

Note: Not all boundaries shown for clarity.

MICHAEL OAKES ARCHITECTS LTD.

Michael Oakes (Director) B.A. Hons Arch, Dipl. Arch, Registered Architect

REGISTERED ARCHITECTS, DESIGNERS + ILLUSTRATORS

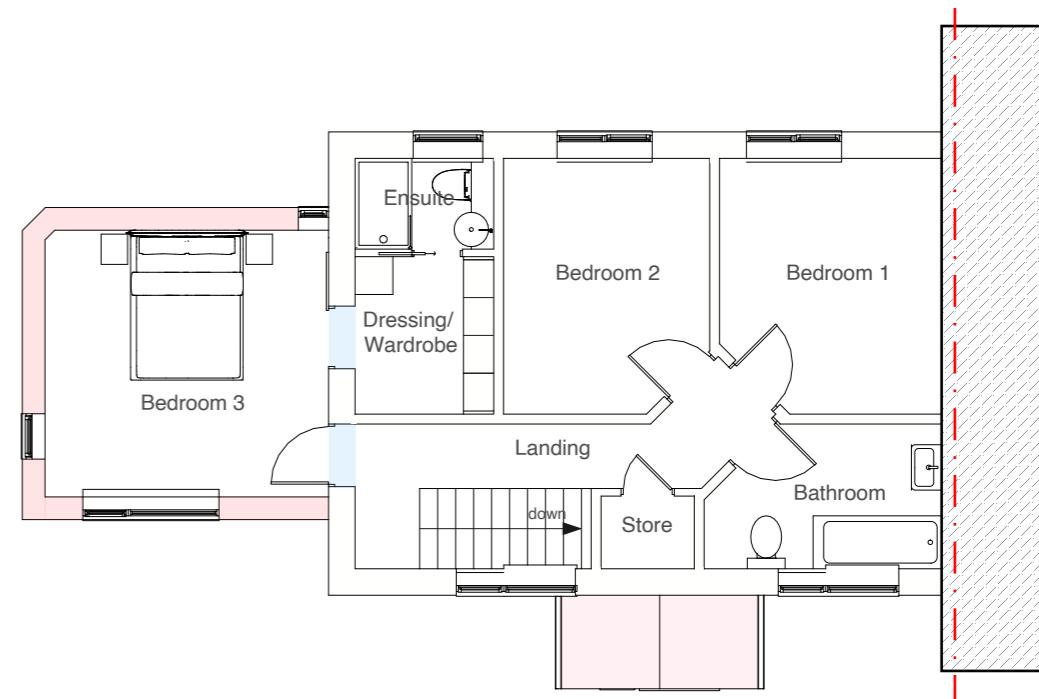
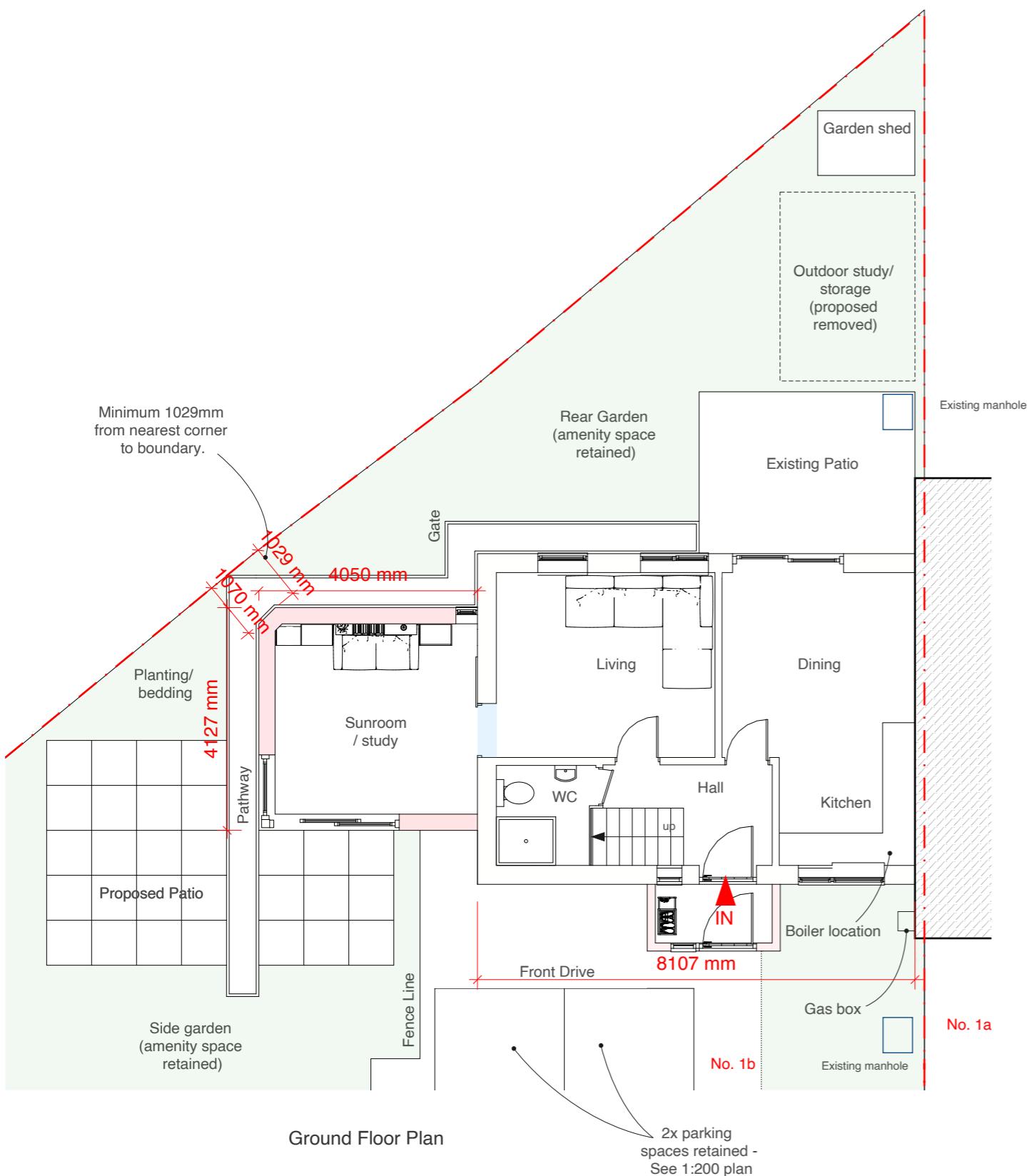
Telephone: 01895 235089 - E-mail: michaeloakesarchitect@googlemail.com

KEY

= Proposed structure

= Existing to be removed

= Green space retained



Address

1b Rectory Rd, Hayes,
UB3 2JJ

Client

Alia Jones

Date

March
2025



1:100 @ A3

0 1 2 3 4 5 10m

Drawing Title

As Proposed
Floor Plans

Project no./ Stage/

0452- PLA-

Drawing no./ Revision

60_B

Revision notes:

A - First Issue
B - Chamfered corner and brick cladding
14.05.25 RA

Drawn by: RA

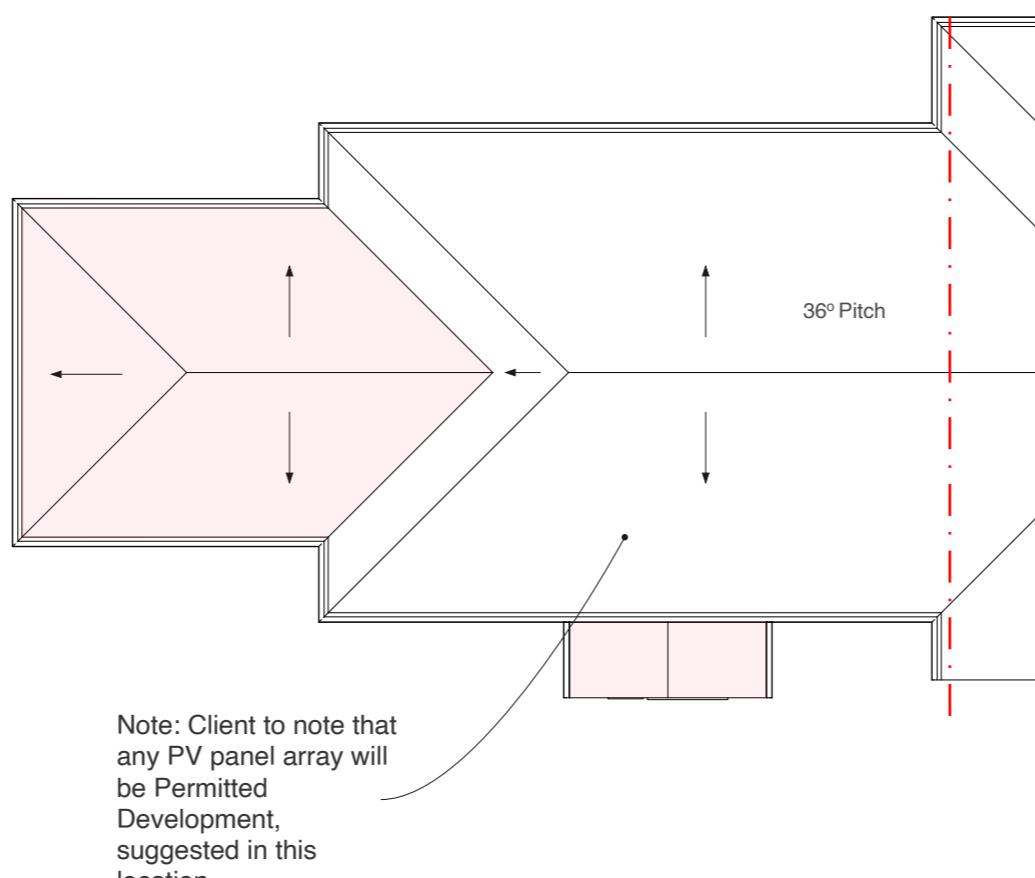
Note: Not all boundaries shown for clarity.

MICHAEL OAKES ARCHITECTS LTD.

Michael Oakes (Director) B.A. Hons Arch, Dipl. Arch, Registered Architect

REGISTERED ARCHITECTS, DESIGNERS + ILLUSTRATORS

Telephone: 01895 235089 - E-mail: michaeloakesarchitect@googlemail.com



Roof Plan

Address

1b Rectory Rd, Hayes,
UB3 2JJ

Client

Alia Jones

Date

March
2025



1:100 @ A3
0 1 2 3 4 5 10m

Drawing Title

As Proposed
Roof Plans

Project no./ Stage/

0452- PLA-

Drawing no./ Revision

61_B

Revision notes:

Drawn by: RA

A - First Issue
B - Chamfered corner and brick cladding
14.05.25 RA

Copyright © Michael Oakes Architects Ltd. 2023
Print all drawings in full colour at A3 size- Do not scale drawings

MICHAEL OAKES ARCHITECTS LTD.

Michael Oakes (Director) B.A. Hons Arch, Dipl. Arch, Registered Architect

REGISTERED ARCHITECTS, DESIGNERS + ILLUSTRATORS

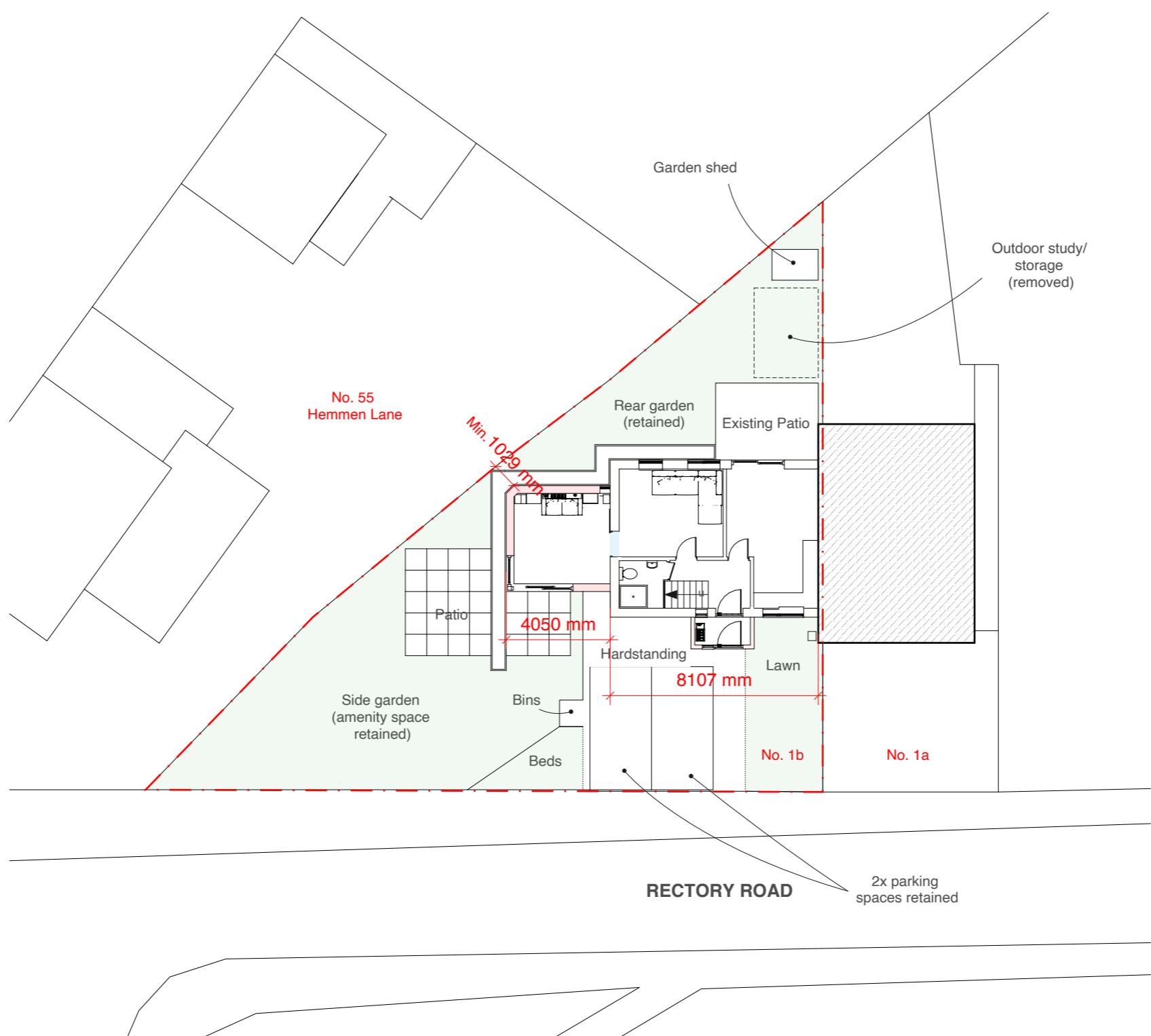
Telephone: 01895 235089 - E-mail: michaeloakesarchitect@googlemail.com

KEY

 = Proposed structure

 = Existing to be removed

 = Green space retained



Ground Floor Plan

Address

1b Rectory Rd, Hayes,
UB3 2JJ

Client

Alia Jones

Dat

March
2025

1:100 @ A3

Drawing Title

As Proposed 1:200 Site Plans

Project no./ Stage/

0452- PLA-

Drawing no./ Revision

62_B

Revision notes: **A - First Issue**
B - Chamfered corner and brick cladding

MATERIALS KEY

- ① Tiles to match existing in material, colour and texture
36° roof pitch
- ② Soffit and fascia to match existing
- ③ Windows to match existing in colour and material
- ④ Facing brickwork to match brick material in existing building
- ⑤ Dpc - Brickwork below dpc to be frost resisting engineering brick

MICHAEL OAKES ARCHITECTS LTD.

Michael Oakes (Director) B.A. Hons Arch, Dipl. Arch, Registered Architect

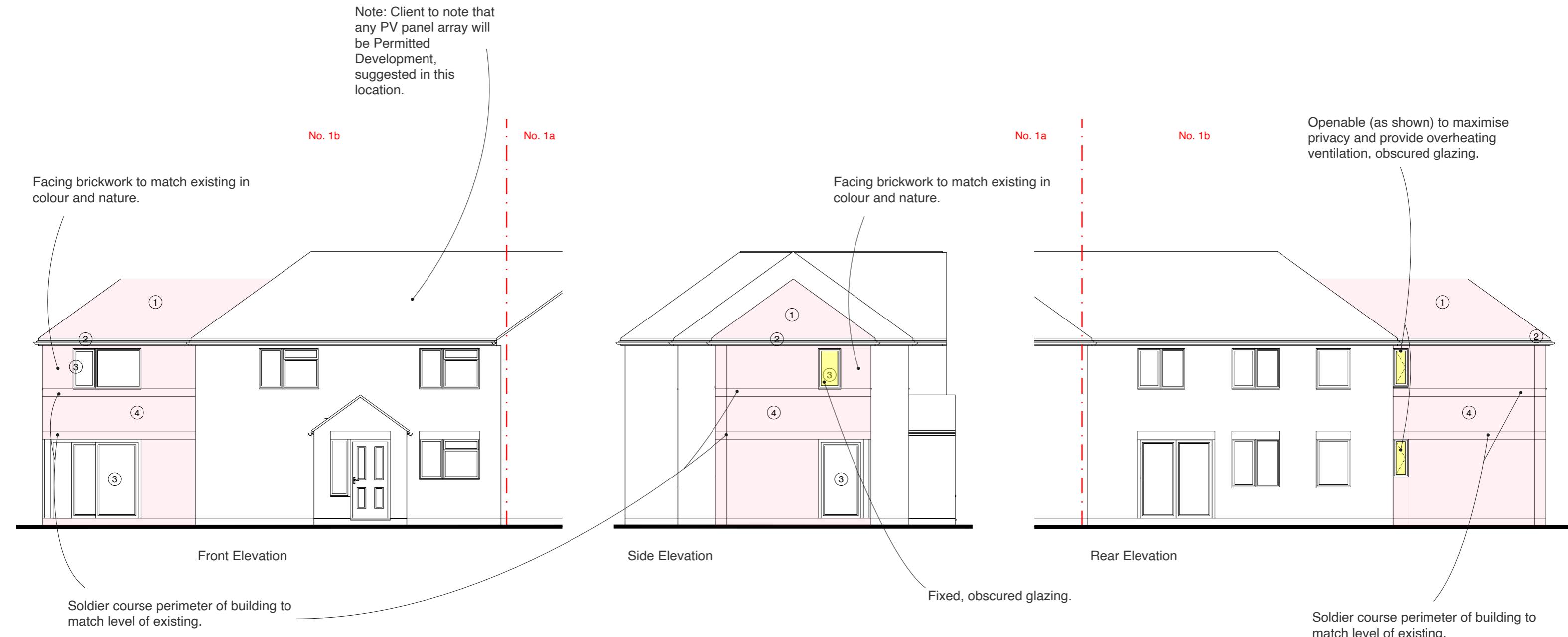
REGISTERED ARCHITECTS, DESIGNERS + ILLUSTRATORS

Telephone: 01895 235089 - E-mail: michaeloakesarchitect@googlemail.com

KEY

 = Obscured glazing to windows
(minimum scale for the Pilkington scale)

 = Proposed structure



Address

1b Rectory Rd, Hayes,
UB3 2JJ

Client

Alia Jones

March
2025

1:100 @ A3

Drawing Tip

As Proposed

Elevations

Project no./ Stage/

0452- PLA-

rawing no./ Revision

63 B

Drawn

A - First Issue
B - Chamfered corner and brick cladding
14.05.25 PA

Copyright © Michael Oakes Architects Ltd. 2023

MICHAEL OAKES ARCHITECTS LTD.

Michael Oakes (Director) B.A. Hons Arch, Dipl. Arch, Registered Architect

REGISTERED ARCHITECTS, DESIGNERS + ILLUSTRATORS

Telephone: 01895 235089 - E-mail: michaeloakesarchitect@googlemail.com



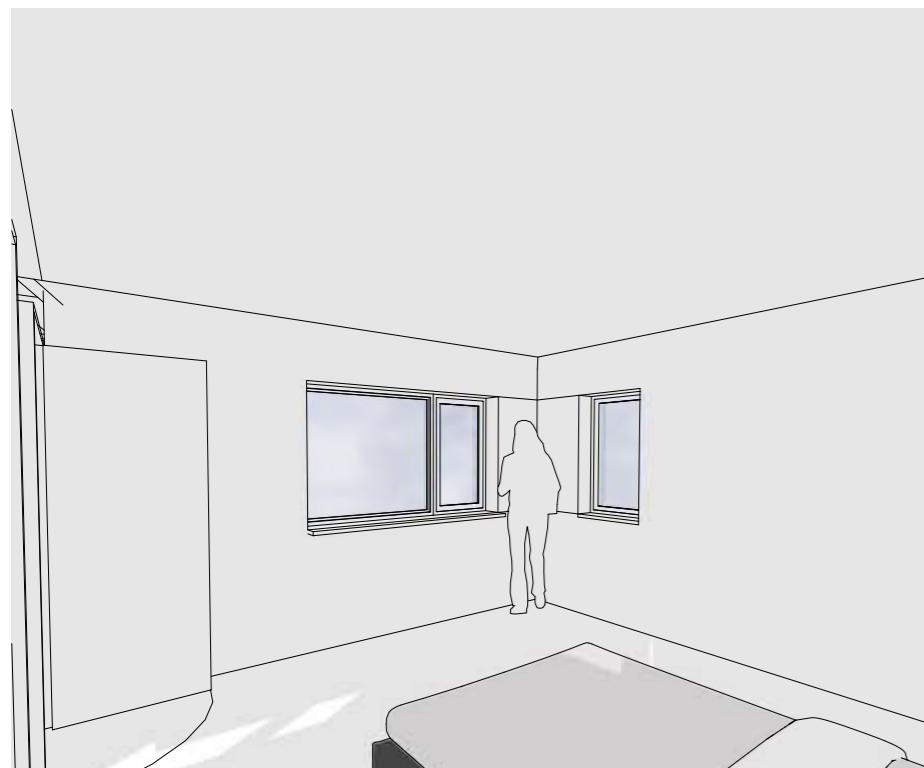
View to the front elevation and porch.



View from corner of side garden amenity area.



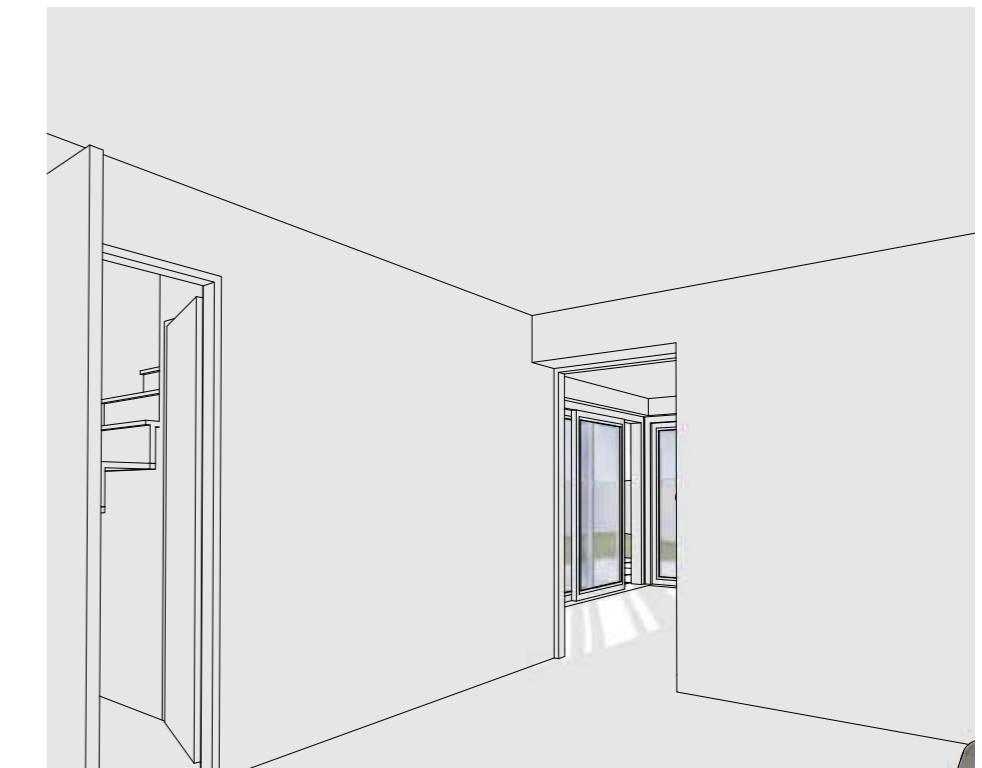
View to side extension.



View within first floor bedroom.



View towards garden from side extension.



View from existing living room towards side garden.

Address

1b Rectory Rd, Hayes,
UB3 2JJ

Client

Alia Jones

Date

March
2025

Drawing Title

As Proposed
3D Views

Project no./ Stage/

0452- PLA-

Drawing no./ Revision

64_B

Revision notes:

A - First Issue
B - Chamfered corner and brick cladding
14.05.25 RA

Drawn by: RA

MICHAEL OAKES ARCHITECTS LTD.

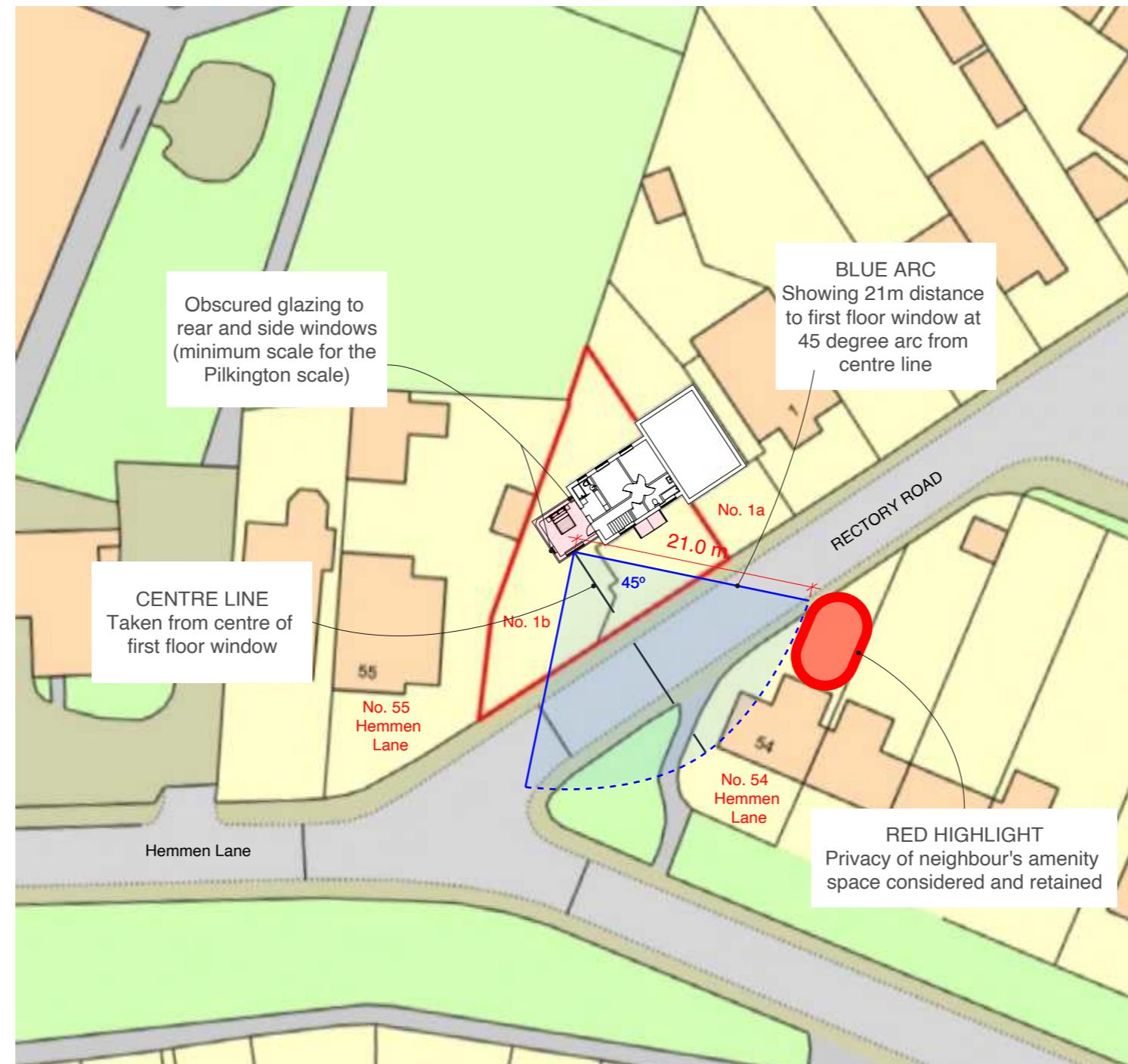
Michael Oakes (Director) B.A. Hons Arch, Dipl. Arch, Registered Architect

REGISTERED ARCHITECTS, DESIGNERS + ILLUSTRATORS

Telephone: 01895 235089 - E-mail: michaeloakesarchitect@googlemail.com

KEY

 = Proposed structure



Block Plan

Address

1b Rectory Rd, Hayes,
UB3 2JJ

Client

Alia Jones

Date

March
2025



1:500 @ A3

0 10 20 30 40 50m

Drawing Title

Block Plan

Showing privacy and visual amenity views

Project no./ Stage/

0452- PLA-

Drawing no./ Revision

65_B

Revision notes:

Drawn by: RA

A - First Issue
B - Chamfered corner and brick cladding
14.05.25 RA

Copyright © Michael Oakes Architects Ltd. 2023
Print all drawings in full colour at A3 size- Do not scale drawings