SCALE BAR (m) 1 : 100 / A1

0 2 4 6 8 10

T1 Oak A1

G2 Rhus and holly C2

T3 Holly C1

existing two storey rear extension approved under 160/app/2024/2801 and now completed/constructed in full.

45°

630mm depth

640mm depth

860mm depth

71

73

75

EXISTING DWELLING SITE PLAN

existing two storey rear extension approved under 160/app/2024/2801 and now completed/constructed in full.

proposed 2.5m deep two storey rear extension over 5m deep single storey extension

1080mm depth

PROPOSED DWELLING SITE PLAN

EXISTING PLANNING APPROVAL UNDER 6260/APP/2023/2914 VALID UNTIL 26th JANUARY 2027
HOMEOWNER INTENDS TO IMPLEMENT SCHEME BEFORE EXPIRY DATE
CHANGES TO APPROVED SCHEME INCLUDE: -

- ENLARGED FIRST FLOOR REAR EXTENSION OVER SINGLE STOREY EXTENSION TO LEFT HAND SIDE, INCREASING FROM 1.M DEEP TO 2.5M DEEP WITH CHANGES TO ROOF DESIGN;
- NEW OBSCURED FIRST FLOOR SIDE WINDOW TO LEFT HAND SIDE

NOTE: SINCE APPROVAL, NO 71 PARK AVENUE HAS HAD A FIRST FLOOR REAR EXTENSION APPROVED AND CONSTRUCTED IN FULL, CHANGING THE 45 DEGREE LINE OF SIGHT ASSESSMENT BETWEEN 71 AND 73 AND PROVIDING GREATER SCOPE FOR THE DEEPER FIRST FLOOR EXTENSION NOW SOUGHT.

NOTES

1. All dimensions are to be checked on site prior to the commencement of work and any discrepancy is to be reported to the construction manager before construction.

2. All work is to comply with current Building Regulations and allied legislation.

3. All contractors and sub-contractors must ensure that they have the latest issue of this drawing and details before the commencement of work on site.

4. All materials are to be used and installed in strict compliance with the relevant manufacturers instructions and recommendations.

5. All works on site, managed and implemented as a result of the designs indicated on this drawing, are to be given full consideration for compliance with the Health and Safety CDM Regulations in respect of design and implementation on site and no works are to be undertaken if it is considered that compliance with the Building Regulations cannot be achieved.

6. All dimensions shown in millimetres.

7. Footprint of buildings shown at 1.0m above ground level.

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|---|---|---|---|---|---|
| client name: MR SAM SHARPLES | drawing: EXISTING & PROPOSED DRAWINGS SITE LAYOUT PLAN | project address: 73 PARK AVENUE, RUISLIP, HA4 7UL | drw no: 643 / P2 / 1 | JACK DUSEK & CO. ARCHITECTURE. PLANNING. DEVELOPMENT | date: 6 / 11 / 26 |
| | | | drawn: SC | | scale: 1 : 100 / A2 |
| | | | checked JD | T: 01895 831551 E: design@jackdusek.co.uk | rev: |