

GENERAL NOTES

THESE PLANS, DETAILS AND DRAWINGS HAVE BEEN PRODUCED. DETAILED AND DRAWINGS FOR THE "SOME PURPOSES OF APPLICANTS TO BUILDING PLANS AND BUILDING CONTROL DEPT. IN ORDER TO OBTAIN THE RELEVANT AND NECESSARY HOUSEHOLD PLANNING PERMISSION AND BUILDING REGULATIONS PLANS FROM COUNCILS APPROVALS AND CONSENTS ... ONLY ... PRIOR TO ANY WORKS COMMENCING ON SITE ... ETC.

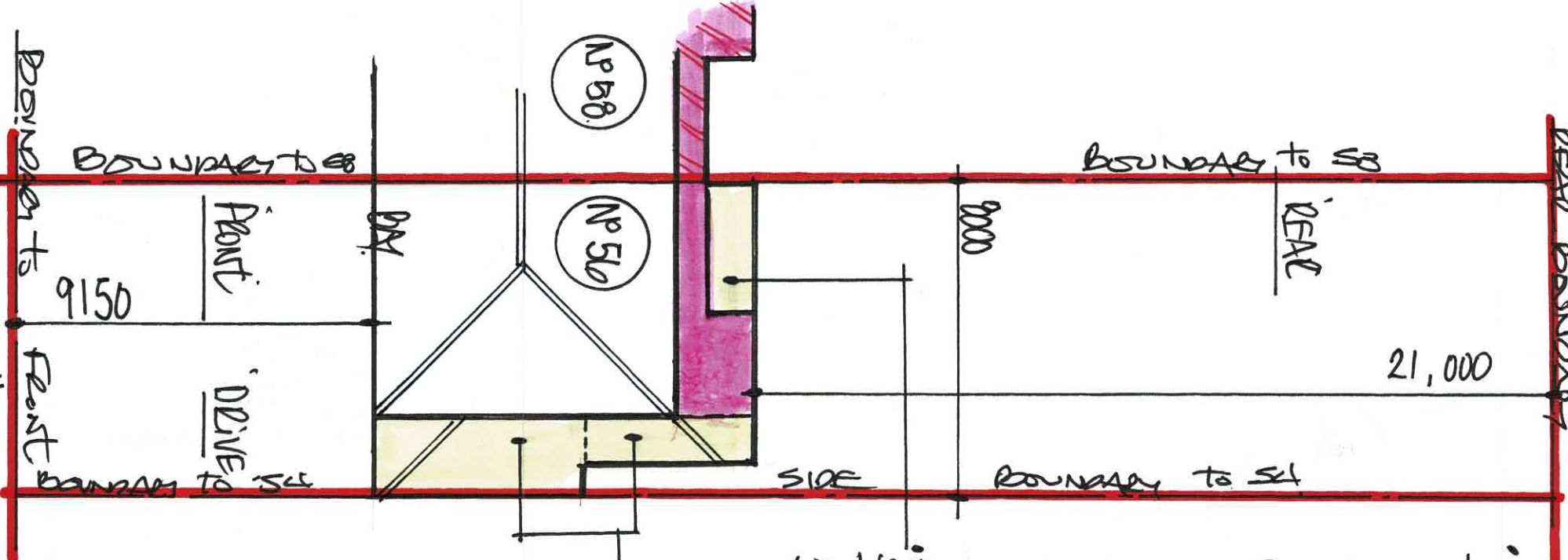
EXISTING SINCE STORES EXTENSION TO REAR OF ORIGINAL AS BUILT PLAN ATTACHED TO DRAWING

EXISTING SINCE STORES EXTENSION ATTACHED TO SIDE OF SEMI-DETACHED DWELLING

Address: —
 N° 56 Radcliffe Road,
 Redvales,
 Bury, BL9 9JY,
 Lancashire.

ONE AND ABOVE OBTAINING THE RELEVANT AND NECESSARY APPROVALS AND CONSENTS FROM PLANNING AND BUILDING CONTROL DEPT. IF PROPERTY IS BUILT ON A "BASEMENT" TERRACE, IN USE OF FREESTAND, THEN LANDLORDS CONSENT MUST BE RECEIVED FOR PROPOSED WORKS IN ADDITION ETC, APPLICANTS TO PROVIDE "NO RECORDS OF ANY PREVIOUS HISTORY ON ANY CONSENTS FOR EXISTING IN-USE TO EXTENSIONS TO PROPERTY ... EXIST ... ETC

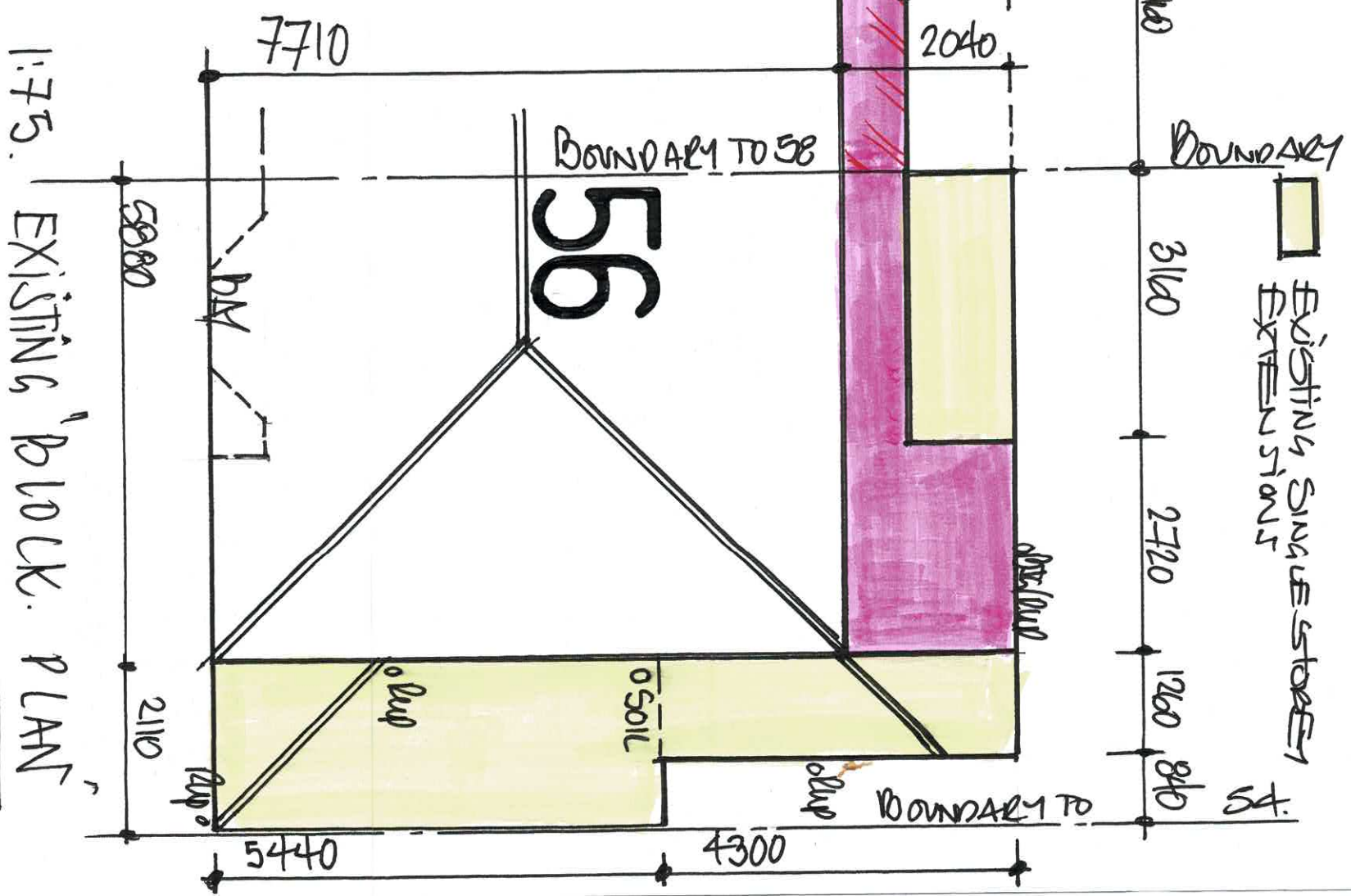
1:150 EXISTING "BLOCK PLAN"



KEY

ORIGINAL SINCE STORES AREAS

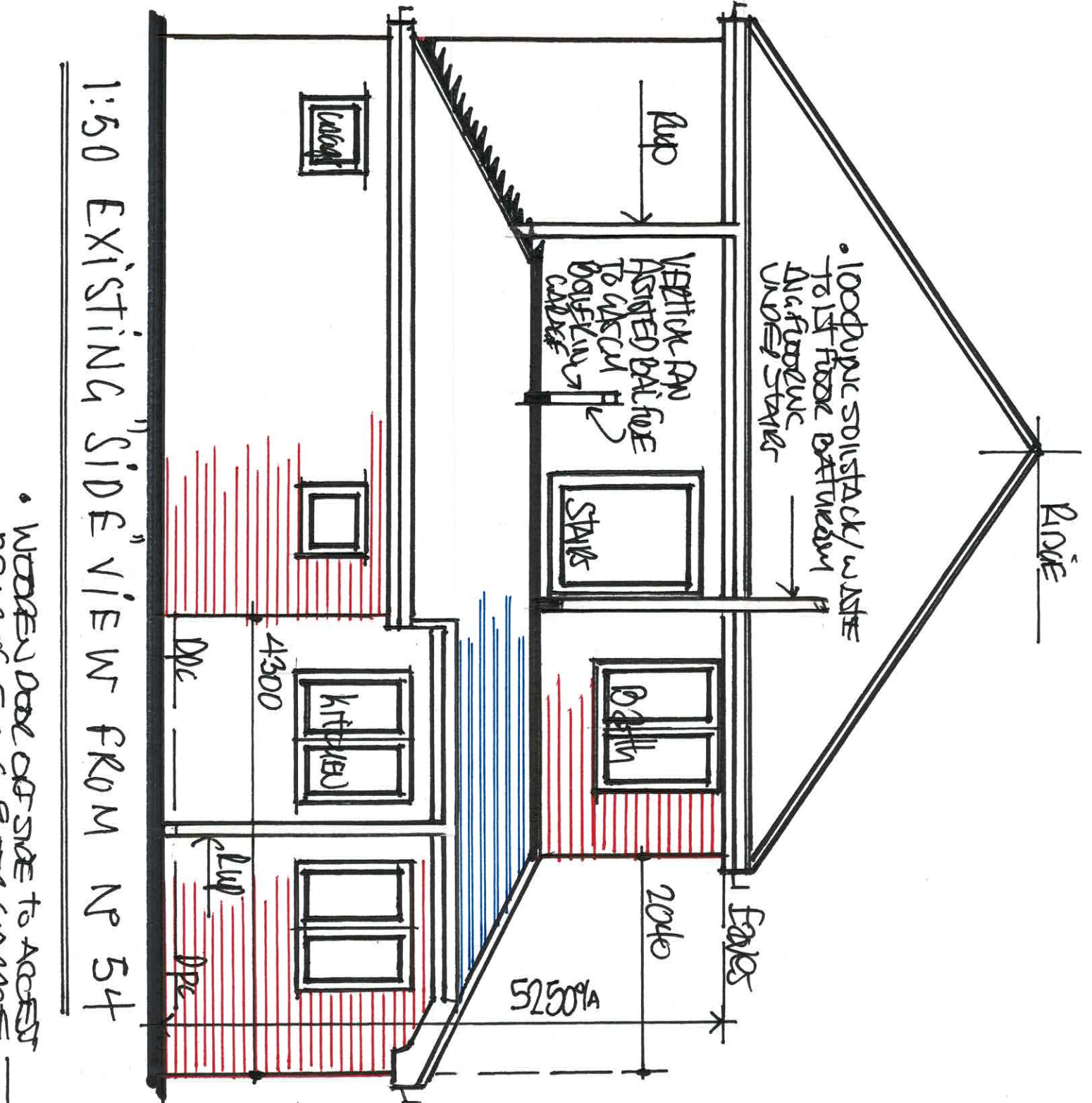
EXISTING SINCE STORES EXTENSIONS



1:75 EXISTING 'BLOCK PLAN'

EXISTING MATERIAL :-

- prefabricated interlocking concrete roof tiles to u/gline, double pitched / hipped roofscapes
- black plastic - u/gc rainwater gutters / downpipes, roofline fascia / soffits, soffitstack, wastes
- u/gc white plastic prefabricated door / window frames / casements, aluminium bi-fold doors etc
- stock stored in clay face pillars in 1:3 c:s natural mortar / structure down with in store, stone
- cladding applied to face of brick to bear elevation of ex. since store extension.
- suspended timber beam floor construction requiring air bricks to clear ventilation
- sub floor v 1055ft.. to be treated / extended / maintained etc..



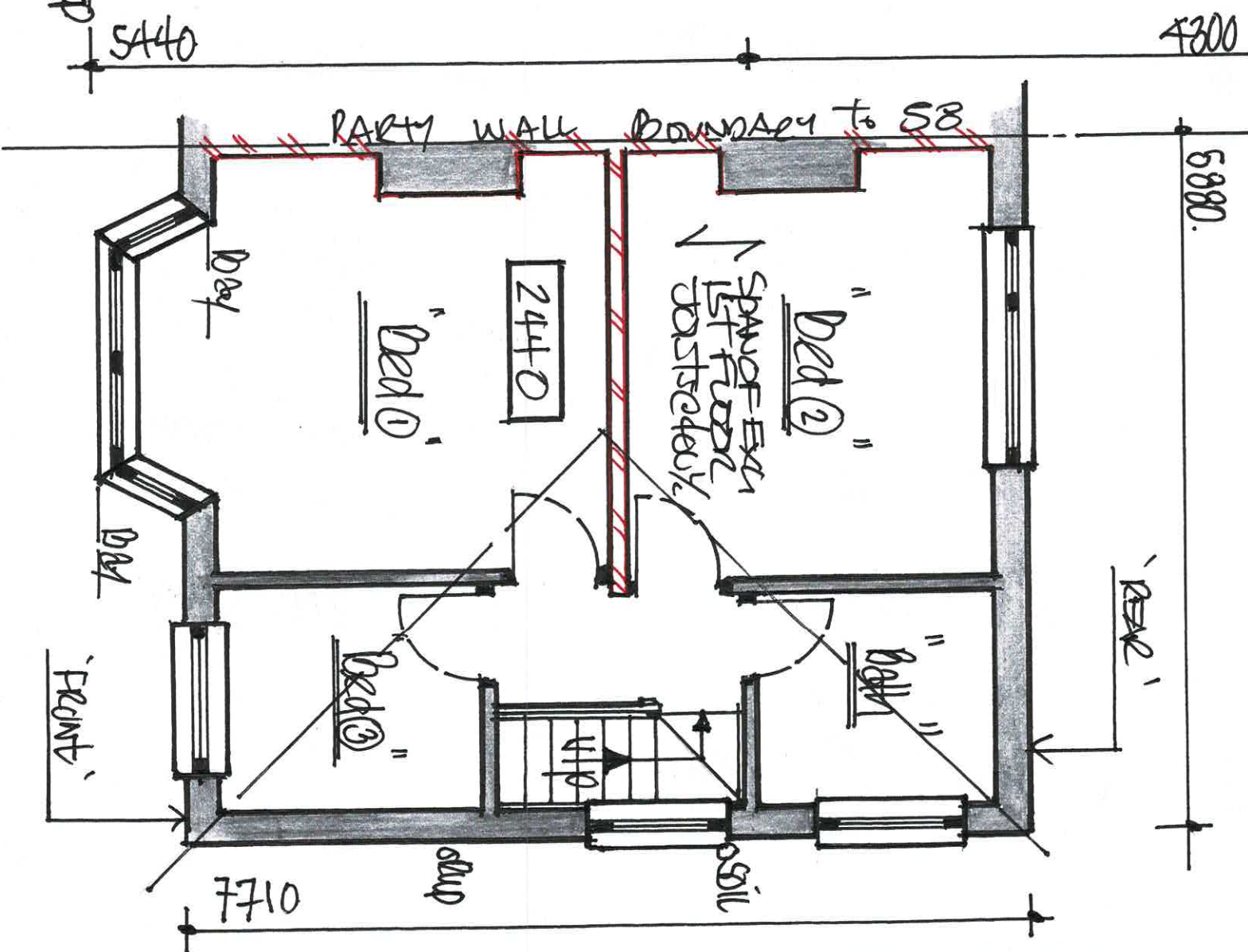
1:50 EXISTING "SIDE" VIEW FROM NO 54

- WOODEN DOOR OF SIDE TO ACCESS REAR OF EX. G. FLOOR CANAL EXTENSION ON SIDE.



1:50 EXISTING "REAR" ELEVATION

1:50 EXISTING 1st FLOOR PLAN



• DRAINAGE: - AEC of property & observations made of survey would suggest that a combined system of full & part on road side exists and passes from rear of property down side of property below existing extensions on side and via the entrance of a main side chamber on drive & part of waste in clodg pit & soil stack in waste extension... etc.

REAR

GENERAL NOTES:

- THESE PLANS, DETAILS AND DRAWINGS HAVE BEEN PRODUCED, DETAILED AND DATED FOR THE SOLE PURPOSE OF APPLYING TO BURY COUNCIL PLANNING, DEPT IN ORDER TO DETERMINE IF "PRIOR APPROVAL" IS DEEMED REQUIRED FOR A PROPOSED VANCE HOME EXTENSION USING "CLASS-A, PERMITTED DEVELOPMENT RIGHTS" TO EXTEND BUT FROM THE REAR OF A CLASS C3 - SEMI-DETACHED DWELLING IN EXCESS OF 3M BUT NOT MORE THAN 6M... "AND TO APPLY TO THE COUNCIL BUILDING CONTROL FOR "BUILDING REGULATIONS FULL PLANS/PERMISSION APPROVALS AND COMMENTS... ONLY!! - PRIOR TO ANY WORK COMMENCING ON SITE... ETC."
- AS ADVISED, THE PROPERTY IS BOUND ON A "BASEMENT" FEATURE (NOT RECORDED) SO LANDSCAPE CONSULTANTS ALSO DEEMED TO BE NECESSARY IN ADDITION TO THOSE REQUIRED FROM BURY COUNCIL PLANNING AND BUILDING CONTROL ETC..

EXISTING SINCE STOREY EXTENSION ATT TO REAR OF ORANGE-BAY AREA TO REAR OF DINING ROOM.

• ORIGINAL - AS BUILT AREAS OF SINCE STOREY STRUCTURES TO REAR OF CLASS C3 SEMI-DET DWELLING INC BAY TO REAR OF DINING AND KITCHEN (BAY TO REAR) SINCE STOREY EXTENSION ATT TO SIDE OF ORIGINAL DWELLING.

• EXISTING SINCE STOREY CANAL EXTENSION BUILT ATT TO SIDE OF CLASS C3 SEMI-DET DWELLING.

• PROPOSED SINCE STOREY, REDUCED, FLAT ROOFED KITCHEN, LOUNGE, DINING ROOM EXTENSION ATTACHED TO REAR OF A CLASS C3 SEMI-DETACHED DOMESTIC KITCHEN DWELLING.

• DEMOLISH AND REBUILD A SECTION OF EXISTING EXTENSION ATT TO REAR OF BAY TO REAR OF DINING AND KITCHEN (BAY TO REAR) SINCE STOREY EXTENSION ATT TO SIDE OF ORIGINAL DWELLING.

O R C N: 4

• Address: -

Nº 56 Radcliffe Road,

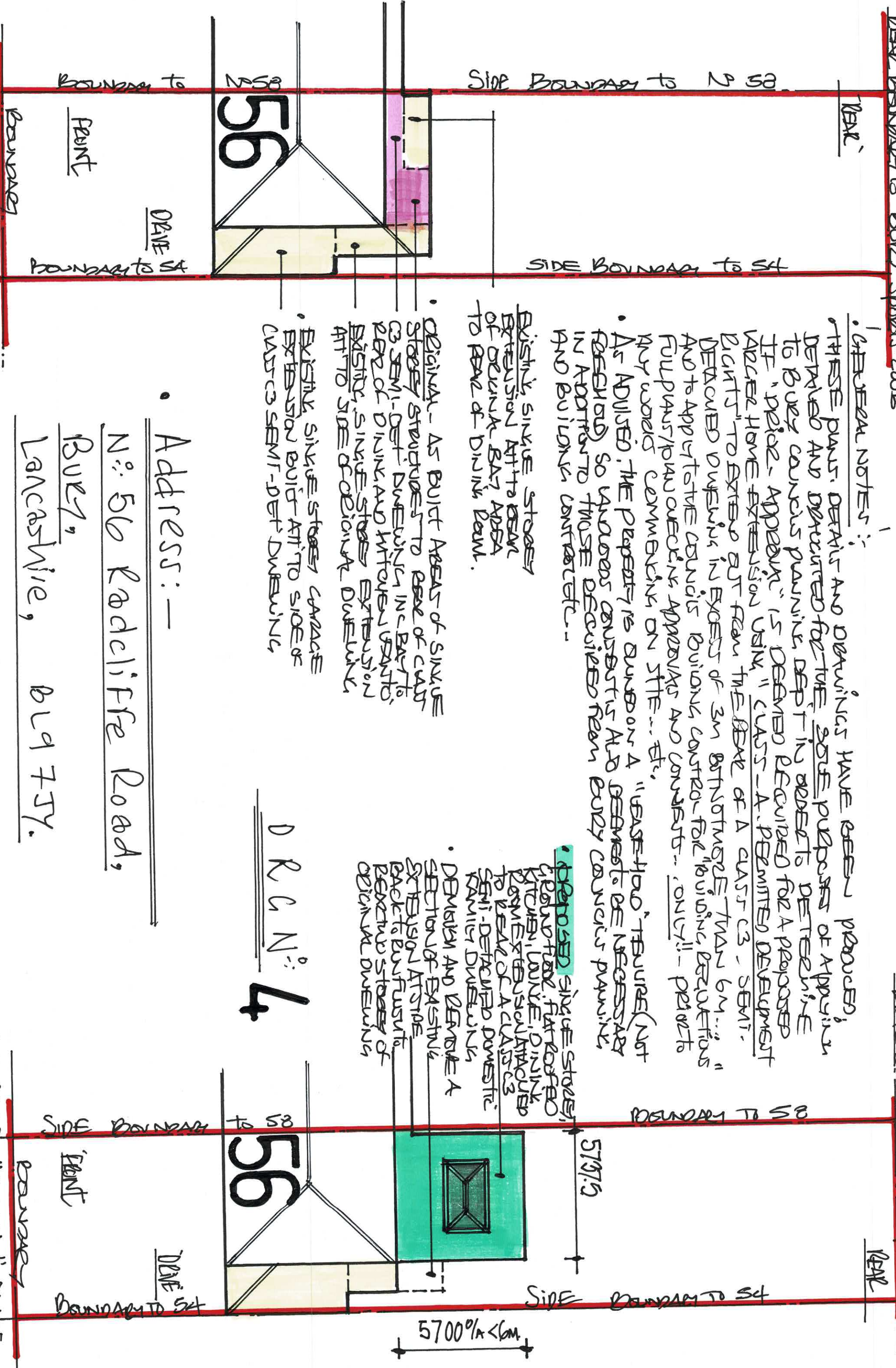
Bury,

Lancashire, BL9 7JY.

1:150 EXISTING "BLOCK" PLAN

December-2025

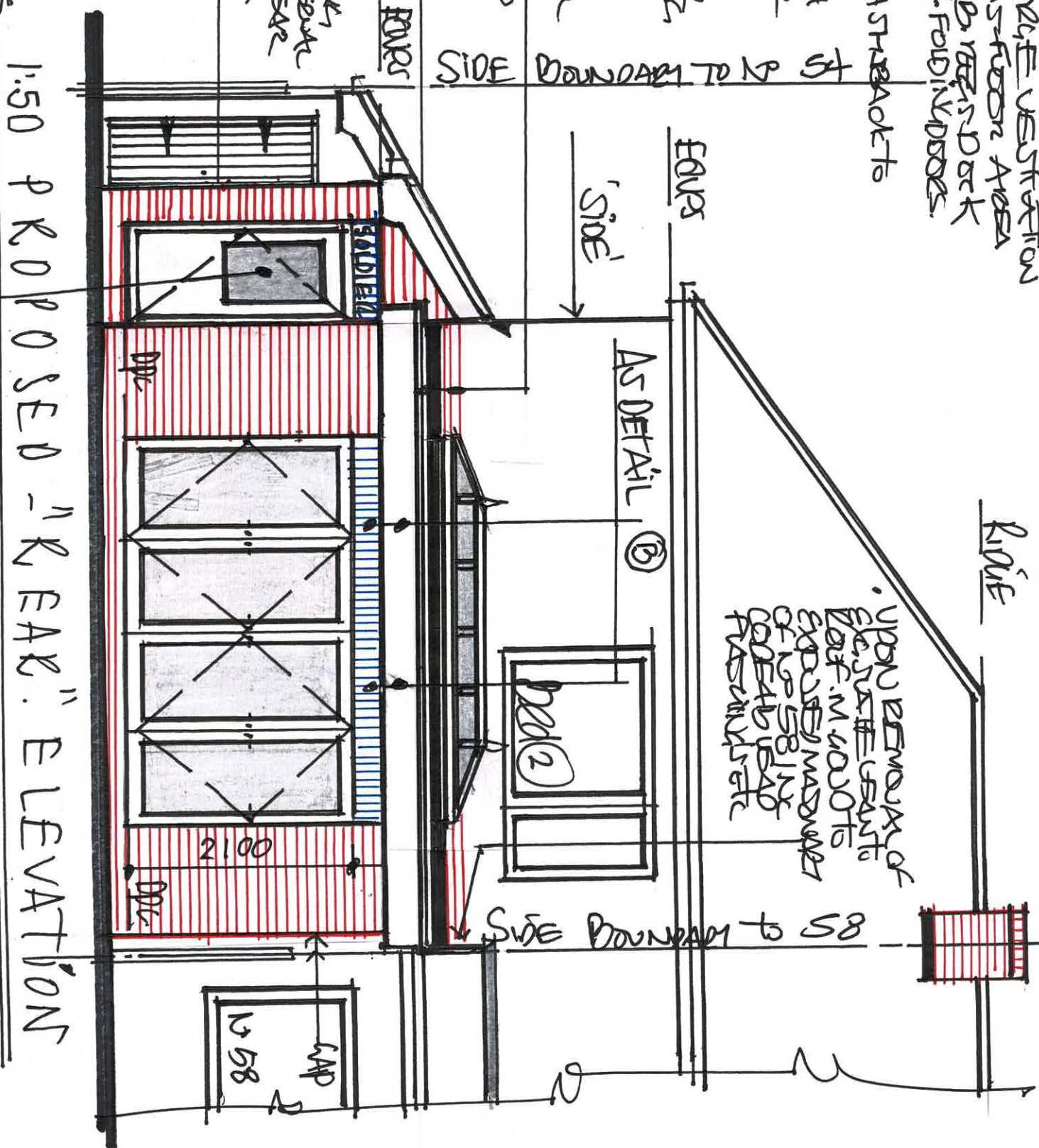
1:150 PROPOSED "BLOCK" PLAN



NOTE: AS PREFERRED, IN USE OF 55124

- NOTE: AS PREPARED, IN USE OF USING A PROPRIETARY, CATHIC TYPE STEAMINSTER ON POLYPODES onto REAR, A STEAMING/REST WITH MESH PLATE AS AN ALTERNATIVE COULD BE SUBSTITUTED STRUCTURE SUGGESTS USES/DETAILS AS ALTERNATIVE DETAIL (B)

- Upon removal of the JNT# sent to Prof. M. ADOO to expedite award of US\$81K of US\$405K COEABU USD funding etc



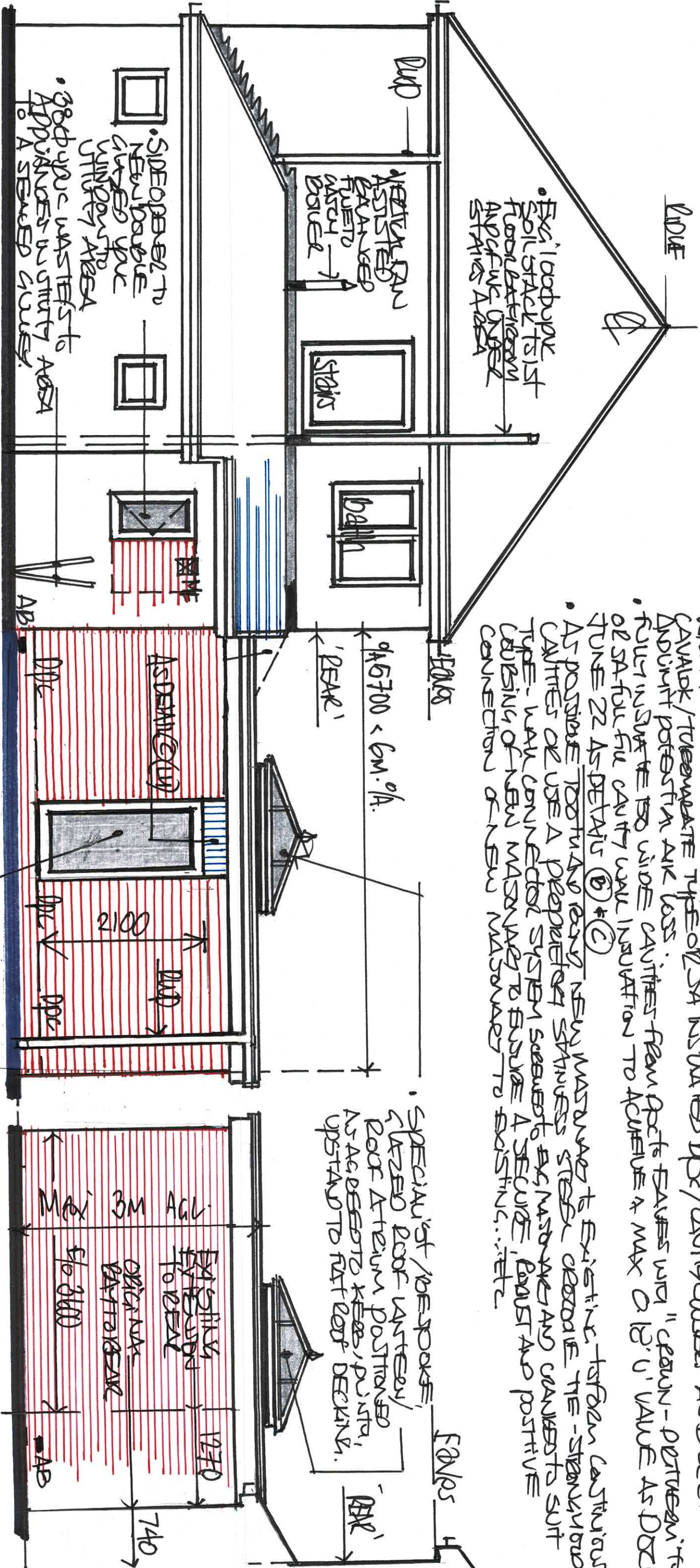
1:50 PROPOSED - "KEAR" ELEVATION

- From Door to Bear of q. floor utility. Add on Bear. Equivalent with article type under door to suit and upvc external door in timbered glass etc.

DRS₂

EXTRACTION KAYS (EXISTING)

AS DO F PROVIDE ADDITIONAL VENTILATION TO BUTY KITCHEN AND UTILITY AREAS WITH TOPSIR CRUAMINE TYPE MECHANICAL EXTRACTION FANSTO RUN - NOGES TAN 30V SEC. LOW VOLTAGE EXTRACTION FANSTO WITH ADJUSTABLE RUN - ON TIME/STO DUT - VEST OUTTUED EXTEREAR WAYS WITH CAUTY WALL DUCT. SUEVE. MAURETIC DRIVE AND LOWVES etc.



EXTEREAR CAUTY WALL CONSTRUCTION.

- 102mm BUTER LEAF MATERIAL, CUA RED FACE BRICKS IN STRECHER BOND AND 1:3:5 NATURAL MORTAR CONCARE / BUTER HANDLE POINTED AS ORIGINAL REJECTY WITH A 100mm 3.5m LIGHTWEIGHT / ADAPTED CONIC BUTERWORK INNER LEAF CELCON SOLAR / THERMO PROLOK TYPE OR SA FOR 12.5mm EPSUM PASSED DOT DEWATERED FOR PASTER ADHESIVE BONDING TO FACE OF CONC. BUTERWORK FOR 4mm SLIM OF. 2cfs EVUATION OSCOR. AND/OR SPECIALT CAUTY CEANITION AS SPECIFIED. IN BETWEEN BRICK AND BUTER FOR A 150mm CAUTY WITH STAINLESS STEEL CAUTY WALL TIES @ 750mm. 450mm BUTERWORK INTO BUTY TO SUPPORTS WITH EXTRA TIES TO DOOR / WINDOW BUTERWORK @ 250mm WITH INSULATED DPC'S SOLAR WITH EXTRA TIES TO DOOR / WINDOW INSULATED DPC / CAUTY CUSERS AS DOOR TO BUTER CAVALLOR / THERMO ADHESIVE TYPE OR 2A INSULATED DPC / CAUTY CUSERS AS DOOR TO BUTER AND UNIT POTESTRA AIR LOSS.
- FULL INSULATE 150mm WIDE CAUTIES FROM DPC TO SAVES WITH "CAUN - DEUTHEAN" TYPE OR SA-FULL FILL CAUTY WALL INSULATION TO ACHEIVE A MAX 0.12 U VALUE AS DOOR TUNE 22 AS DETAIL (B) & (C)
- AS POSSIBLE TO DO IN ANY NEW MASSWARY TO EXISTING - FORM CASTIONS CAUTIES OR USE A PREPARED STAINLESS STEEL CREDAIE THE - STAINLESS TYPE - WALL CONNECTED SYSTEM SECURED TO EX MASSWARY AND CAUTIES TO SUIT CURBING OF NEW MASSWARY TO FUSURE A SECURE, ROUST AND POSITIVE CONNECTION OF NEW MASSWARY TO EXISTING... etc.

1:50 PROPOSED "SIDE" ELEVATION/S FROM N:5 54 & FROM N:58

AB = AIR BRICKS BUILT INTO NEW EXTEREAR WALLS TO USE UPK / PASTIC FLOOR DUCTS CAST INTO NEW CONCARE FLOOR SLAB AND RUN UPS / CONNECTED TO ANY EXC AIR BRICKS TO MAINTAIN A CROSTIAN OF VENTILATION TO EXC SUB. FLOOR UNITS BEHIN ORIGINAL FLOOR etc.

• 2100x900 WIDE APERTURE TO FIT A FULL HEIGHT TOLUISHED / DOUBLE GLAZED WINDOW CASMENT LOCATED CENTRALLY ON SIDE OPPOS 54.

OKC N: 6

ADDITIONAL INTERNAL
GROUND FLOOR AREA
O/A 4.90 x 5.30 = 26M²
B. NEW FFEES AS
TABLE A, CAT 1 10-40M²

1. EARLY WARNING SYSTEM

PROVIDE A SERIES OF CEILING MOUNTED AND
INTERLINKED, AUTOMATED SMOKE (S) AND
HEAT DETECTOR - ALARMS (H) ON BOTH LEVELS
TO PROVIDE EARLY WARNING OF HEAT, SMOKE
AND FLAME TO BS 5839 PT. 6, SEPARATELY
FUSED AND MAINS HARD WIRED TO POWER SUPPLY
AS B. REG. DOC BIPSA 1.1 TO 1-24 WITH SMOKE
DETECTORS TO HALLWAY @ BOTTOM, LANDING @ TOP
OF STAIRS AND HEAT DETECTOR TO LARGE OPEN
PLAN G.F. KITCHEN AREA, ADJACENT QUENETC

• CONTRACTOR/S TO LOCATE
EXG FW/SW COMBINED
BRANCH DRAINAGE AND TO
EXTEND TOWARDS REAR OF
PROPOSED EXTENSION TO
NEW KITCHEN/UTILITY
WASTES/SANITARY AND
RAINWATER PIPE ETC

• DEMOLISH AND REMOVE
SECTION OF THE EXISTING
SINGLE STOREY SIDE
EXTENSION BY APPROX
2m BACK TOWN FURTHER
REAR OF ORIGINAL AS
BUILT PROPERTY AND TO
REBUILD A NEW SECTION
OF INSULATED CAUTION WALL
CONSTRUCTION TO REAR OF
UTILITY OF ADEQUATE
FOUNDATIONS UP TO MONO-
PILED ROOF LINES OF EXG.
ETC

• REINSTATE SECTION OF
ORIGINAL GABLE END WALL
TO SIDE ON G. FLOOR
OFF ADEQUATE FOOTING IN
7 IN DENSE CONCRETE
BLOCKWORK 100mm WAD
FLAT AND BUILT UP TO G/S
EXG GABLE END ABOVE
FORMING DOORWAY 200x
200 WITH 2x 150x100
PCL UNTELS OVER ETC

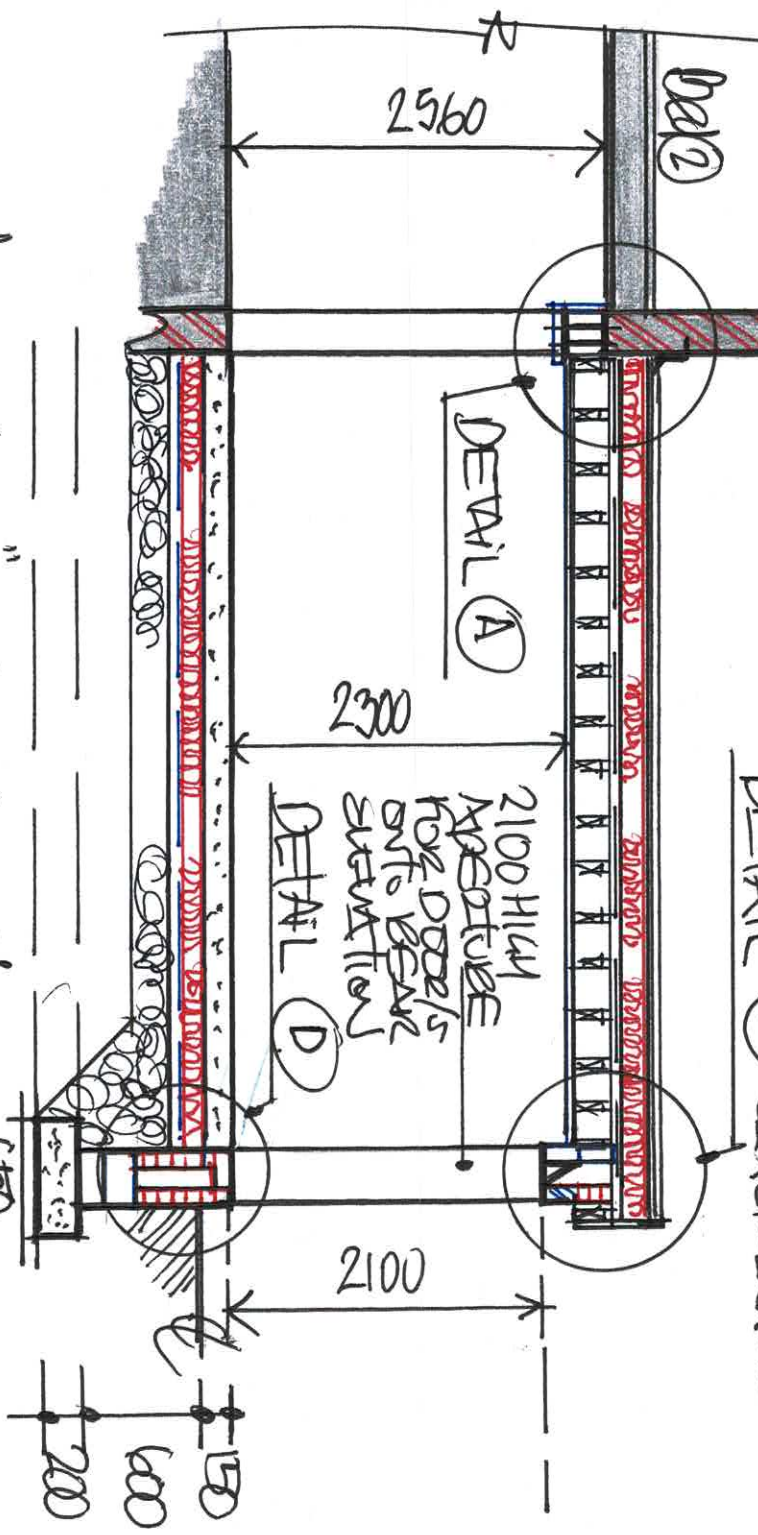
• REMOVE EXG SMALL WINDOW
INFILL WITH SW STUD FRAME
1/2 HR FIRE RISE IMPROV PINK
BO TO BOTH SIDES TO EXG WC
• REMOVE EXISTING LEAF
DOOR/SUDING DOORS TO
REAR DINING/LOUNGE AND
FORM A PARTITION WALL TO
SEPARATE EXG FRONT ROOM
FROM HALLWAY ON G. FLOOR
IN EX 100x100 SW TIMBER
STUD FRAMEWORK 50mm
SOUND INSULATION AS DOOR
AND 12.5mm GYPSUM BASED
PLASTERBOARDS BOTH SIDES
FOR 4mm SKIN ET. 2CTS
EMULSION DECOR ETC

1:50 PROPOSED "G. FLOOR" PLAN

• CONTRACTOR - HEATING : APPROVED SAMPLES OF WORKS WITH HEATING EXISTING TO BE MADE IN ORDER TO EXTEND EXISTING SYSTEM FROM CARBON BOILER WARM MOUNTED IN. CHIMNEY AREA WITH NEW HEATER. BALANCE DESTRUCTIVE WORKS REQUIRED IN TYPE / POSITION AND SIZES TO ARRANGE NEW RADIATORS IN TYPE / POSITION AND SIZES TO SUIT BTU / ROOM - FLOOR AREA ETC. RADIATORS FITTED WITH TRU-ON / OFF VALVES AND NEARLY ARRANGED FEED AND RETURN PIPES UNDER EXISTING NOTICING ETC AND FOR ANY SPECIAL UNDER FLOOR HEATING, SYSTEMS ETC

• STRUCTURAL REQUIREMENTS

FOR ALL STRUCTURAL DETAILS REFERS STRUCTURAL DRAWINGS, CALCULATIONS AND DETAILS FOR STEEL BEAM AS DETAIL (A). AN ALTERNATIVE STEEL BEAM / PLATE OVER B1 FOUNDATION DOORS TO BE AS DETAIL (B). AND STRUCTURE FOR ROOF JOIST REMAINING. REMOVED / TEMPORARY JOISTS TO SUPPORT EXISTING ROOF LASTER / AFFIRM OF FLAT DETAIL (B) OR ALTERNATIVE.



1:50 SECTION - THRO' - SIDE

• NOTE : FOUNDATION DIMENSIONS SHOWN ARE ONLY MINIMUM ONE'S AND ARE SUBJECT TO LOCAL LOADS CONDITIONS, SOIL TYPE / DRAINAGE ETC AND ALL ARE TO BE ASSSESSED ON SITE WITH THE WORKS COMMENCE ETC. TO LABC APPROVAL

• STRUCTURAL INSTALLATION

- APPLICANTS / ELECTRICAL CONTRACTORS ARE TO PREPARE A SCHEDULE OF WORKS ON SITE IN ORDER TO UPGRADE, EXTEND AND MODIFY EXISTING TO PROVIDE ADEQUATE, SUITABLE, WITHIN, POWER, SOCKET / SWITCHES EXTRACTION FANS AND SMOKE / HEAT DETECTOR AROUND ETC
- ALL ELECTRICAL WORKS ARE TO BE DESIGNED, INSTALLED, INSPECTED AND TESTED TO BS 7671, IEE 18TH EDITION WITHIN GUIDANCE AND AS OF 1ST JAN 05. DOOR, BY AN NICEIC' ACCREDITED ELECTRICAL SUB CONTRACTOR WHO UPON COMPLETION ARE TO CARRY OUT ALL TESTED / COMMISSIONING OF EQUIPMENTS AND PROVIDE AN THE ELECTRICAL CERTIFICATE TO LABC OFFICE ETC
- ENERGY EFFICIENT LIGHTING AS DOC L
- SMOKE HEAT DETECTOR ARE TO BE BS 5839-6 DOOR B1, EXTRACTION FANS TO KITCHEN / UTILITY ARE AS DOC F ETC
- KITCHEN / UTILITY PUMBS / SANITARY INSTALLATIONS
- APPLICANT / CONTRACTOR TO PREPARE 'A' SCHEDULE OF WORKS ON SITE TO DETERMINE EXACT APPLACEMENT, POSITIONS, AND SETTING, OUT OF KITCHEN / UTILITY APPLIANCES, UPWARDS, BASE-UNIT, WORKTOPS ETC AND TO BE MAKE TYPE 'A' MODERATE PUMBS TO EXTEND MAINS CORD WATER SUPPLIES TO ALL SINKS, VALVE, TO NEARBY AREA AS NEW PIPING IN HORIZONTAL AND VERTICAL RUNS, ADEQUATELY MARKED, AIR PIPES TO BE, FLOOR / CEILING, V GOS AND CABLE PATTED TO SURFACE MOUNTED INSTALLATIONS
- NEW SINKS ARE TO BE INSTALLED TO BS 5572: 1978 WITH PVC WASTES TO SINK, WASHING MACHINE, DISHWASHER ETC 32mm CP WASTES WITH 75 DEEP RESERVES, ANTI-VAC TRAPS (BOTTLE TRAPS) SET TO ADEQUATE RUNS, FANS & SMOKE DETECTORS FROM APPLIANCES / SINKS ETC TO BE SAVED BACK INTO CUBES
- NEW DRAINAGE : AS DRG N3 EXISTING DRAINAGE APPEARS TO BE ON A COMBINED SYSTEM SO CONTRACTOR TO LOCATE EX. BRANCH DRAINS AND EXTEND TO ADEQUATE BEAR IN MIN 1000 TO CLIP PLASTIC COMBINED DRAINAGE FROM EACH SUIT POSTION OF BAY / DOWNSPOT / GUTTS TO SINKS / APPLIANCES ETC AND OUT TO 150mm CERAMIC STONE / PLASTER / PIPE BEDDING TO MIN 150mm AND GRADIENTS WITH INSPECTION CHAMBERS (IE) AND / OR ROOMS ETC (BE) AT EACH INTERSECTION AND / OR CHANGE IN DIRECTION OF DRAINAGE DRAINAGE TO ROOF, SET, CTV-CAMERA SURVEY AND INSPECT, AN NEW BRANCH DRAINS ARE TO BE INSPECTED, TESTED AND APPROVED ON SITE BY LABC BEFORE BACKFILLING / ENCASING NEW DRAINAGE UP TO ABOVE REINSTATE NEXT LEVELS ETC

