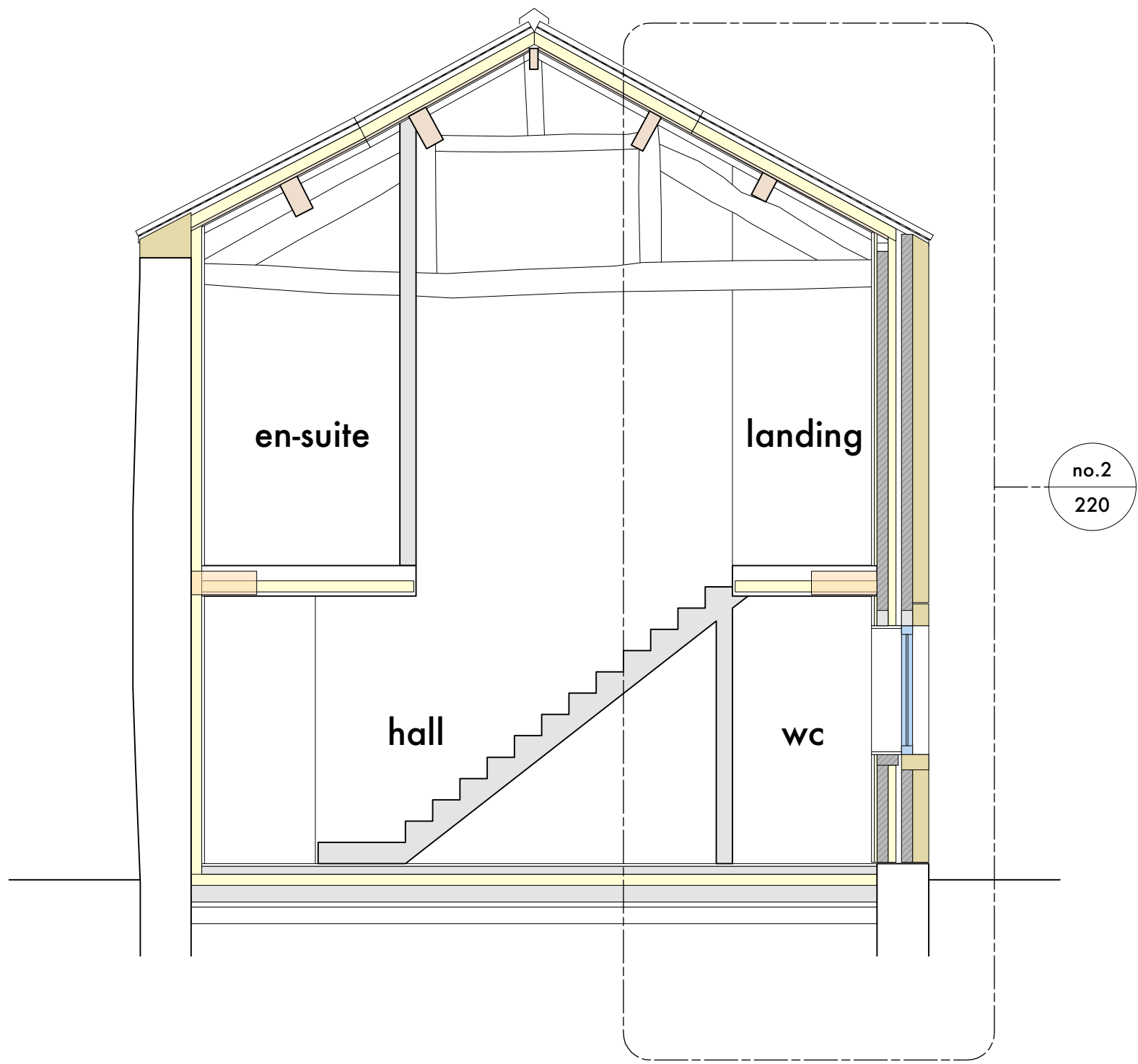
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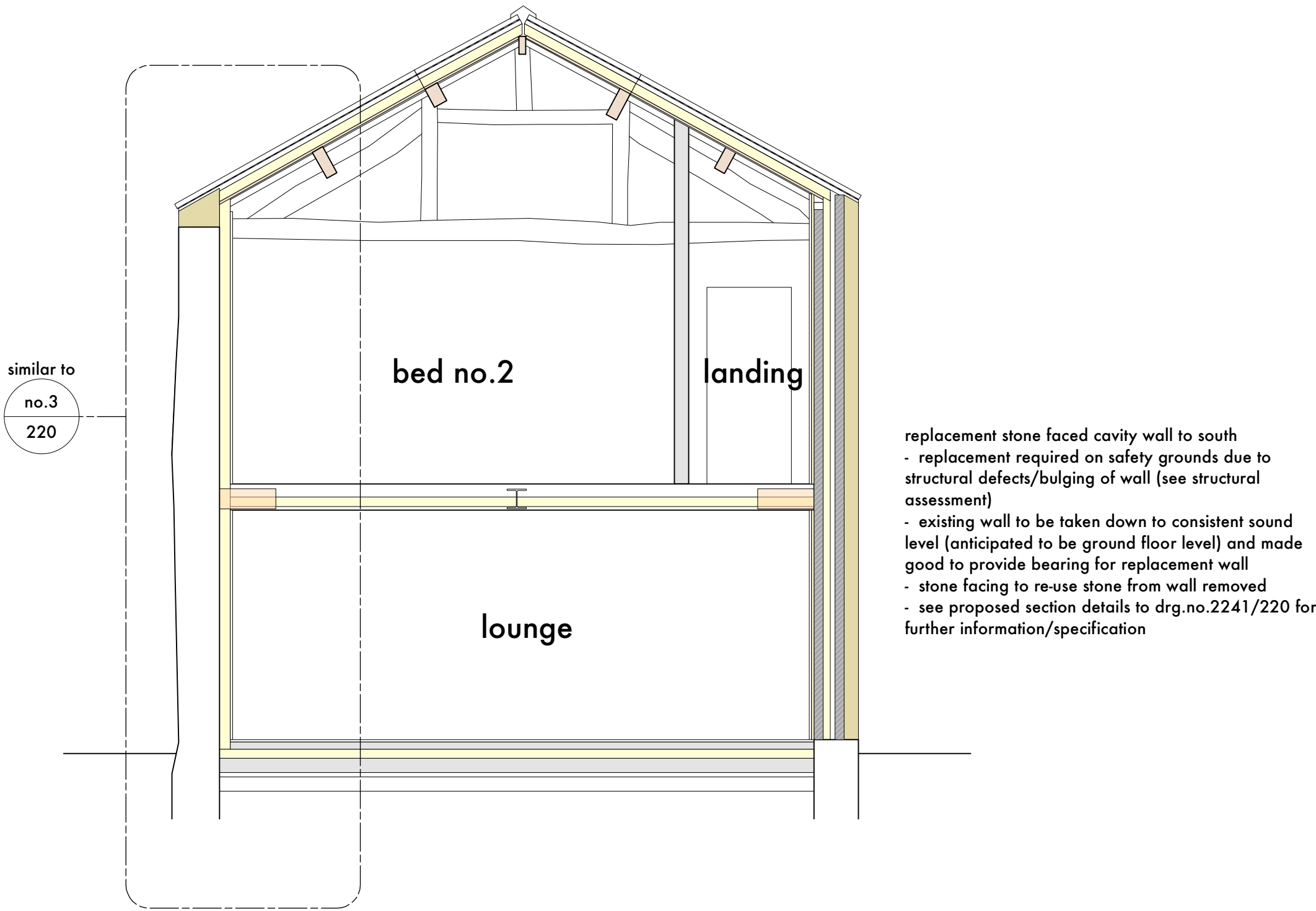


project	project number	drawing number
Winkley Hall Farm	22.41	217
name	scale	date
Proposed 'barn 2' sections 1 of 2	1 to 50 @ A1	19.06.26
status	revision	
planning	A	

revision	date	note
A	19.06.2026	issued for planning



C **Barn 2 - East Facing Section 2**
Scale: 1:50



D **Barn 2 - East Facing Section 3**
Scale: 1:50

notes

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