

Notes:

All work is to be carried out to the latest current British standards Codes of Practice and recognised working practices.

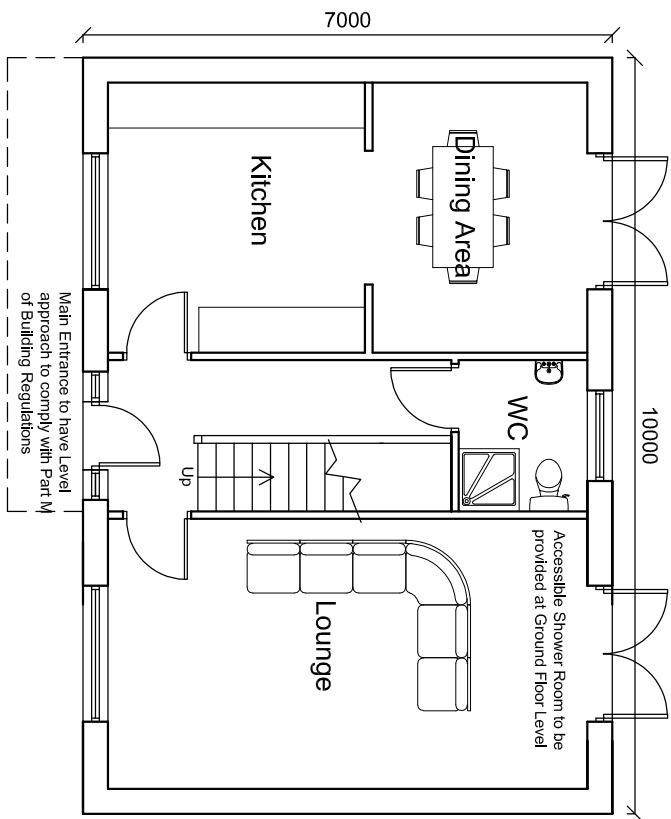
All work and materials should comply with Health and Safety legislation and to be approved by the Local Authority Planning / Building Control Officer.

All dimensions are in millimetres unless where explicitly shown otherwise.

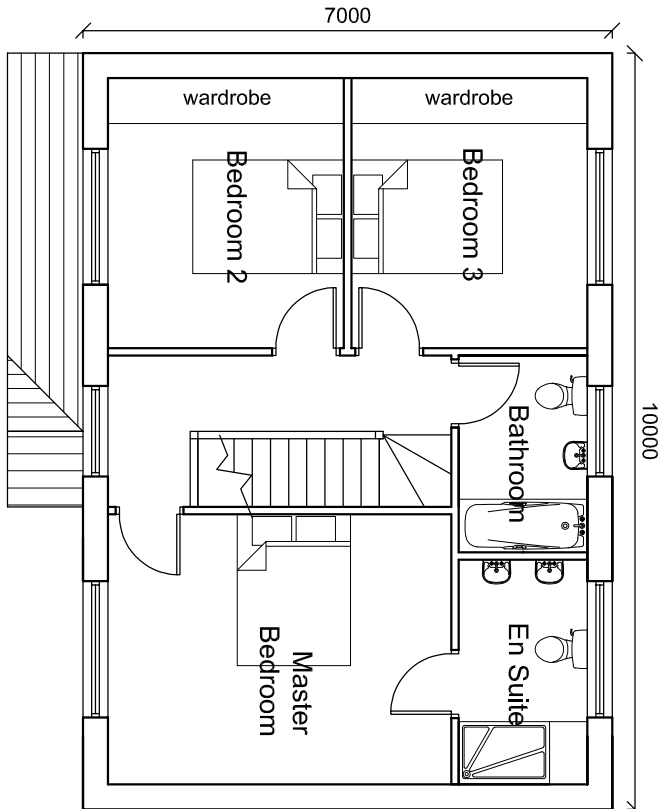
The contractor should check and clarify all dimensions as work proceeds and notify the design team of any discrepancies.

Do not scale off the drawings, if in doubt ask.

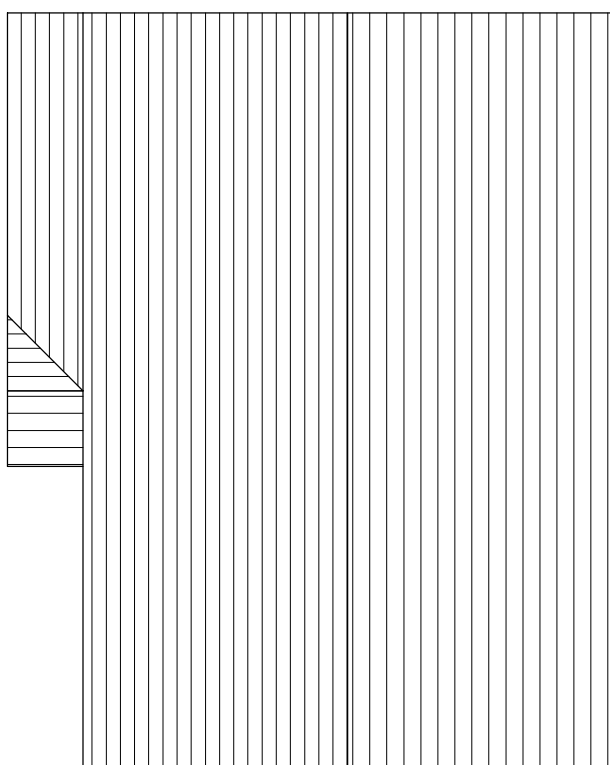
Avalon Chartered Town Planning are not liable for work undertaken prior to Full Planning Consent and/or Building Regulations Approval



Ground Floor Plan



First Floor Plan



Roof Plan

Proposed Materials:

- | | |
|---------|---------------------------|
| Roof | Concrete Tiles |
| Walls | Facing Brickwork |
| Windows | UPVC framed double glazed |
| Doors | Composite UPVC |

Accommodation Schedule

(3 Bed, 4 person) 118m2

Ground Floor

- | | |
|-------------|-----------------|
| Lounge | 3570mm x 6340mm |
| Kitchen | 3570mm x 3400mm |
| Dining Area | 3570mm x 2840mm |
| WC | 2000mm x 1700mm |

First Floor

- | | |
|----------------|-----------------|
| Master Bedroom | 3570mm x 4540mm |
| Ensuite | 3470mm x 1700mm |
| Bedroom 2 | 3570mm x 3120mm |
| Bedroom 3 | 3570mm x 3120mm |
| Bathroom | 2600mm x 1700mm |

Amendment C: 04.03.26 Proposed accommodation schedule updated
Amendment B: 23.02.26 Proposed width of dwelling reduced to 10metres
Amendment A: 10.02.26 Proposed Velux Rooflights removed

Avalon
Architectural Design & Planning

Town Planning - Architectural Design - Building Regulations
Office: Suite 21, Shale Court, 1 Wood Way,
Shillington, Mead Business Park, Poulton, Bury, B812 7NG
Tel: 01282 824824
Email: design@avalontownplanning.co.uk
daniel@avalontownplanning.co.uk

PROPOSED PLANS AND ELEVATIONS

Site: Land adjacent to
Buy/
BL9 9PL

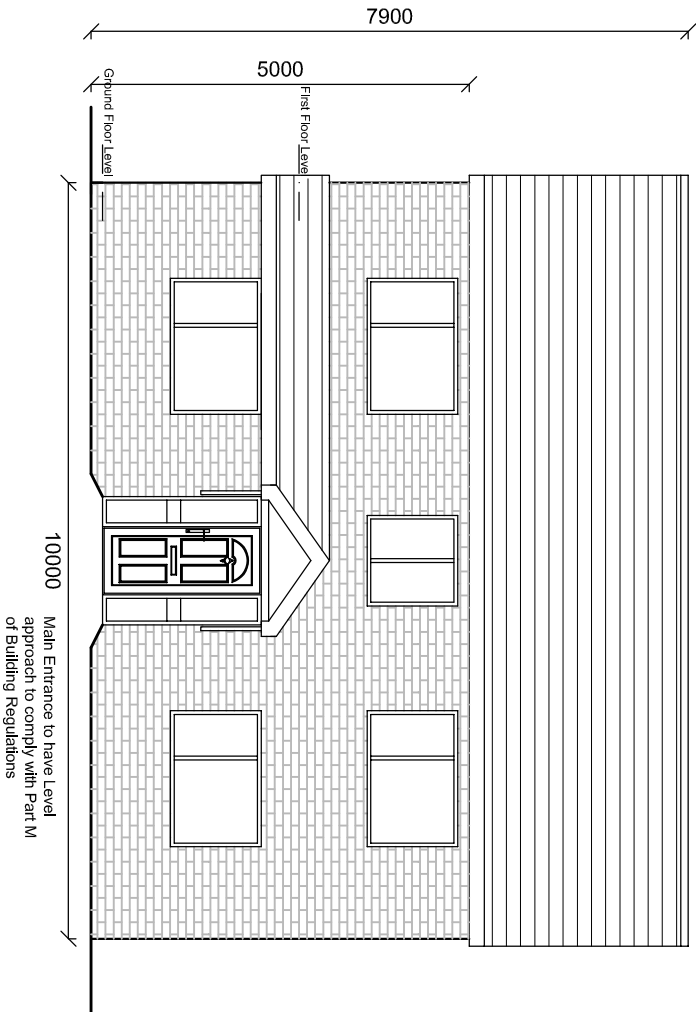
Client: Mr Aziz Fatima

Date: 04.03.26 Scale: 1:100 @ A2

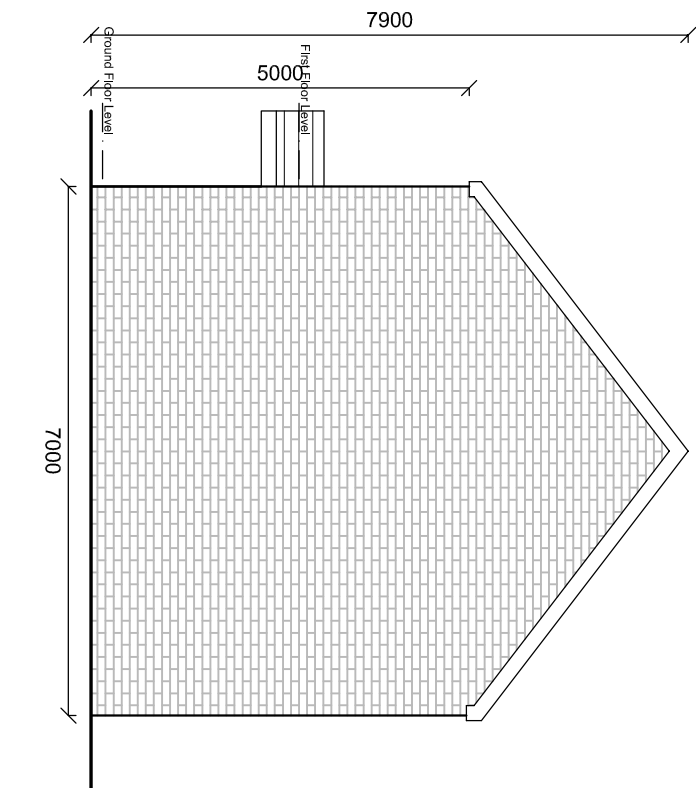
Project No: FAT/01 Dwg 01C Drawn: DS

Amendments: A B C

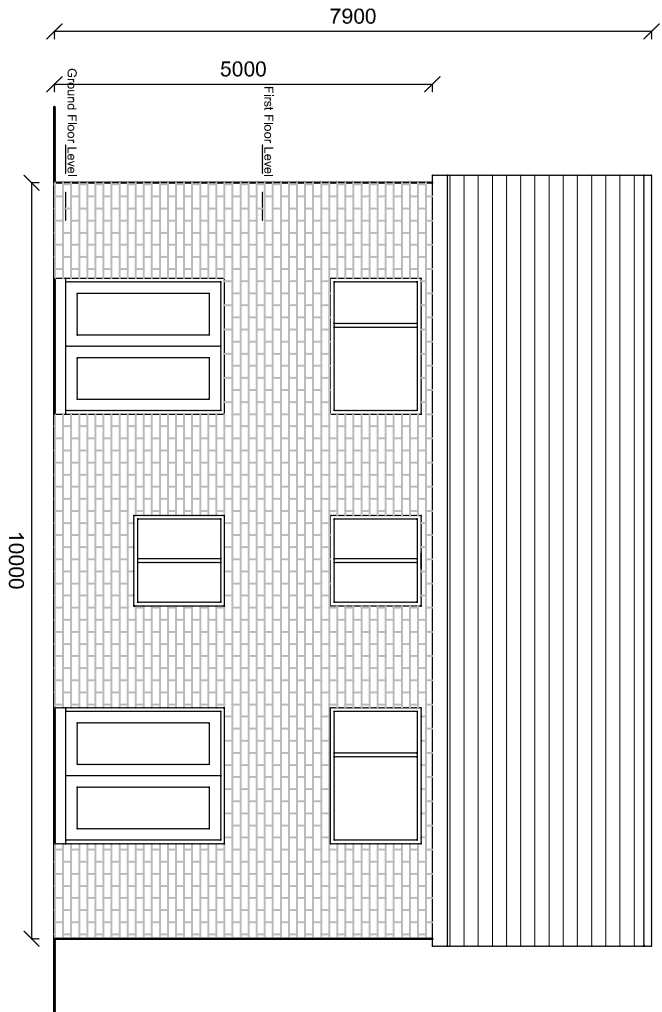
Front (West) Elevation



Side (South) Elevation



Rear (East) Elevation



Side (North) Elevation

