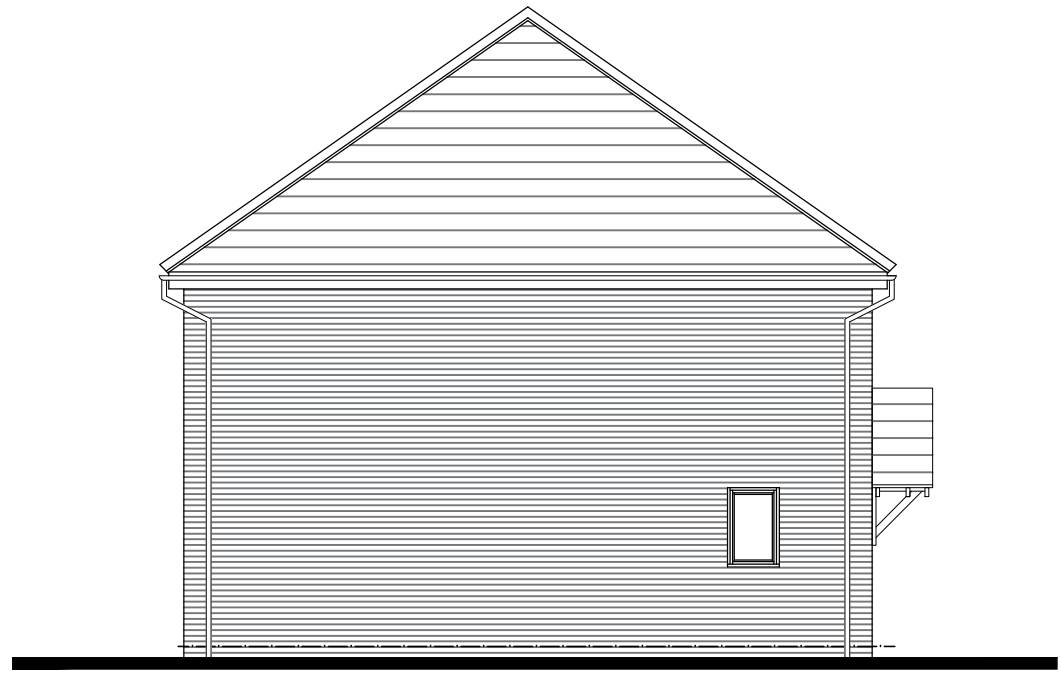




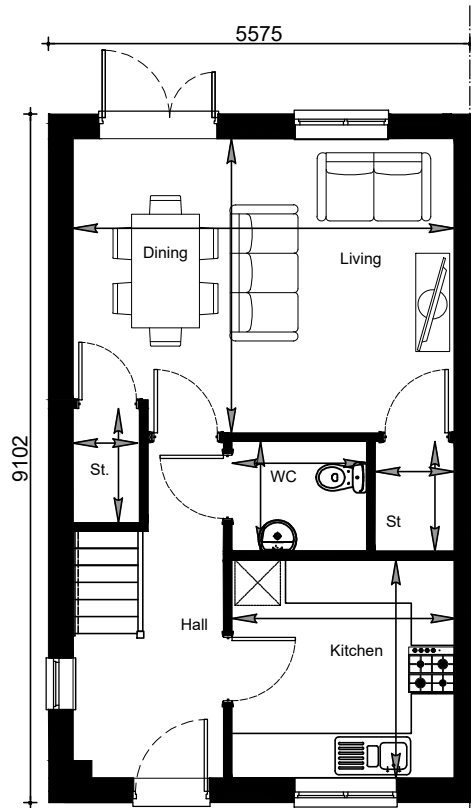
FRONT ELEVATION



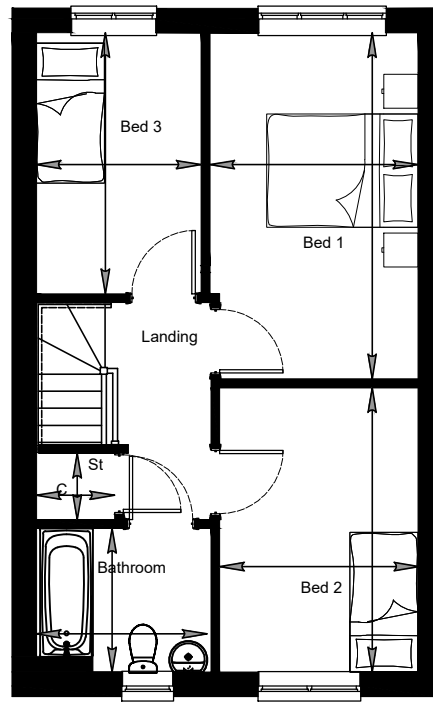
REAR ELEVATION



SIDE ELEVATION

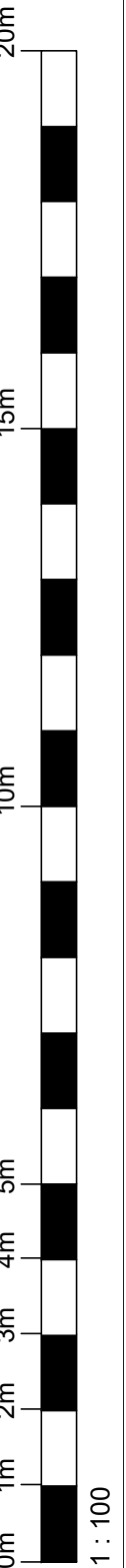


GROUND FLOOR PLAN



FIRST FLOOR PLAN

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



| Room Dims       | m                   | ft                      |
|-----------------|---------------------|-------------------------|
| Living / Dining | 3.89 max x 5.04 max | 12' 9" max x 16' 7" max |
| Kitchen         | 2.88 x 2.94         | 9' 5" x 9' 8"           |
| W/C             | 1.8 x 1.45          | 5' 11" x 4' 9"          |
| Bedroom 1       | 2.75 max x 4.58 max | 9' 0" max x 15' 0" max  |
| Bedroom 2       | 3.76 x 2.62         | 12' 4" x 8' 7"          |
| Bedroom 3       | 2.18 x 3.45         | 7' 2" x 11' 4"          |
| Bathroom        | 2.31 max x 1.87 max | 7' 7" max x 6' 2" max   |

| Floor Area               | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 86.9           | 935             |
| Net Internal Area (GIFA) | 85.3           | 918             |

|                      | Area           |                | Width     |          |
|----------------------|----------------|----------------|-----------|----------|
|                      | Current        | NDSS           | Current   | Required |
|                      | m <sup>2</sup> | m <sup>2</sup> | m         | m        |
| Bedroom 1            | 12.4           | 11.5           | 2.75      | 2.75     |
| Bedroom 2            | 9.8            | 7.5            | 2.62      | 2.15     |
| Bedroom 3            | 7.5            | 7.5            | 2.18      | 2.15     |
| Storage              | 1.5            | -              | -         | -        |
| Under-stairs Storage | 1.0            | 2.5            | -         | -        |
| Cylinder St.         | 0.9            | -              | -         | -        |
| GIFA                 | 85.3           | 84.0           | Compliant |          |

|    |          |    |                                   |
|----|----------|----|-----------------------------------|
| 03 | 01/05/26 | JB | Tables Revised                    |
| 02 | 27/11/25 | DV | Schedule of accommodation updated |
| 01 | 17/11/25 | DV | NDSS compliance table added       |

REV DATE BY DESCRIPTION

## PLANNING

Client:



Project:

CORE HOUSE TYPES  
ALNWICK  
AS - 935ft<sup>2</sup>

Drawing Title:

ALNWICK EBH  
(ALN-EBH)

Job No:

935-ALN-113

Rev:

03

Drawn:  
SK

Checked:  
-

Scale @ A3:  
1:100

Date:  
FEB 2025

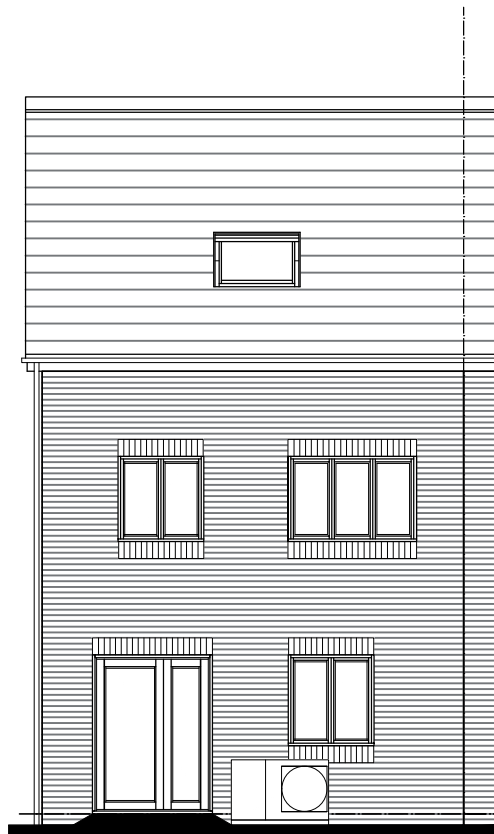


architecture | building surveying | urban design

burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



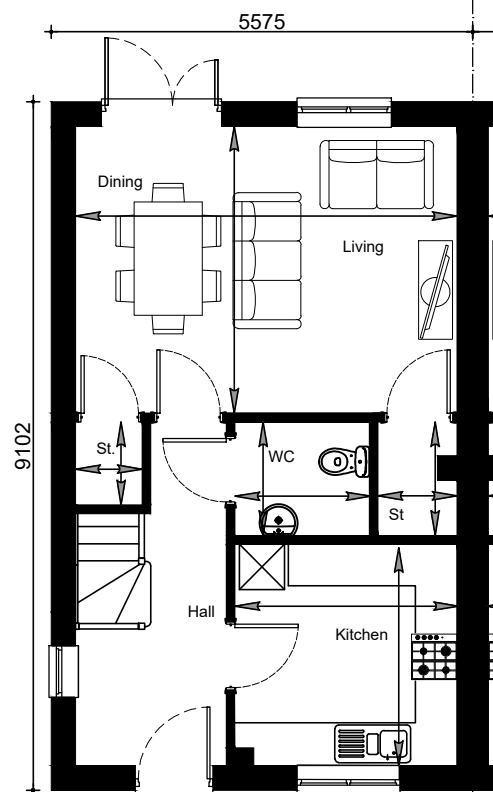
FRONT ELEVATION



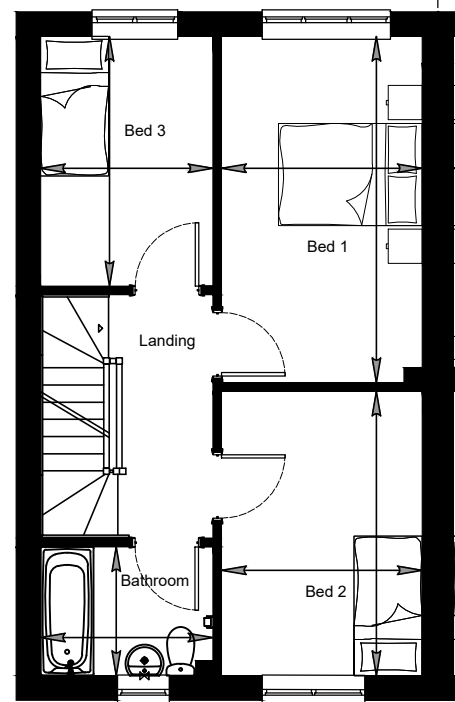
REAR ELEVATION



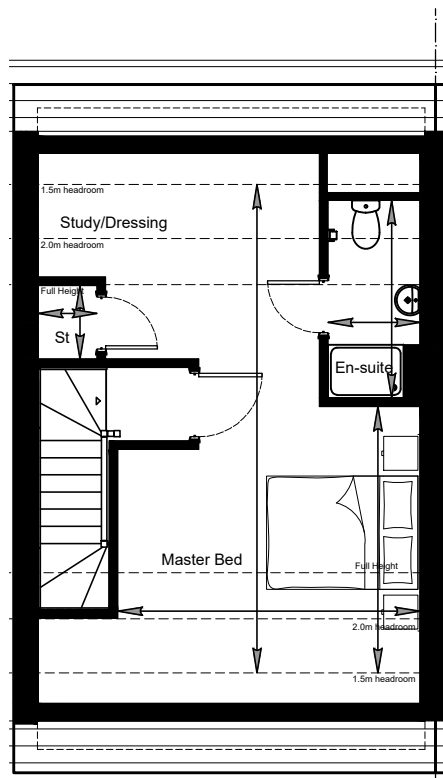
SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

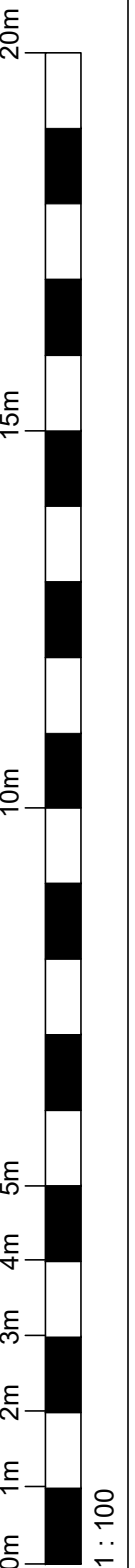
| Room Dims       | m                  | ft                      |
|-----------------|--------------------|-------------------------|
| Living / Dining | 3.8 x 5.04         | 12' 5" x 16' 7"         |
| Kitchen         | 2.9 x 2.94         | 9' 7" x 9' 8"           |
| W/C             | 1.8 x 1.50         | 5' 10" x 4' 11"         |
| Bedroom 1       | 2.7 x 4.58         | 8' 8" x 15' 0"          |
| Bedroom 2       | 3.8 x 2.65         | 12' 4" x 8' 8"          |
| Bedroom 3       | 2.3 x 3.30         | 7' 6" x 10' 10"         |
| Bathroom        | 2.3 x 1.68         | 7' 6" x 5' 6"           |
| Master Bedroom  | 4.0 max x 6.46 max | 13' 0" max x 21' 2" max |
| En - Suite      | 1.2 x 2.61         | 3' 12" x 8' 7"          |

| Floor Area                | m <sup>2</sup> | ft <sup>2</sup> |
|---------------------------|----------------|-----------------|
| Gross Internal Area (End) | 120            | 1292            |
| Net Internal Area (GIFA)  | 117.7          | 1267            |

NDSS Compliance

|                      | Area           |                | Width     |          |
|----------------------|----------------|----------------|-----------|----------|
|                      | Current        | NDSS           | Current   | Required |
|                      | m <sup>2</sup> | m <sup>2</sup> | m         | m        |
| Master Bedroom       | 22.8           | 11.5           | 3.97      | 2.75     |
| Bedroom 1            | 12.0           | 11.5           | 2.65      | 2.55     |
| Bedroom 2            | 9.9            | 7.5            | 2.65      | 2.15     |
| Bedroom 3            | 7.5            | 7.5            | 2.28      | 2.15     |
| Storage              | 1.4            | -              | -         | -        |
| Under-stairs Storage | 1.0            | 3.0            | -         | -        |
| Cylinder St.         | 0.7            | -              | -         | -        |
| GIFA                 | 117.7          | 112            | Compliant |          |

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



| REV | DATE     | BY | DESCRIPTION                                |
|-----|----------|----|--------------------------------------------|
| 04  | 10/06/26 | DV | Sink updated to a one-and-a-half-bowl sink |
| 03  | 01/05/26 | JB | Tables Revised                             |
| 02  | 27/11/25 | DV | Schedule of accommodation updated          |
| 01  | 17/11/25 | DV | NDSS compliance table added                |

PLANNING

Client:



Project:

CORE HOUSE TYPES  
ALNWICK+  
AS - 1292ft<sup>2</sup>

Drawing Title:

ALNWICK+ EHRG  
(ALN+ -EHRG)

Job No:

1292-ALN-114

Drawing No:

04

Rev:

04

Drawn:  
SK

Checked:  
BL

Scale @ A3:  
1:100

Date:  
MAR 2025



associates limited

architecture | building surveying | urban design

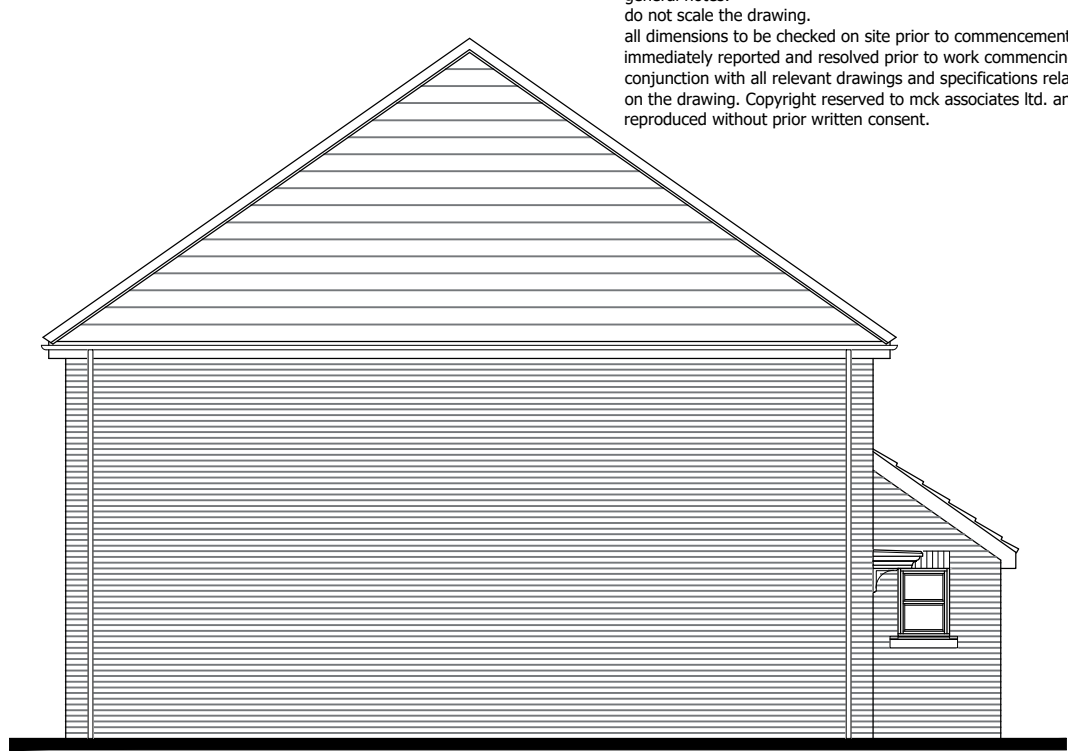
burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



FRONT ELEVATION

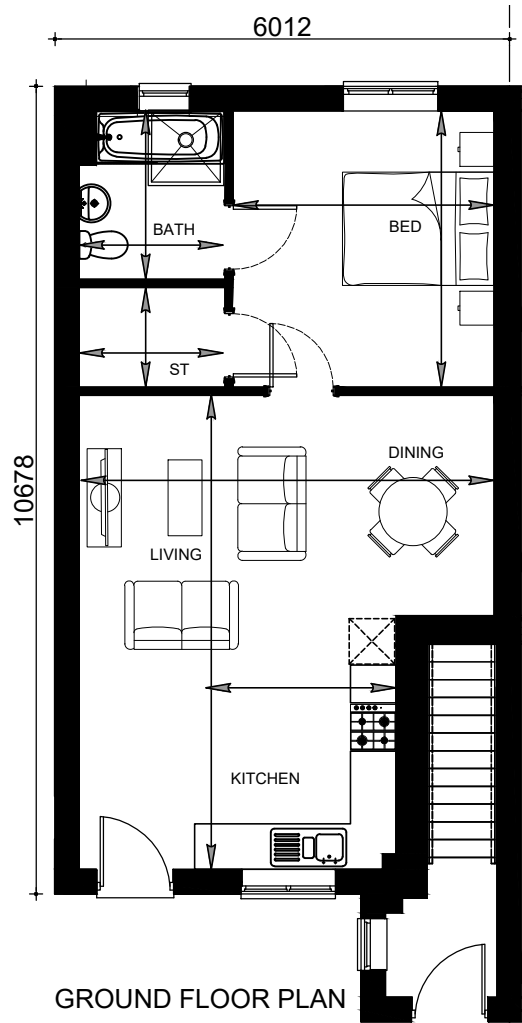


REAR ELEVATION

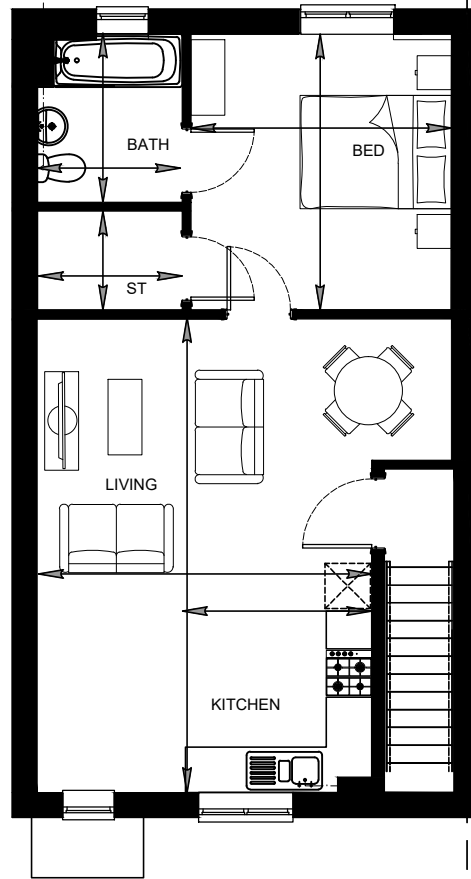


SIDE ELEVATION

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



GROUND FLOOR PLAN



FIRST FLOOR PLAN

NDSS Compliance

| 628       | Area    |      | Width     |          |
|-----------|---------|------|-----------|----------|
|           | Current | NDSS | Current   | Required |
| Bedroom 1 | 12.5    | 11.5 | 3.44      | 2.75     |
| Storage   | 2.5     | 1.5  | -         | -        |
| GIFA      | 57.2    | 50   | Compliant |          |

NDSS Compliance

| 556       | Area    |      | Width     |          |
|-----------|---------|------|-----------|----------|
|           | Current | NDSS | Current   | Required |
| Bedroom 1 | 12.5    | 11.5 | 3.44      | 2.75     |
| Storage   | 2.5     | 1.5  | -         | -        |
| GIFA      | 50.6    | 50   | Compliant |          |

| 634             |      |            |         |              |
|-----------------|------|------------|---------|--------------|
| Room Dims       | m    |            | ft      |              |
| Living / Dining | 5.48 | max x 6.26 | 17' 11" | max x 20' 6" |
| Kitchen         | 2.5  | x 3.15     | 8' 2"   | x 10' 4"     |
| Bedroom         | 3.65 | x 3.44     | 11' 11" | x 11' 3"     |
| Bathroom        | 1.92 | max x 2.22 | 6' 3"   | max x 7' 3"  |

| Floor Area (mid)         | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 58.9           | 634             |
| Net Internal Area (GIFA) | 57.2           | 616             |
| Floor Area (end)         | m <sup>2</sup> | ft <sup>2</sup> |
| Gross Internal Area      | 58.3           | 628             |
| Net Internal Area (GIFA) | 57.2           | 616             |

| 562             |      |            |        |               |
|-----------------|------|------------|--------|---------------|
| Room Dims       | m    |            | ft     |               |
| Living / Dining | 6.26 | max x 5.48 | 20' 6" | max x 17' 11" |
| Kitchen         | 2.5  | x 3.15     | 8' 2"  | x 10' 4"      |
| Bedroom         | 3.44 | x 3.65     | 11' 3" | x 11' 11"     |
| Bathroom        | 1.92 | max x 2.22 | 6' 3"  | max x 7' 3"   |

| Floor Area (mid)         | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 52.2           | 562             |
| Net Internal Area (GIFA) | 50.6           | 545             |
| Floor Area (end)         | m <sup>2</sup> | ft <sup>2</sup> |
| Gross Internal Area      | 51.6           | 556             |
| Net Internal Area (GIFA) | 50.6           | 545             |

| 03  | 01/05/26 | DV | Tables revised                    |
|-----|----------|----|-----------------------------------|
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |
| REV | DATE     | BY | DESCRIPTION                       |

PLANNING

Client:



Project:

CORE HOUSE TYPES  
BURGHLEY M  
AS - 628ft<sup>2</sup> & 556ft<sup>2</sup>

Drawing Title:

BURGHLEY M  
(BUR-M-EBH)

Job No:

-

Drawing No:

BUR-M-113

Rev:

03

Drawn:  
SK

Checked:  
SK

Scale @ A3:  
1:100

Date:  
FEB 2025

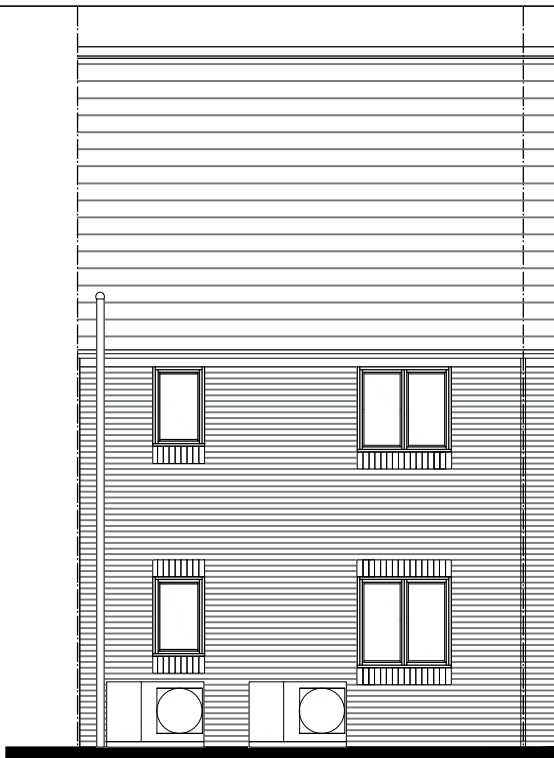


architecture | building surveying | urban design

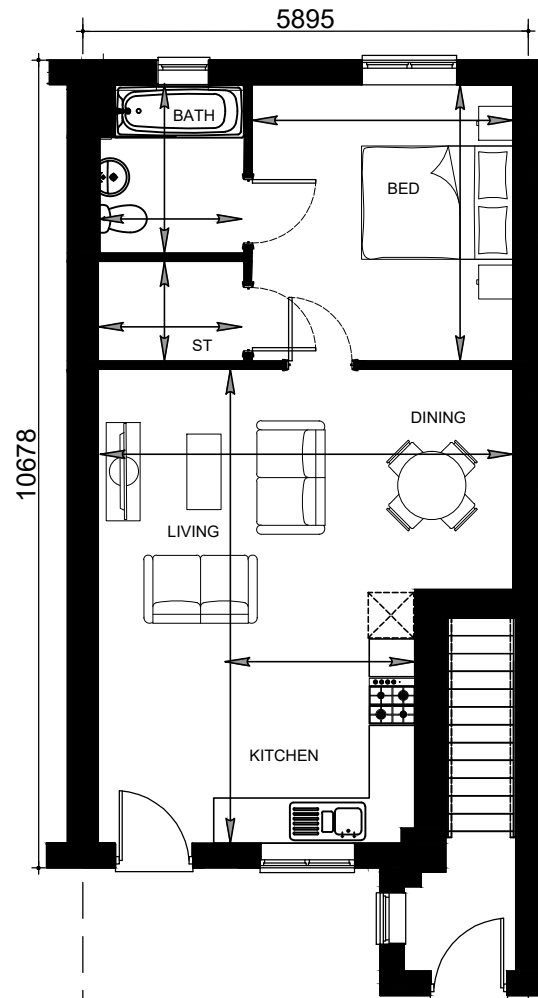
burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



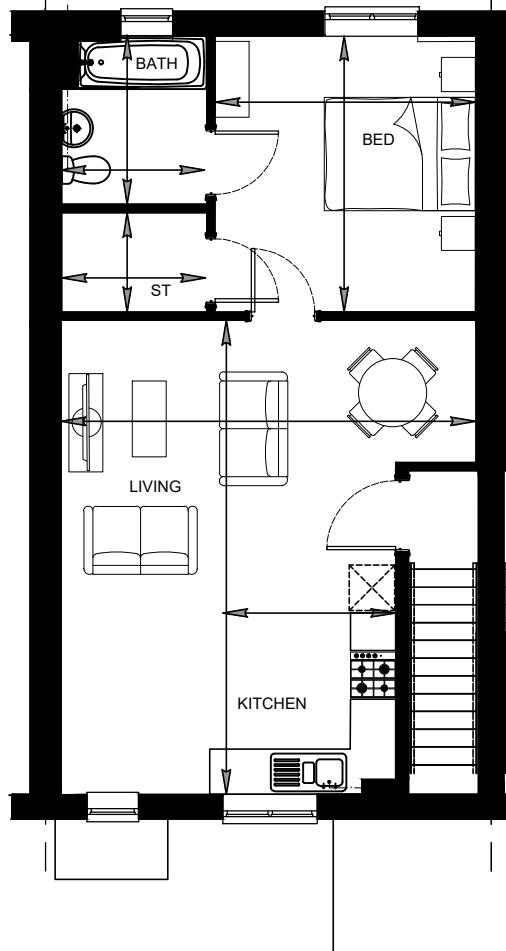
FRONT ELEVATION



REAR ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.

NDSS Compliance

| 634       | Area    |      | Width     |          |
|-----------|---------|------|-----------|----------|
|           | Current | NDSS | Current   | Required |
|           | m²      | m²   | m         | m        |
| Bedroom 1 | 12.5    | 11.5 | 3.44      | 2.75     |
| Storage   | 2.5     | 1.5  | -         | -        |
| GIFA      | 57.2    | 50   | Compliant |          |

NDSS Compliance

| 562       | Area    |      | Width     |          |
|-----------|---------|------|-----------|----------|
|           | Current | NDSS | Current   | Required |
|           | m²      | m²   | m         | m        |
| Bedroom 1 | 12.5    | 11.5 | 3.44      | 2.75     |
| Storage   | 2.5     | 1.5  | -         | -        |
| GIFA      | 50.6    | 50   | Compliant |          |

| 634             |                     |  |                          |
|-----------------|---------------------|--|--------------------------|
| Room Dims       | m                   |  | ft                       |
| Living / Dining | 5.48 max x 6.26 max |  | 17' 11" max x 20' 6" max |
| Kitchen         | 2.5 x 3.15          |  | 8' 2" x 10' 4"           |
| Bedroom         | 3.65 x 3.44         |  | 11' 11" x 11' 3"         |
| Bathroom        | 1.92 max x 2.22 max |  | 6' 3" max x 7' 3" max    |

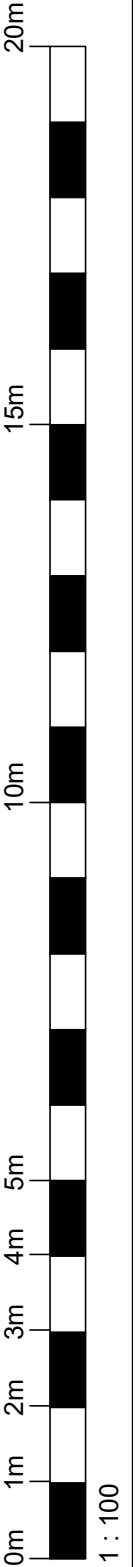
| Floor Area (mid)         | m²   | ft² |
|--------------------------|------|-----|
| Gross Internal Area      | 58.9 | 634 |
| Net Internal Area (GIFA) | 57.2 | 616 |

| Floor Area (end)         | m²   | ft² |
|--------------------------|------|-----|
| Gross Internal Area      | 58.3 | 628 |
| Net Internal Area (GIFA) | 57.2 | 616 |

| 562             |                     |  |                          |
|-----------------|---------------------|--|--------------------------|
| Room Dims       | m                   |  | ft                       |
| Living / Dining | 6.26 max x 5.48 max |  | 20' 6" max x 17' 11" max |
| Kitchen         | 2.5 x 3.15          |  | 8' 2" x 10' 4"           |
| Bedroom         | 3.44 x 3.65         |  | 11' 3" x 11' 11"         |
| Bathroom        | 1.92 max x 2.22 max |  | 6' 3" max x 7' 3" max    |

| Floor Area (mid)         | m²   | ft² |
|--------------------------|------|-----|
| Gross Internal Area      | 52.2 | 562 |
| Net Internal Area (GIFA) | 50.6 | 545 |

| Floor Area (end)         | m²   | ft² |
|--------------------------|------|-----|
| Gross Internal Area      | 51.6 | 556 |
| Net Internal Area (GIFA) | 50.6 | 545 |



|     |          |    |                |
|-----|----------|----|----------------|
| 01  | 01/05/26 | DV | Tables revised |
| REV | DATE     | BY | DESCRIPTION    |

PLANNING



Project:  
CORE HOUSE TYPES  
BURGHLEY M  
AS - 634ft² & 562ft²

Drawing Title:  
BURGHLEY M  
(BUR-M-MB)

|              |  |                          |  |                      |  |
|--------------|--|--------------------------|--|----------------------|--|
| Job No:      |  | Drawing No:<br>BUR-M-116 |  | Rev:<br>01           |  |
| Drawn:<br>SK |  | Checked:<br>SK           |  | Scale @ A3:<br>1:100 |  |
|              |  |                          |  | Date:<br>FEB 2025    |  |



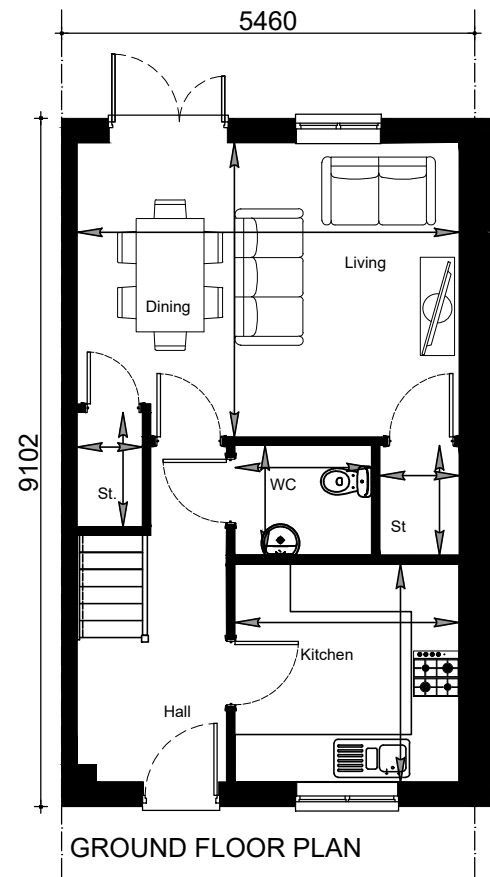
associates limited

architecture | building surveying | urban design

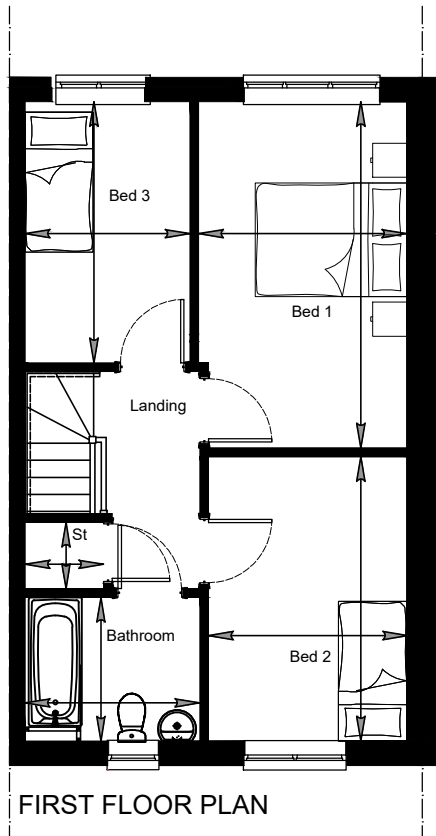
burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



REAR ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

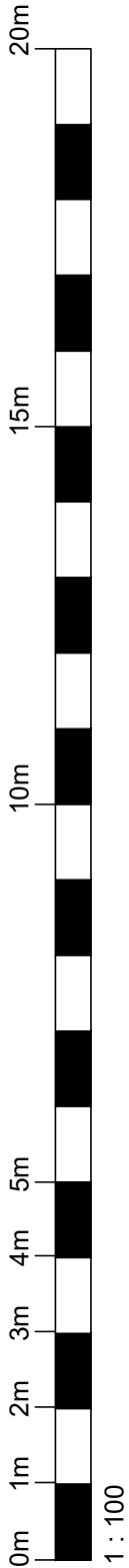
general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.

| Room Dims       | m    |                | ft     |                 |
|-----------------|------|----------------|--------|-----------------|
| Living / Dining | 3.89 | max x 5.05     | 12' 9" | x 16' 7"        |
| Kitchen         | 2.88 | x 2.96         | 9' 5"  | x 9' 9"         |
| W/C             | 1.8  | x 1.45         | 5' 11" | x 4' 9"         |
| Bedroom 1       | 2.75 | x 4.58         | 9' 0"  | x 15' 0"        |
| Bedroom 2       | 3.76 | x 2.62         | 12' 4" | x 8' 7"         |
| Bedroom 3       | 2.18 | x 3.45         | 7' 2"  | x 11' 4"        |
| Bathroom        | 2.31 | max x 1.87 max | 7' 7"  | max x 6' 2" max |

| Floor Area               | m²   | ft² |
|--------------------------|------|-----|
| Gross Internal Area      | 87.8 | 946 |
| Net Internal Area (GIFA) | 85.3 | 918 |

NDSS Compliance

|                      | Area    |      | Width     |          |
|----------------------|---------|------|-----------|----------|
|                      | Current | NDSS | Current   | Required |
|                      | m²      | m²   | m         | m        |
| Bedroom 1            | 12.4    | 11.5 | 2.75      | 2.75     |
| Bedroom 2            | 9.8     | 7.5  | 2.62      | 2.15     |
| Bedroom 3            | 7.5     | 7.5  | 2.18      | 2.15     |
| Storage              | 1.5     | 2.5  | -         | -        |
| Under-stairs Storage | 1.0     |      | -         | -        |
| Cylinder St.         | 0.9     |      | -         | -        |
| GIFA                 | 85.3    | 84   | Compliant |          |



| 03  | 01/05/26 | JB | Tables Revised                    |
|-----|----------|----|-----------------------------------|
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | GO | NDSS compliance table added       |
| REV | DATE     | BY | DESCRIPTION                       |

PLANNING



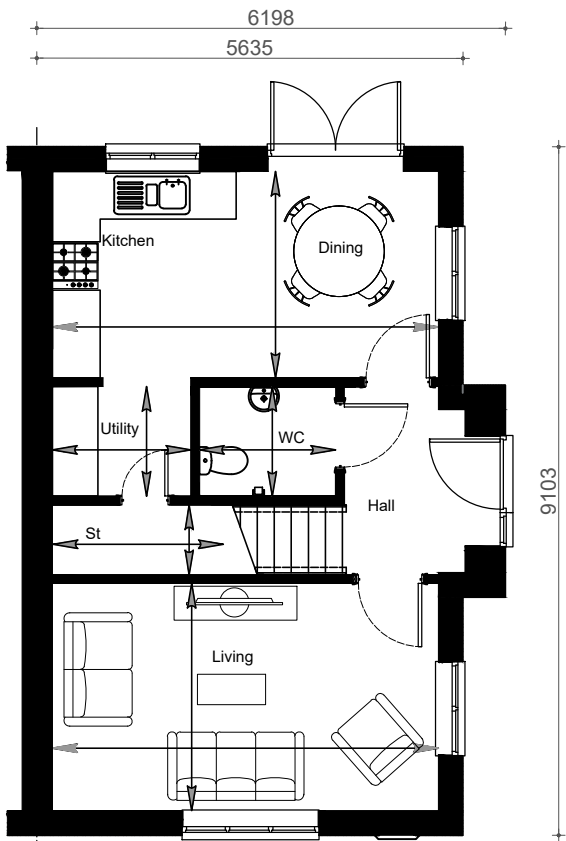
FRONT ELEVATION



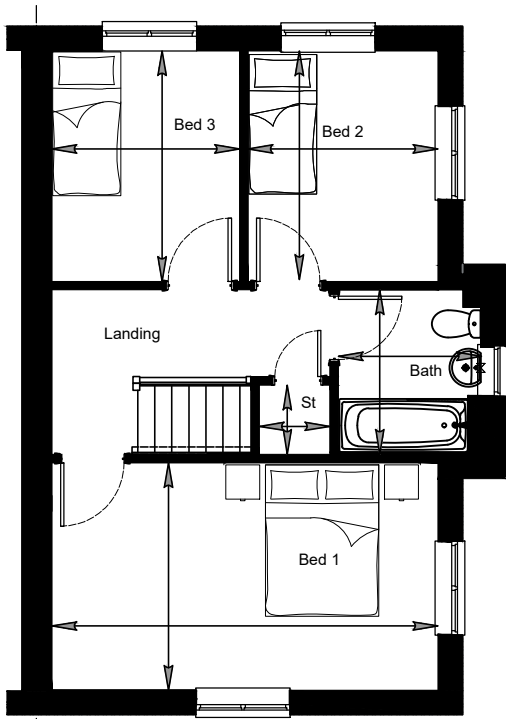
REAR ELEVATION



SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.

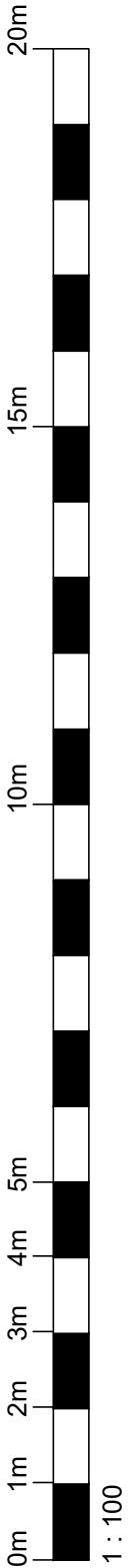
| Room Dims        | m    |        | ft     |          |
|------------------|------|--------|--------|----------|
| Living           | 5.10 | x 3.01 | 16' 8" | x 9' 10" |
| Kitchen / Dining | 5.10 | x 2.73 | 16' 8" | x 8' 11" |
| Utility          | 1.83 | x 1.45 | 6' 0"  | x 4' 9"  |
| Bedroom 1        | 5.10 | x 3.00 | 16' 8" | x 9' 10" |
| Bedroom 2        | 3.04 | x 2.50 | 9' 11" | x 8' 2"  |
| Bedroom 3        | 3.04 | x 2.47 | 9' 11" | x 8' 1"  |
| Bathroom         | 2.17 | x 1.87 | 7' 1"  | x 6' 1"  |

| Floor Area               | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 90.4           | 973             |
| Net Internal Area (GIFA) | 88.6           | 954             |

NDSS Compliance

|                      | Area           |                | Width     |          |
|----------------------|----------------|----------------|-----------|----------|
|                      | Current        | NDSS           | Current   | Required |
|                      | m <sup>2</sup> | m <sup>2</sup> | m         | m        |
| Bedroom 1            | 15.3           | 11.5           | 3.00      | 2.75     |
| Bedroom 2            | 7.6            | 7.5            | 2.50      | 2.15     |
| Bedroom 3            | 7.5            | 7.5            | 2.47      | 2.15     |
| Cylinder St.         | 0.8            | 2.5            | -         | -        |
| Under-stairs Storage | 2.0            |                | -         | -        |
| GIFA                 | 88.6           | 84.0           | Compliant |          |

| REV | DATE     | BY | DESCRIPTION                       |
|-----|----------|----|-----------------------------------|
| 04  | 01/05/26 | JB | Tables Revised                    |
| 03  | 13/03/26 | DV | Door to utility room removed      |
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |



Client:



Project:

CORE HOUSE TYPE  
GAINFORD  
AS - 973ft<sup>2</sup>

Drawing Title:

GAINFORD  
(GAI-EBG)

Job No:

Drawing No:

973-GAI-120

Rev:

04

Drawn:  
AB

Checked:  
SK

Scale @ A3:  
1:100

Date:  
FEB '25



associates limited

architecture | building surveying | urban design

burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



FRONT ELEVATION

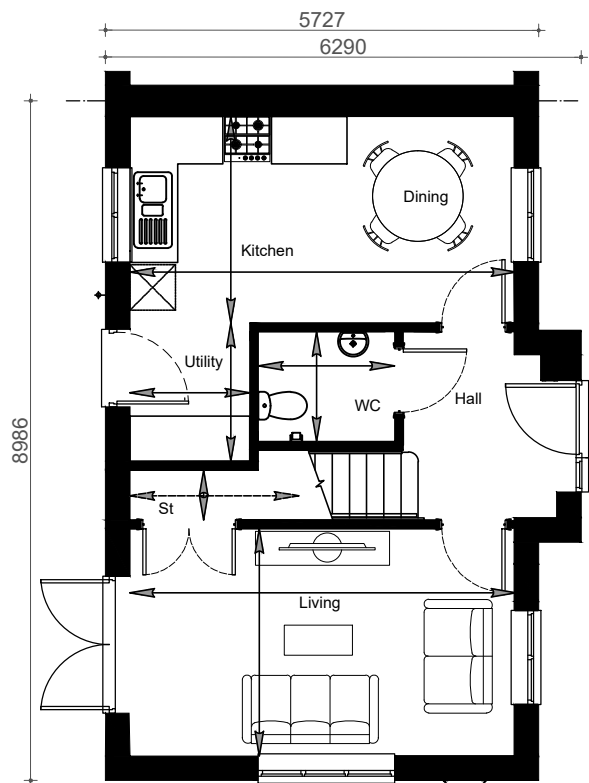
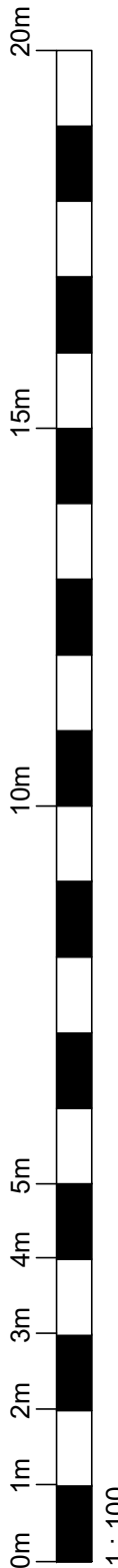


SIDE ELEVATION

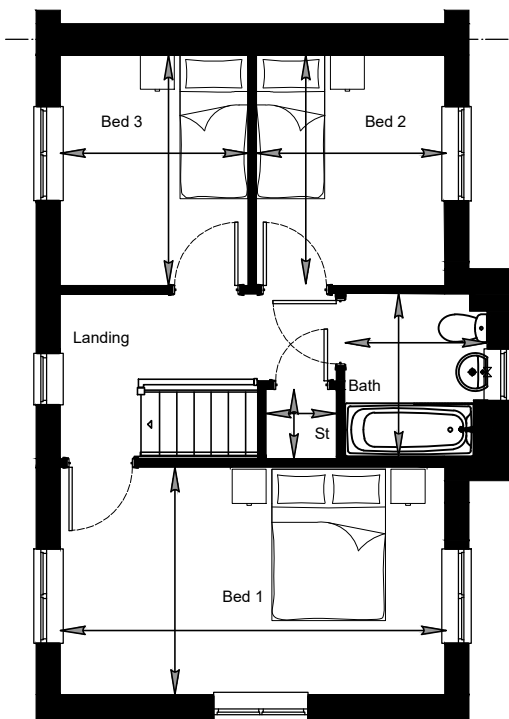


REAR ELEVATION

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



GROUND FLOOR PLAN



FIRST FLOOR PLAN

| Room Dims        | m     |            | ft     |          |
|------------------|-------|------------|--------|----------|
| Living           | 5.08  | x 3.01     | 16' 8" | x 9' 10" |
| Kitchen / Dining | 5.08  | x 2.88     | 16' 8" | x 9' 5"  |
| Utility          | 1.82  | x 1.58     | 5' 11" | x 5' 2"  |
| WC               | 1.8   | x 1.45     | 5' 10" | x 4' 9"  |
| Bedroom 1        | 5.08  | x 3.00     | 16' 8" | x 9' 10" |
| Bedroom 2        | 2.48  | x 3.05     | 8' 1"  | x 9' 11" |
| Bedroom 3        | 2.48  | x 3.05     | 8' 1"  | x 9' 11" |
| Bathroom         | 2.154 | x 1.81 max | 7' 0"  | x 5' 11" |

| Floor Area                   | m²   | ft² |
|------------------------------|------|-----|
| Gross Internal Area (End)    | 89.5 | 964 |
| Net Internal Area (End/GIFA) | 88.0 | 948 |

NDSS Compliance

|                      | Area    |      | Width   |          |
|----------------------|---------|------|---------|----------|
|                      | Current | NDSS | Current | Required |
|                      | m²      | m²   | m       | m        |
| Bedroom 1            | 15.2    | 11.5 | 3.00    | 2.75     |
| Bedroom 2            | 7.5     | 7.5  | 2.48    | 2.15     |
| Bedroom 3            | 7.5     | 7.5  | 2.48    | 2.15     |
| Cylinder St.         | 0.8     |      | -       | -        |
| Under-stairs Storage | 1.7     | 2.5  | -       | -        |

|      |      |      |           |
|------|------|------|-----------|
| GIFA | 88.0 | 84.0 | Compliant |
|------|------|------|-----------|

|    |          |    |                                   |
|----|----------|----|-----------------------------------|
| 03 | 01/05/26 | DV | Tables revised                    |
| 02 | 27/11/25 | DV | Schedule of accommodation updated |
| 01 | 17/11/25 | DV | NDSS compliance table added       |

REV DATE BY DESCRIPTION

Client:



Project:

CORE HOUSE TYPE RANGE  
GAINFORD ALT  
AS - 964ft²

Drawing Title:

GAINFORD ALT  
(GAI-ALT-EBH)

Job No:

Drawing No:

964-GAI-A-11103

Rev:

Drawn:  
EC

Checked:  
SCK

Scale @ A3:  
1:100

Date:  
March 2024



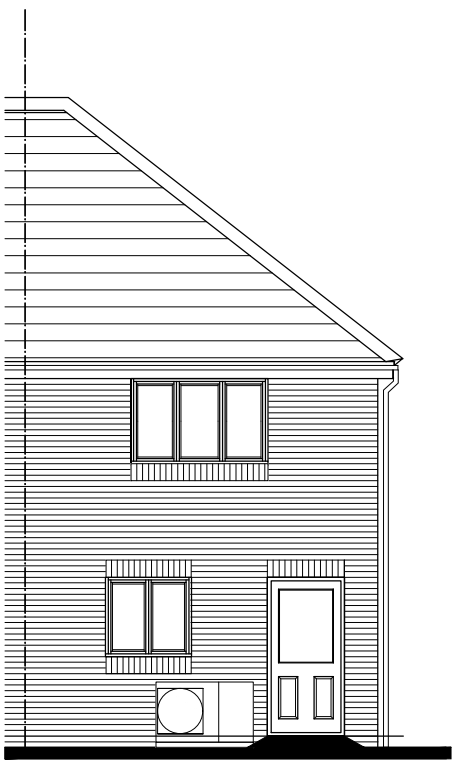
associates limited

architecture | building surveying | urban design

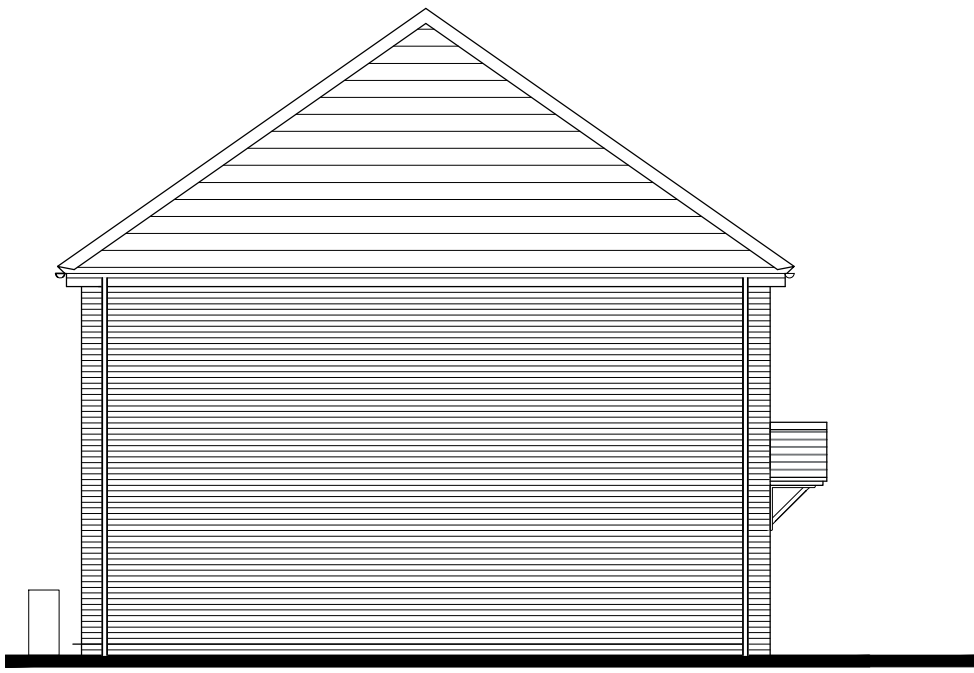
burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



FRONT ELEVATION

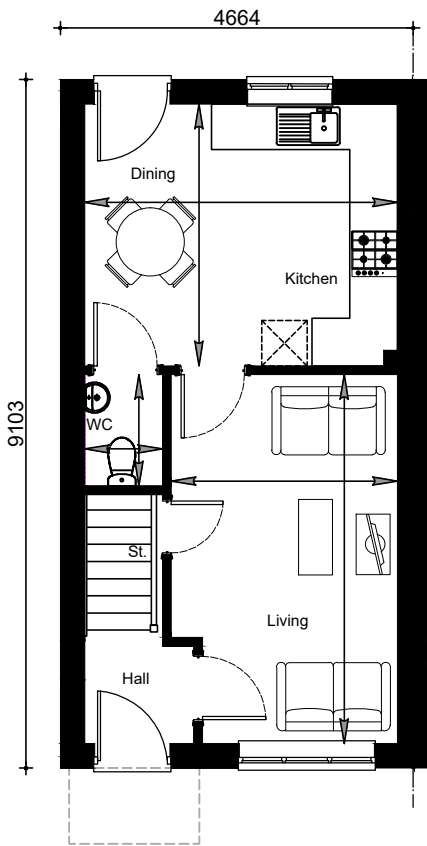
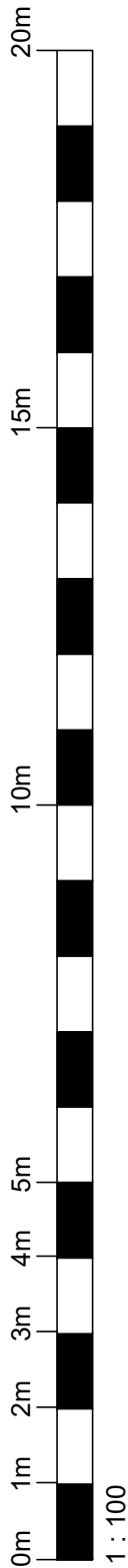


REAR ELEVATION

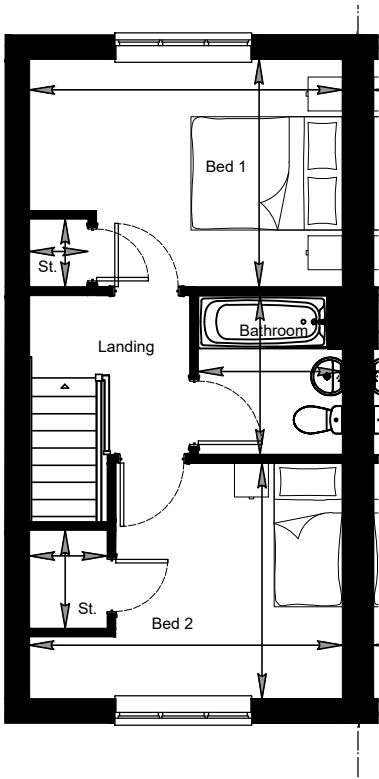


SIDE ELEVATION

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



GROUND FLOOR PLAN



FIRST FLOOR PLAN

| Room Dims        | m    |            | ft     |               |
|------------------|------|------------|--------|---------------|
| Living           | 2.99 | max x 4.87 | 9' 10" | max x 15' 12" |
| Kitchen / Dining | 4.14 | x 3.46     | 13' 7" | x 11' 4"      |
| W/C              | 1.02 | 1.47       | 3' 4"  | 4' 10"        |
| Bedroom 1        | 4.13 | max 3.00   | 13' 7" | 9' 10"        |
| Bedroom 2        | 4.13 | max 3.11   | 13' 7" | max 10' 2"    |
| Bathroom         | 2.10 | x 1.9      | 6' 11" | x 6' 3"       |

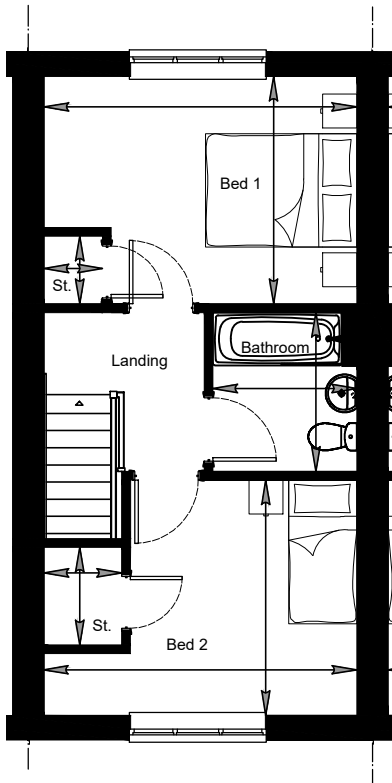
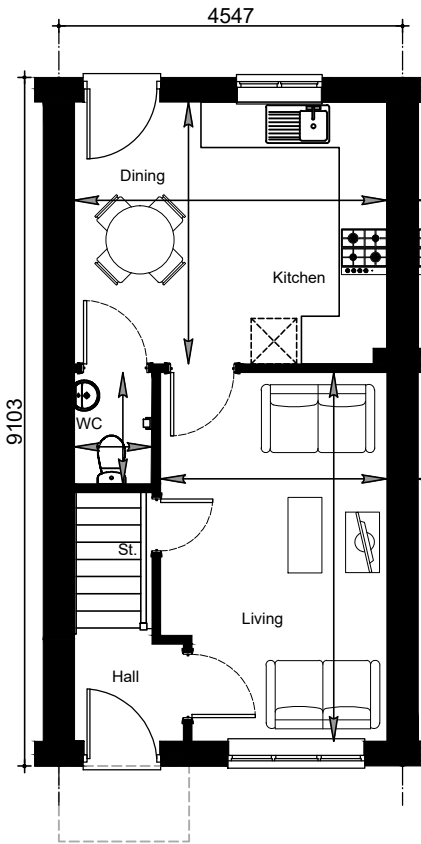
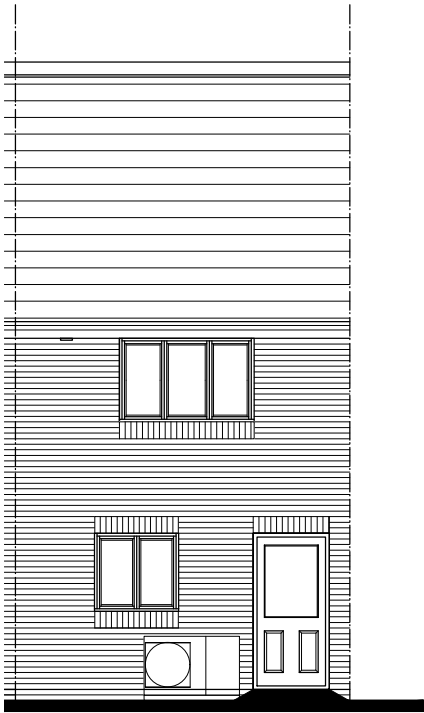
| Floor Area                | m <sup>2</sup> | ft <sup>2</sup> |
|---------------------------|----------------|-----------------|
| Gross Internal Area (End) | 71.4           | 769             |
| Net Internal Area (GIFA)  | 70.2           | 755             |

|              | Area           |                | Width     |          |
|--------------|----------------|----------------|-----------|----------|
|              | Current        | NDSS           | Current   | Required |
|              | m <sup>2</sup> | m <sup>2</sup> | m         | m        |
| Bedroom 1    | 11.5           | 11.5           | 3.00      | 2.75     |
| Bedroom 2    | 10.2           | 7.5            | 2.99      | 2.15     |
| Storage      | 0.7            | 2.0            | -         | -        |
| Cylinder St. | 1.3            |                | -         | -        |
| GIFA         | 70.2           | 70.0           | Compliant |          |

| 04  | 01/05/26 | JB | Tables Revised                    |
|-----|----------|----|-----------------------------------|
| 03  | 03/02/26 | DV | GIA updated                       |
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |
| REV | DATE     | BY | DESCRIPTION                       |

PLANNING

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



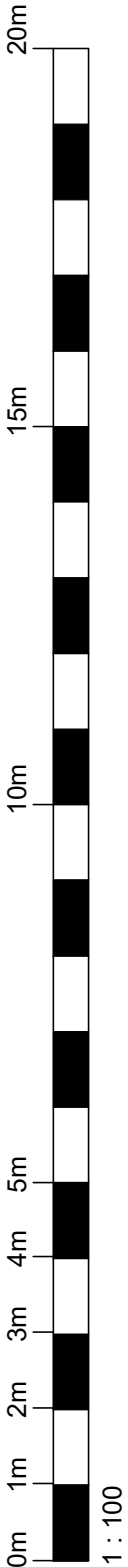
| Room Dims        | m    |            | ft     |               |
|------------------|------|------------|--------|---------------|
| Living           | 2.99 | max x 4.87 | 9' 10" | max x 15' 12" |
| Kitchen / Dining | 4.14 | x 3.46     | 13' 7" | x 11' 4"      |
| W/C              | 1.02 | 1.47       | 3' 4"  | 4' 10"        |
| Bedroom 1        | 4.13 | max 3.00   | 13' 7" | 9' 10"        |
| Bedroom 2        | 4.13 | max 3.11   | 13' 7" | max 10' 2"    |
| Bathroom         | 2.10 | x 1.9      | 6' 11" | x 6' 3"       |

| Floor Area                | m²   | ft² |
|---------------------------|------|-----|
| Gross Internal Area (Mid) | 72.4 | 778 |
| Net Internal Area (GIFA)  | 70.2 | 755 |

NDSS Compliance

|              | Area    |      | Width     |          |
|--------------|---------|------|-----------|----------|
|              | Current | NDSS | Current   | Required |
|              | m²      | m²   | m         | m        |
| Bedroom 1    | 11.5    | 11.5 | 3.00      | 2.75     |
| Bedroom 2    | 10.2    | 7.5  | 2.99      | 2.15     |
| Storage      | 0.6     |      | -         | -        |
| Cylinder St. | 1.3     | 2.0  | -         | -        |
| GIFA         | 70.2    | 70.0 | Compliant |          |

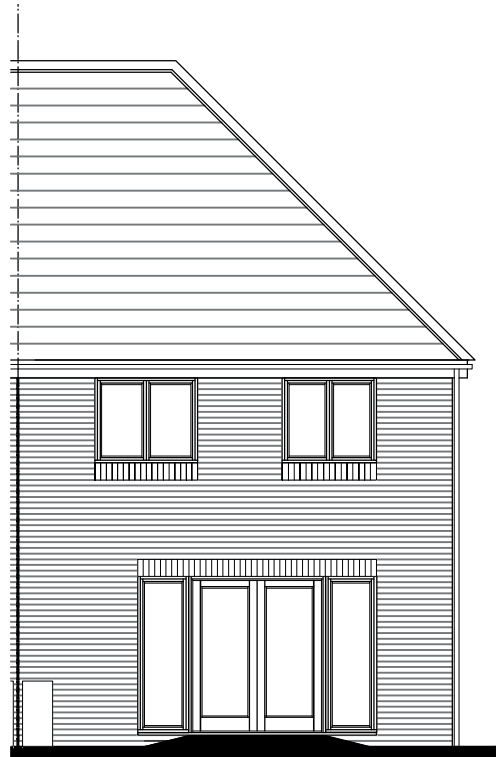
| 03  | 01/05/26 | JB | Tables Revised                    |
|-----|----------|----|-----------------------------------|
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |
| REV | DATE     | BY | DESCRIPTION                       |



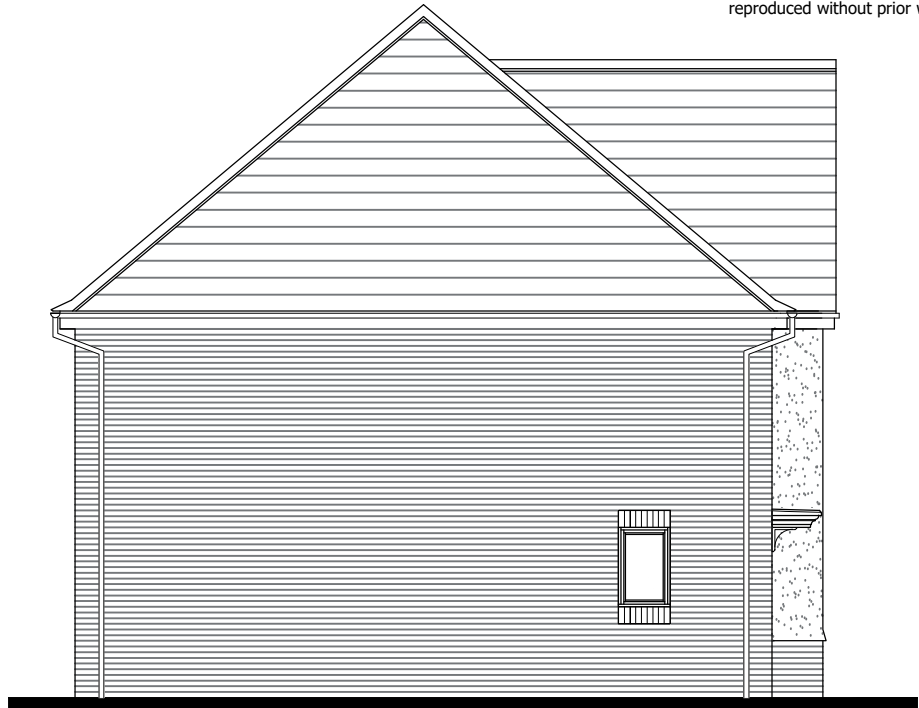
PLANNING



FRONT ELEVATION

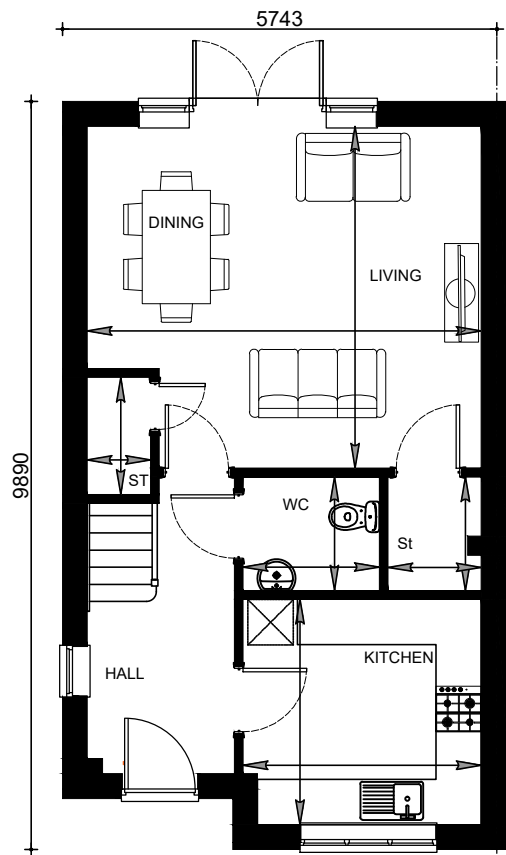


REAR ELEVATION

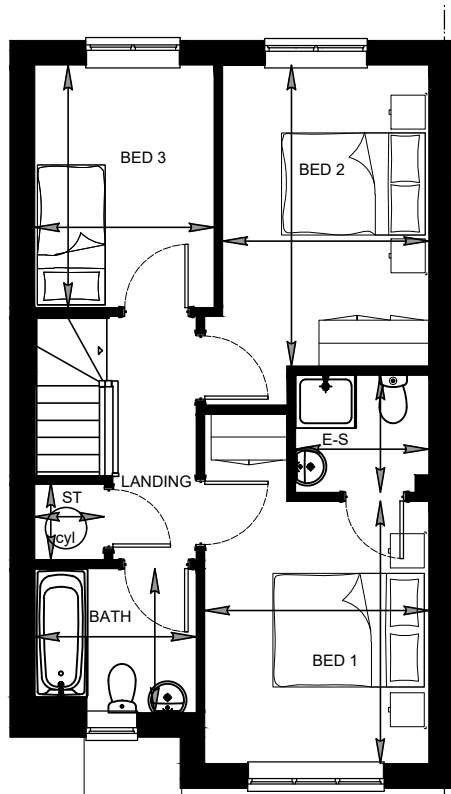


SIDE ELEVATION

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



GROUND FLOOR PLAN



FIRST FLOOR PLAN

| Room Dims       | m                   | m <sup>2</sup> | ft                      | ft <sup>2</sup> |
|-----------------|---------------------|----------------|-------------------------|-----------------|
| Living / Dining | 4.52 max x 5.20 max | 23.50          | 14' 9" max x 17' 0" max | 253             |
| Kitchen         | 3.14 max x 2.98 max | 9.36           | 10' 3" max x 9' 9" max  | 101             |
| WC              | 1.50 x 1.80         | 2.70           | 4' 11" x 5' 10"         | 29              |
| Bedroom 1       | 3.47 x 2.97         | 10.31          | 11' 4" x 9' 8"          | 111             |
| Bedroom 2       | 3.98 x 2.72         | 10.83          | 13' 0" x 8' 11"         | 117             |
| Bedroom 3       | 2.37 x 3.20         | 7.59           | 7' 9" x 10' 5"          | 82              |
| En-suite        | 1.55 x 1.76         | 2.73           | 5' 1" x 5' 9"           | 29              |
| Bathroom        | 2.13 x 1.90         | 4.05           | 6' 11" x 6' 2"          | 44              |

| Floor Area               | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 95.0           | 1023            |
| Net Internal Area (GIFA) | 93.2           | 1003            |

NDSS Compliance

|                      | Area           |                | Width     |          |
|----------------------|----------------|----------------|-----------|----------|
|                      | Current        | NDSS           | Current   | Required |
|                      | m <sup>2</sup> | m <sup>2</sup> | m         | m        |
| Bedroom 1            | 11.5           | 11.5           | 2.97      | 2.75     |
| Bedroom 2            | 11.5           | 11.5           | 2.72      | 2.55     |
| Bedroom 3            | 7.6            | 7.5            | 2.37      | 2.15     |
| Under-stairs Storage | 1.0            | 2.5            | -         | -        |
| Cylinder Store       | 0.9            |                | -         | -        |
| Storage              | 1.8            |                | -         | -        |
| GIFA                 | 93.2           | 93             | Compliant |          |

| REV | DATE     | BY | DESCRIPTION                 |
|-----|----------|----|-----------------------------|
| 02  | 04/06/26 | DV | Tables revised              |
| 01  | 01/04/26 | DV | NDSS compliance table added |

PLANNING

Client:



Project:

CORE HOUSE TYPES  
PEOVER E/S  
AS - 1023ft<sup>2</sup>

Drawing Title:

PEOVER E/S  
(PEO-ERH)

Job No:

-

Drawing No:

1023-PEO-146

Rev:

02

Drawn:

SK

Checked:

Scale @ A3:

1:100

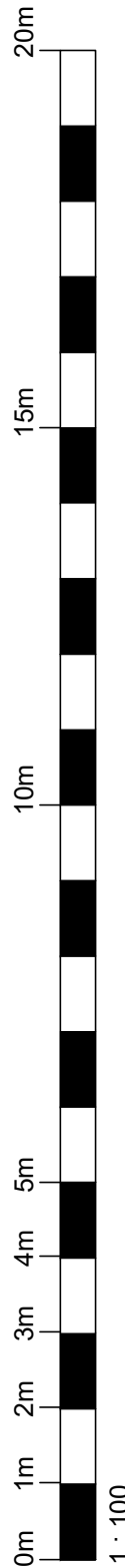
Date:

Jan '25



architecture | building surveying | urban design

burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk

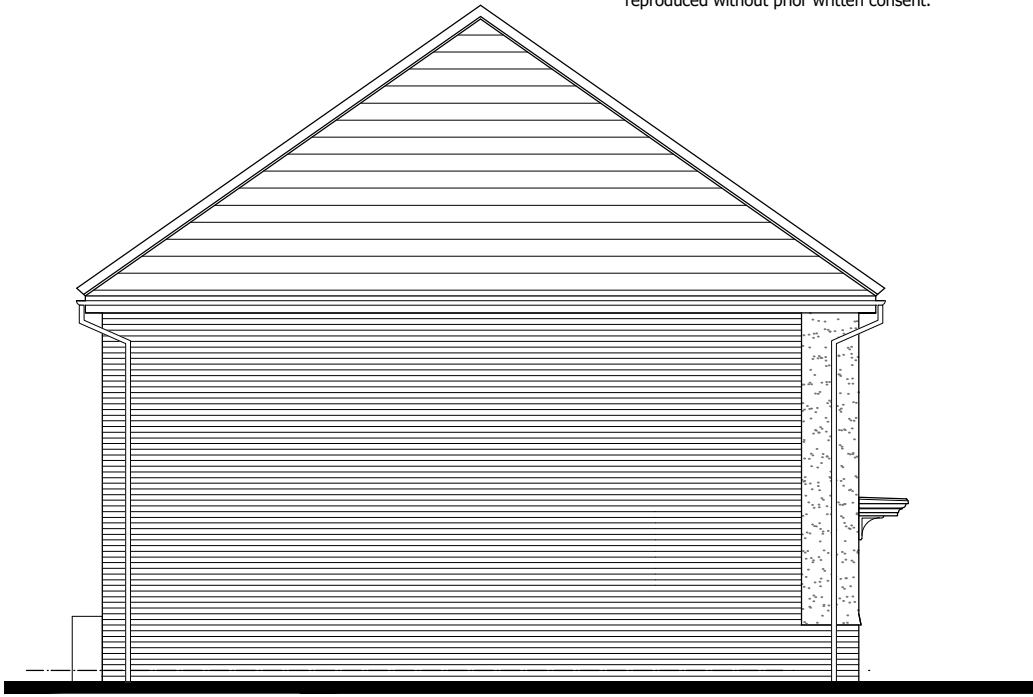




FRONT ELEVATION

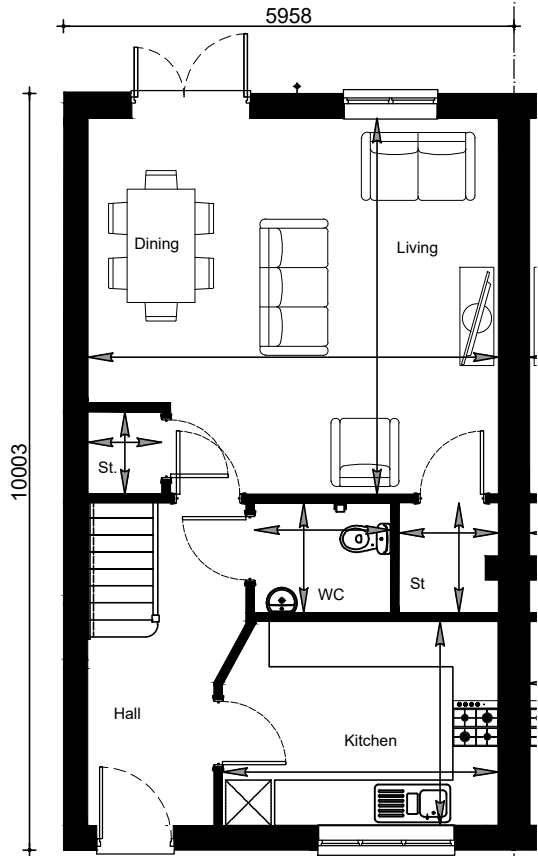
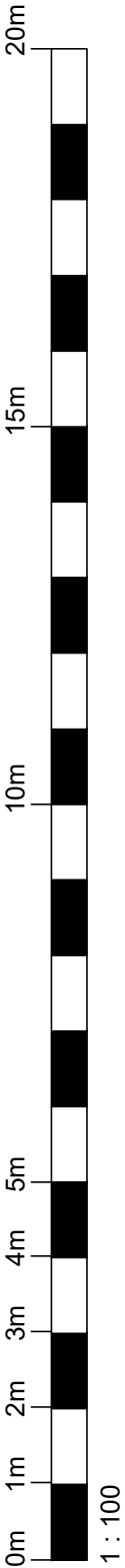


REAR ELEVATION

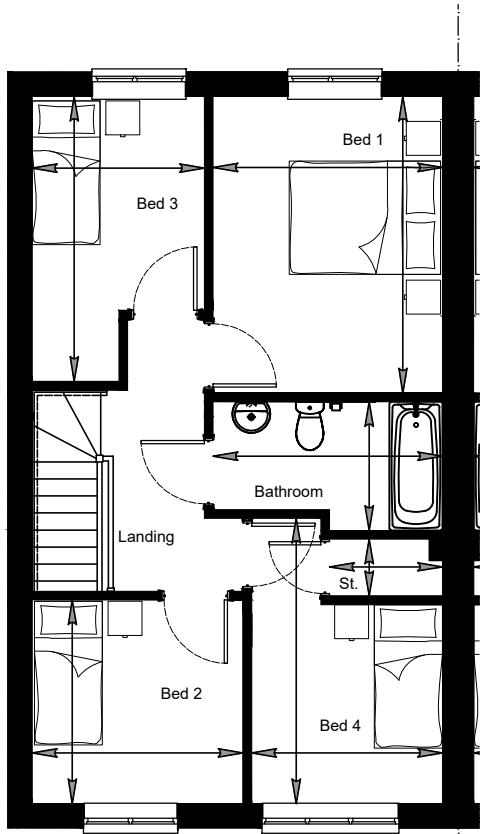


SIDE ELEVATION

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



GROUND FLOOR PLAN



FIRST FLOOR PLAN

| Room Dims       | m    |            | ft      |                 |
|-----------------|------|------------|---------|-----------------|
| Kitchen         | 3.64 | max x 2.70 | 11' 11" | x 8' 10"        |
| Living / Dining | 5.42 | max x 4.97 | 17' 9"  | x 16' 4"        |
| W/C             | 1.79 | x 1.45     | 5' 10"  | x 4' 9"         |
| Bedroom 1       | 3.92 | x 3.03     | 12' 10" | x 9' 11"        |
| Bedroom 2       | 2.78 | x 2.69     | 9' 1"   | x 8' 10"        |
| Bedroom 3       | 2.27 | max x 3.77 | 7' 5"   | x 12' 4"        |
| Bedroom 4       | 3.77 | max x 2.52 | 12' 4"  | x 8' 3"         |
| Bathroom        | 3.03 | max x 1.69 | 9' 11"  | max x 5' 7" max |

| Floor Area               | m²    | ft²  |
|--------------------------|-------|------|
| Gross Internal Area      | 103.3 | 1112 |
| Net Internal Area (GIFA) | 101.5 | 1093 |

NDSS Compliance

|                      | Area    |      | Width     |          |
|----------------------|---------|------|-----------|----------|
|                      | Current | NDSS | Current   | Required |
|                      | m²      | m²   | m         | m        |
| Bedroom 1            | 11.90   | 11.5 | 3.03      | 2.75     |
| Bedroom 2            | 7.51    | 7.5  | 2.69      | 2.15     |
| Bedroom 3            | 7.52    | 7.5  | 2.27      | 2.15     |
| Bedroom 4            | 7.69    | 7.5  | 2.52      | 2.15     |
| Storage              | 1.84    | 3.0  | -         | -        |
| Under-stairs Storage | 1.00    |      | -         | -        |
| Cylinder St.         | 1.07    |      | -         | -        |
| GIFA                 | 101.5   | 97.0 | Compliant |          |

| REV | DATE     | BY | DESCRIPTION                       |
|-----|----------|----|-----------------------------------|
| 03  | 01/05/26 | DV | Tables revised                    |
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |

PLANNING



Client:  
Project:  
CORE HOUSE TYPE  
RIPLEY  
AS - 1112ft²

Drawing Title:  
RIPLEY  
(RIP-ERH)

|               |                |                      |
|---------------|----------------|----------------------|
| Job No:       | Drawing No:    | Rev:                 |
| -             | 1112-RIP-113   | 03                   |
| Drawn:<br>SCK | Checked:<br>BL | Scale @ A3:<br>1:100 |
|               |                | Date:<br>MARCH 25    |



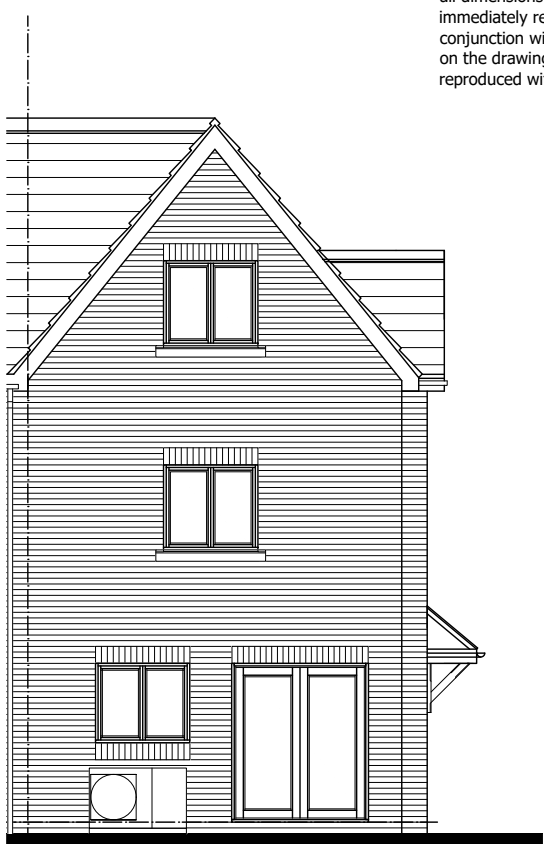
**associates limited**  
architecture | building surveying | urban design  
burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



SIDE ELEVATION

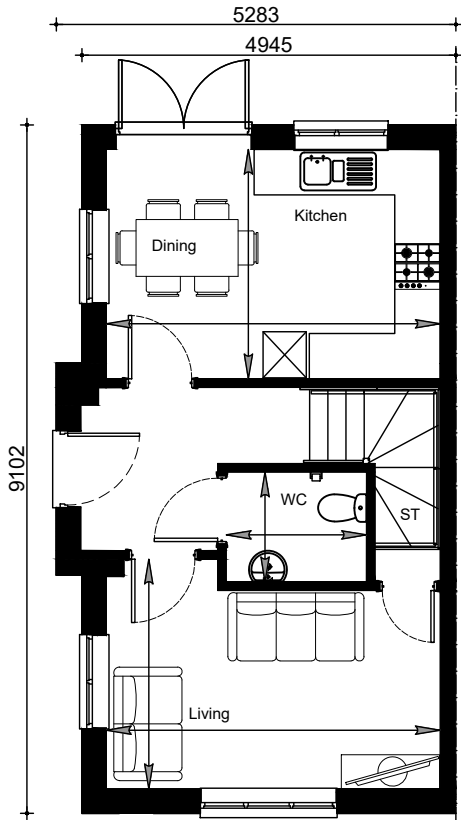
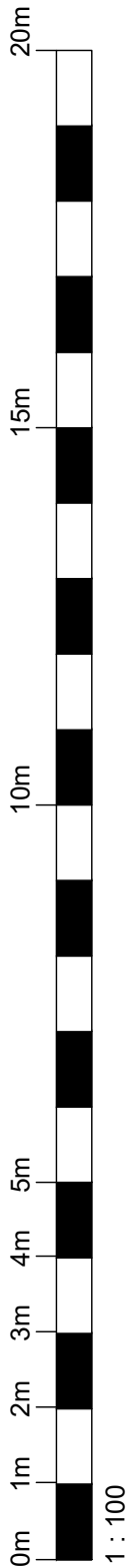


FRONT ELEVATION

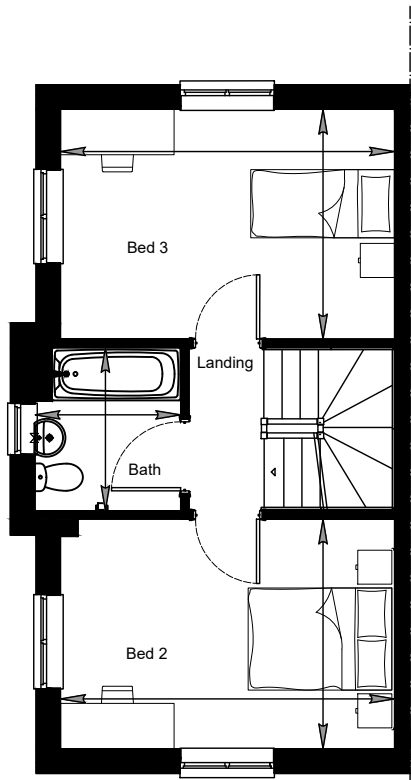


SIDE ELEVATION

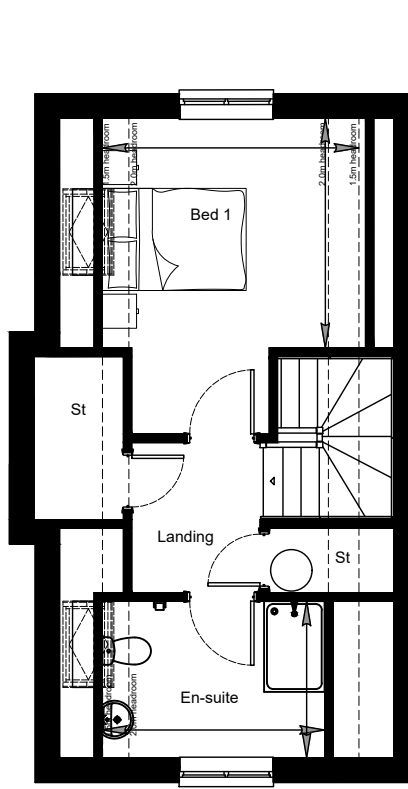
general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

| Room Dims        | m                   | ft                      |
|------------------|---------------------|-------------------------|
| Living           | 3.03 max x 4.41 max | 9' 11" max x 14' 5" max |
| Kitchen / Dining | 3.03 x 4.41         | 9' 11" x 14' 5"         |
| WC               | 1.85 x 1.44         | ' " x ' "               |
| Bedroom 1        | 3.39 x 3.03         | 11' 1" X 9' 11"         |
| Bedroom 2        | 3.03 x 4.41         | 9' 11" X 14' 5"         |
| Bedroom 3        | 3.03 x 4.41         | 9' 11" X 14' 5"         |
| En-Suite         | 2.93 x 2.07         | 9' " X 6' 9"            |
| Bathroom         | 2.15 max x 1.92 max | 7' 0" max x 6' 3" max   |

| Floor Area               | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 105.0          | 1130            |
| Net Internal Area (GIFA) | 103.3          | 1111            |

NDSS Compliance

|                      | Area           |                | Width   |          |
|----------------------|----------------|----------------|---------|----------|
|                      | Current        | NDSS           | Current | Required |
|                      | m <sup>2</sup> | m <sup>2</sup> | m       | m        |
| Bedroom 1            | 12.3           | 11.5           | 3.03    | 2.75     |
| Bedroom 2            | 13.3           | 11.5           | 3.03    | 2.55     |
| Bedroom 3            | 13.3           | 7.5            | 3.03    | 2.15     |
| Under-stairs Storage | 1.0            | 2.5            | -       | -        |
| Cylinder St.         | 1.0            |                | -       | -        |
| Storage              | 1.1            |                | -       | -        |

|      |       |    |           |
|------|-------|----|-----------|
| GIFA | 103.3 | 99 | Compliant |
|------|-------|----|-----------|

| REV | DATE     | BY | DESCRIPTION                       |
|-----|----------|----|-----------------------------------|
| 04  | 19/05/26 | DV | Store room added                  |
| 03  | 01/05/26 | DV | Tables revised                    |
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |

PLANNING

Client:



Project:

CORE HOUSE TYPES  
WOLLATON ALT+  
AS - 1130ft<sup>2</sup>

Drawing Title:

WOLLATON ALT+ EBG  
(WOL ALT+ EBG)

Job No:

1121-WOL-113

Rev:

04

Drawn:

SK

Checked:

GO

Scale @ A3:

1:100

Date:

SEP 2025



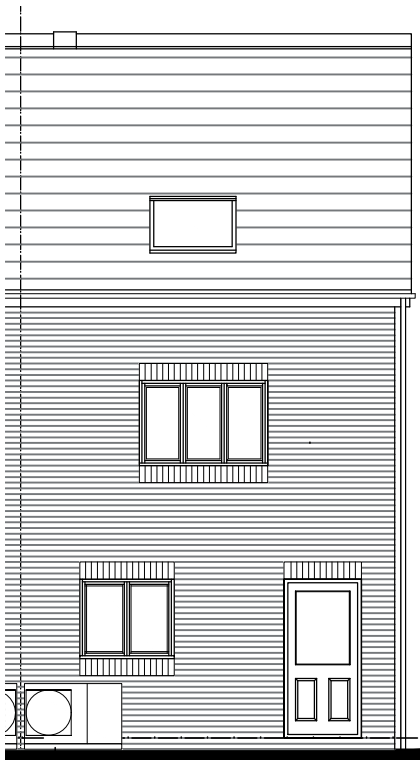
associates limited

architecture | building surveying | urban design

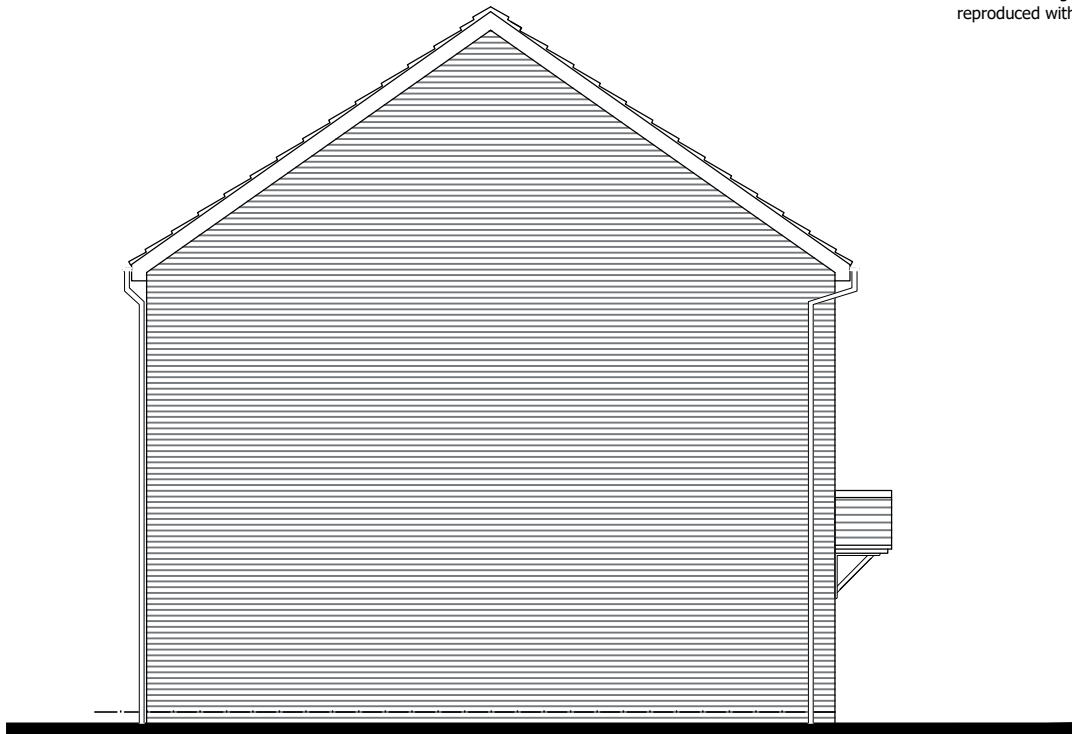
burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



FRONT ELEVATION

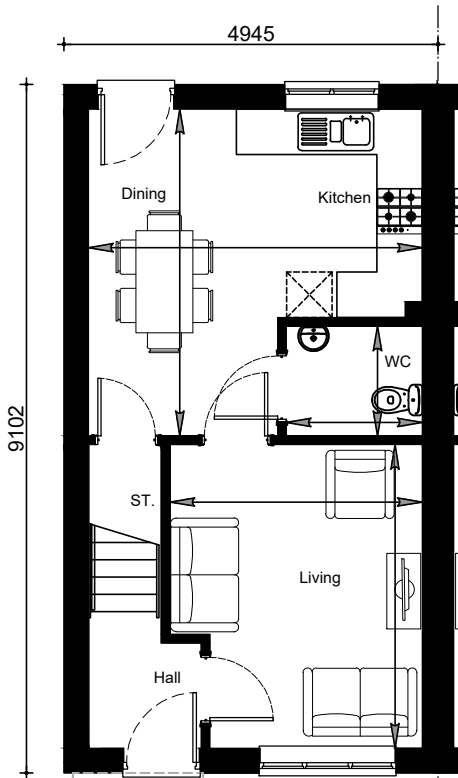
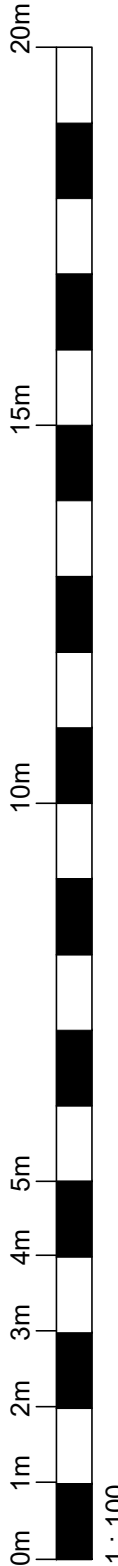


REAR ELEVATION

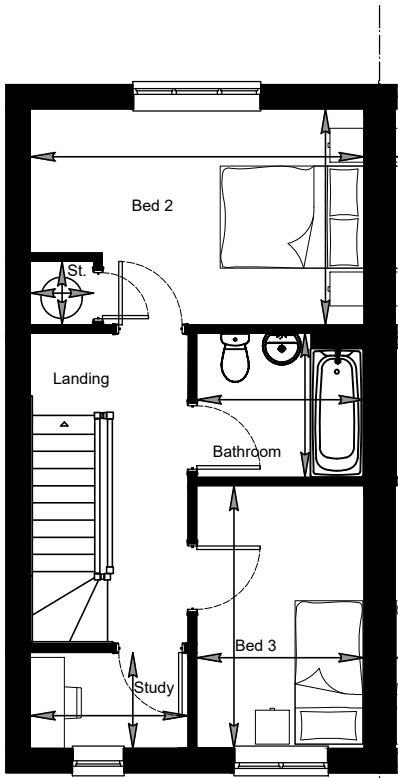


SIDE ELEVATION

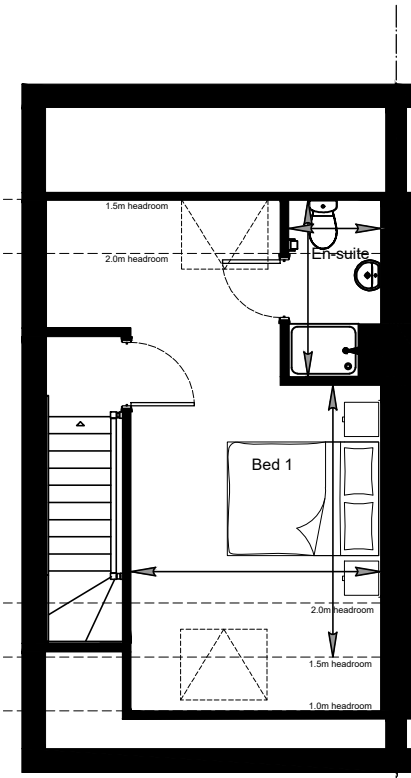
general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

| Room Dims        | m                   | ft               |
|------------------|---------------------|------------------|
| Living           | 4.01 max x 3.33 max | 13' 1" x 10' 11" |
| Kitchen / Dining | 4.32 max x 4.41 max | 14' 2" x 14' 5"  |
| WC               | 1.45 x 1.79         | 4' 9" x 5' 10"   |
| Bedroom 1        | 3.59 x 3.29         | 11' 9" x 10' 9"  |
| Bedroom 2        | 4.41 max x 2.85 max | 14' 5" x 9' 4"   |
| Bedroom 3        | 3.46 x 2.21         | 11' 4" x 7' 3"   |
| Bathroom         | 2.21 x 1.90         | 7' 3" x 6' 2"    |
| Ensuite          | 2.33 x 1.21         | 7' 7" x 3' 11"   |

| Floor Area               | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 103.4          | 1113            |
| Net Internal Area (GIFA) | 101.0          | 1087            |

NDSS Compliance

|                      | Area           |                | Width     |          |
|----------------------|----------------|----------------|-----------|----------|
|                      | Current        | NDSS           | Current   | Required |
|                      | m <sup>2</sup> | m <sup>2</sup> | m         | m        |
| Bedroom 1            | 18.5           | 11.5           | 3.29      | 2.75     |
| Bedroom 2            | 11.6           | 11.5           | 2.85      | 2.55     |
| Bedroom 3            | 7.6            | 7.5            | 2.21      | 2.15     |
| Storage              | 2.6            | 2.5            | -         | -        |
| Under-stairs Storage | 1.0            |                | -         | -        |
| Cylinder St.         | 0.7            |                | -         | -        |
| GIFA                 | 101.0          | 99.0           | Compliant |          |

|     |          |    |                                   |
|-----|----------|----|-----------------------------------|
| 03  | 30/04/26 | DV | Tables revised                    |
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |
| REV | DATE     | BY | DESCRIPTION                       |

PLANNING

Client:



Project:

CORE HOUSE TYPE  
WOLLATON  
AS - 1113 sq.ft

Drawing Title:

WOLLATON  
(WOL-EBG)

Job No:

1113-WOL-110

Rev:

03

Drawn:  
BL

Checked:  
SK

Scale @ A3:  
1:100

Date:  
May '25

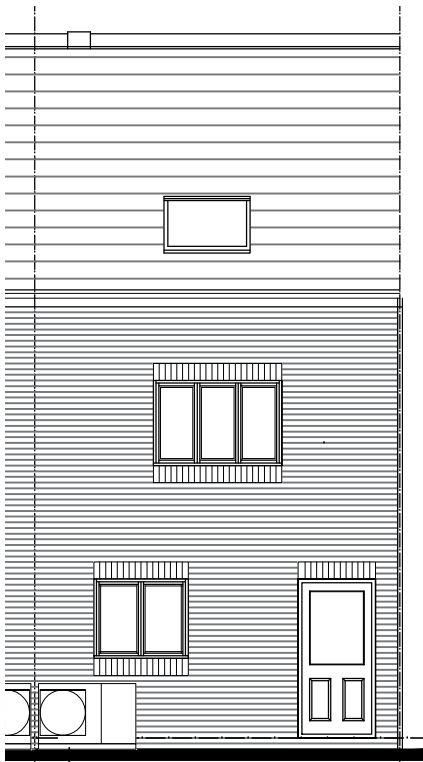


architecture ■ building surveying ■ urban design

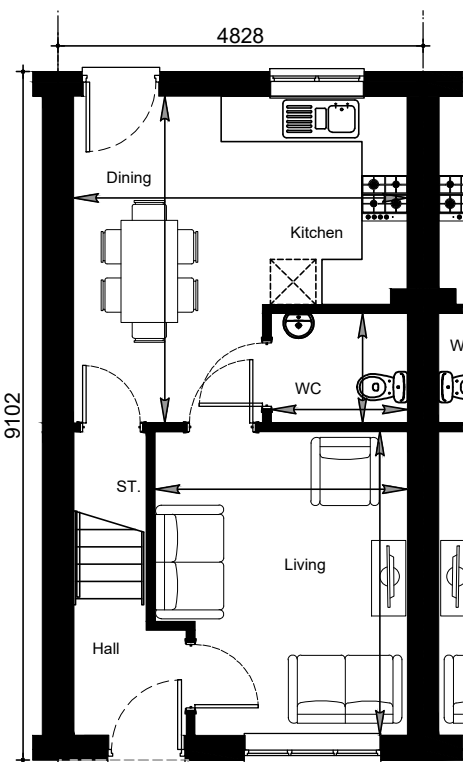
burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk



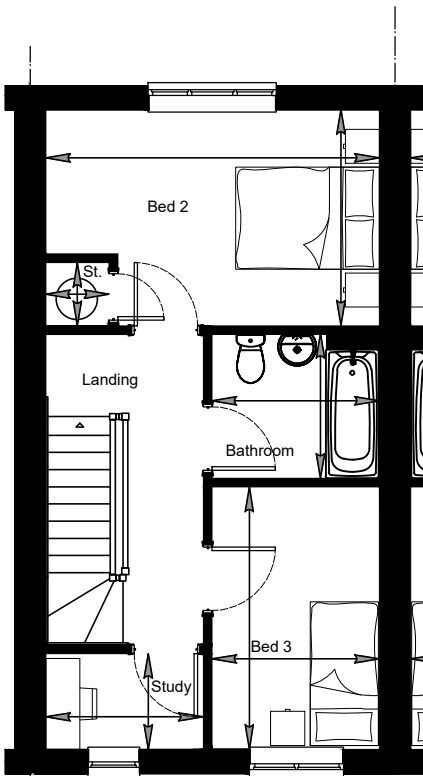
FRONT ELEVATION



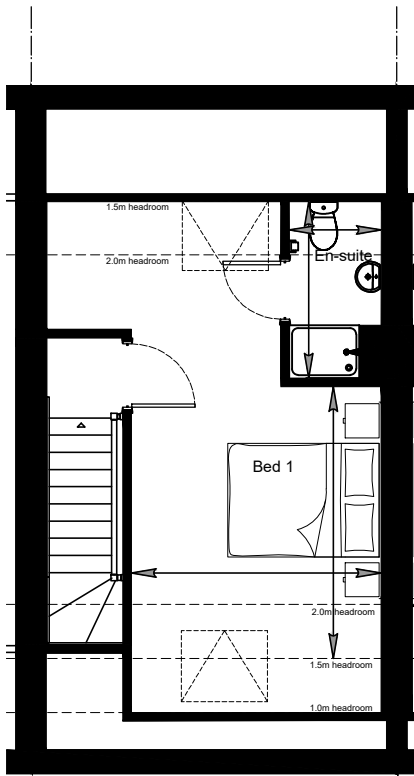
REAR ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

general notes:  
do not scale the drawing.  
all dimensions to be checked on site prior to commencement of work and any discrepancy shall be immediately reported and resolved prior to work commencing. this drawing is to be read in conjunction with all relevant drawings and specifications relating to the job whether or not indicated on the drawing. Copyright reserved to mck associates ltd. and this drawing may not be used or reproduced without prior written consent.

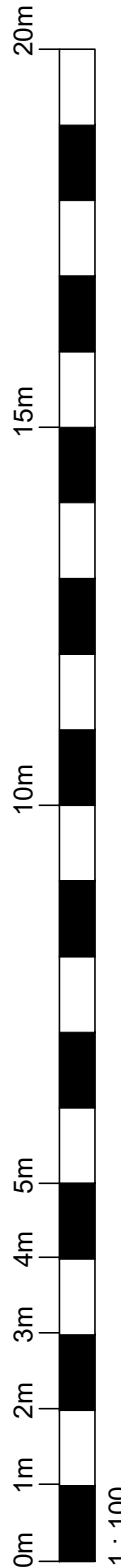
| Room Dims        | m                   | ft               |
|------------------|---------------------|------------------|
| Living           | 4.01 max x 3.33 max | 13' 1" x 10' 11" |
| Kitchen / Dining | 4.32 max x 4.41 max | 14' 2" x 14' 5"  |
| WC               | 1.45 x 1.79         | 4' 9" x 5' 10"   |
| Bedroom 1        | 3.59 x 3.29         | 11' 9" x 10' 9"  |
| Bedroom 2        | 4.41 max x 2.85 max | 14' 5" x 9' 4"   |
| Bedroom 3        | 3.46 x 2.21         | 11' 4" x 7' 3"   |
| Bathroom         | 2.21 x 1.90         | 7' 3" x 6' 2"    |
| Ensuite          | 2.33 x 1.21         | 7' 7" x 3' 11"   |

| Floor Area               | m <sup>2</sup> | ft <sup>2</sup> |
|--------------------------|----------------|-----------------|
| Gross Internal Area      | 104.7          | 1127            |
| Net Internal Area (GIFA) | 101.0          | 1087            |

NDSS Compliance

|                      | Area           |                | Width   |          |
|----------------------|----------------|----------------|---------|----------|
|                      | Current        | NDSS           | Current | Required |
|                      | m <sup>2</sup> | m <sup>2</sup> | m       | m        |
| Bedroom 1            | 18.5           | 11.5           | 3.29    | 2.75     |
| Bedroom 2            | 11.6           | 11.5           | 2.85    | 2.55     |
| Bedroom 3            | 7.6            | 7.5            | 2.21    | 2.15     |
| Storage              | 2.6            | 2.5            | -       | -        |
| Under-stairs Storage | 1.0            |                | -       | -        |
| Cylinder St.         | 0.7            |                | -       | -        |

|      |       |      |           |
|------|-------|------|-----------|
| GIFA | 101.0 | 99.0 | Compliant |
|------|-------|------|-----------|



|     |          |    |                                   |
|-----|----------|----|-----------------------------------|
| 03  | 30/04/26 | DV | Tables revised                    |
| 02  | 27/11/25 | DV | Schedule of accommodation updated |
| 01  | 17/11/25 | DV | NDSS compliance table added       |
| REV | DATE     | BY | DESCRIPTION                       |

PLANNING

Client:



Project:

CORE HOUSE TYPE  
WOLLATON  
AS - 1127 sq.ft

Drawing Title:

WOLLATON  
(WOL-MB)

Job No:

Drawing No:

1127-WOL-112

Rev:

03

Drawn:  
BL

Checked:  
SK

Scale @ A3:  
1:100

Date:  
May '25



architecture ■ building surveying ■ urban design

burnaby villa ■ 48 watling street road ■ fulwood ■ preston ■ pr2 8bp  
tel: 01772 774510 fax: 01772 774511 email mck@mckassociates.co.uk