

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

- [Pink] = Proposed structure [Pink]
- [Blue] = Previous planning permissions on Ladygate Lane of a similar nature [Blue]

[Blue] Previously approved extensions to neighbouring properties



Reference images:
Passion flower (left)
Honeysuckle (right)

Trellis and post fence, nominally = 1.8x1.8m boards with 100x100mm H section posts (below)



Boundary treatment: long trellis and post fence planted with trailing passion flower and honeysuckle, to obscure massing for neighbours.

[Pink] footprint of new porch

Side access gate

Ladygate Lane

[Blue] Rear chimney stack removed

2x car parking spaces retained

Front boundary 1.8m high timber fence. Unopenable

[Pink] footprint of proposed

Hazel 3m height

2x Cypress at 8m tall in neighbours property

Garden patio - to match ground level adjacent to rear extension wall here

External steps to garden

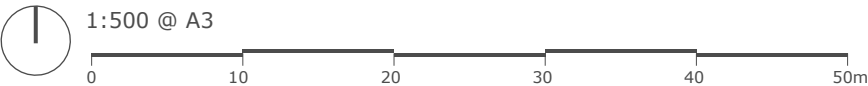
Rear garden (greenery retained)

Garden shed

2x conifers at 8/10m tall in neighbours property

Block Plan

Address Client Date
14 Ladygate Ln, Ruislip
HA4 7QU May 2026



Drawing Title
Location + Block Plan

Project no./ Stage/ Drawing no./ Revision
0473- PLA- 50_B
Revision notes: Drawn by: RA
A - First Issue

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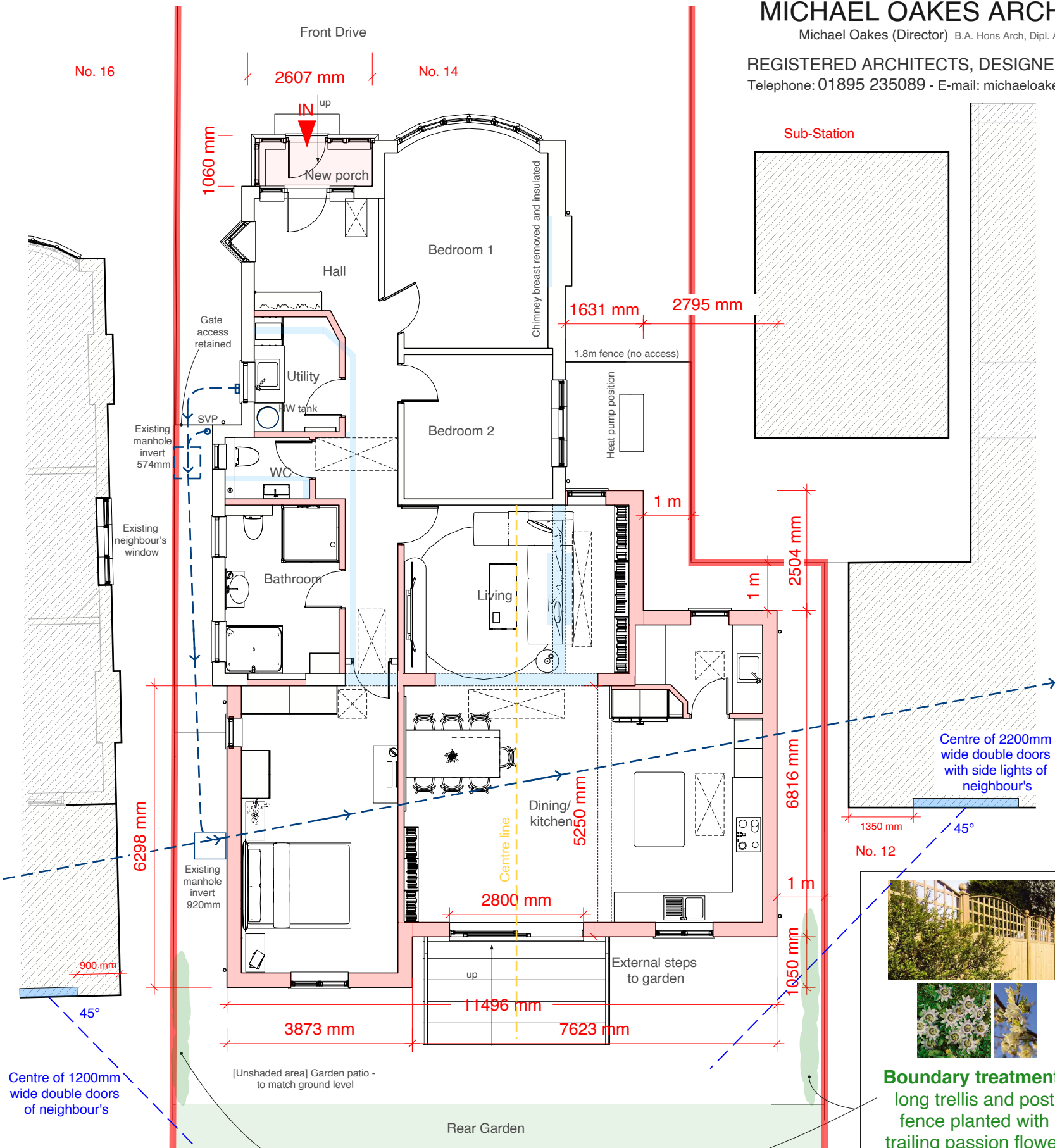
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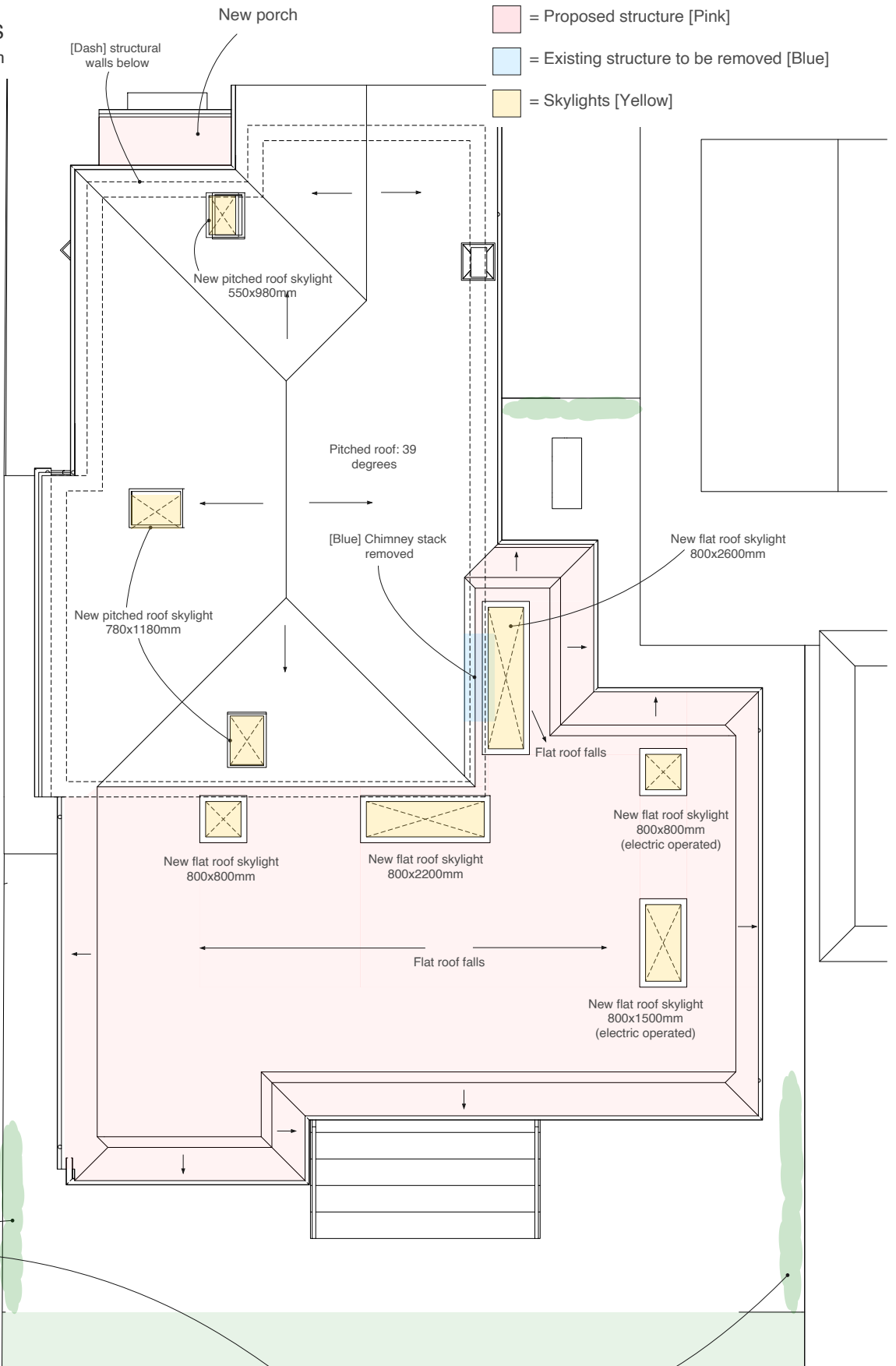
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KEY

- [X] = Skylight above [Fine Dash]
- [Pink] = Proposed structure [Pink]
- [Blue] = Existing structure to be removed [Blue]
- [Yellow] = Skylights [Yellow]



Ground Floor Plan



Roof Plan

Boundary treatment:
long trellis and post
fence planted with
trailing passion flower
and honeysuckle, to
obscure massing for
neighbours.

Address Client Date
14 Ladygate Ln, Ruislip
HA4 7QU May 2026

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

Drawing Title Project no./ Stage/ Drawing no./ Revision
As Proposed 0473- PLA- 51_B
Floor Plans
Revision notes: Drawn by: RA
A - First Issue

MATERIALS KEY:

- ① Roof tiles to match existing in material, colour and texture
- ② Soffit and fascia to match existing
- ③ Windows and doors to match existing in colour and material
- ④ Rough mix render (proprietary waterproof system) to match the existing in colour and texture

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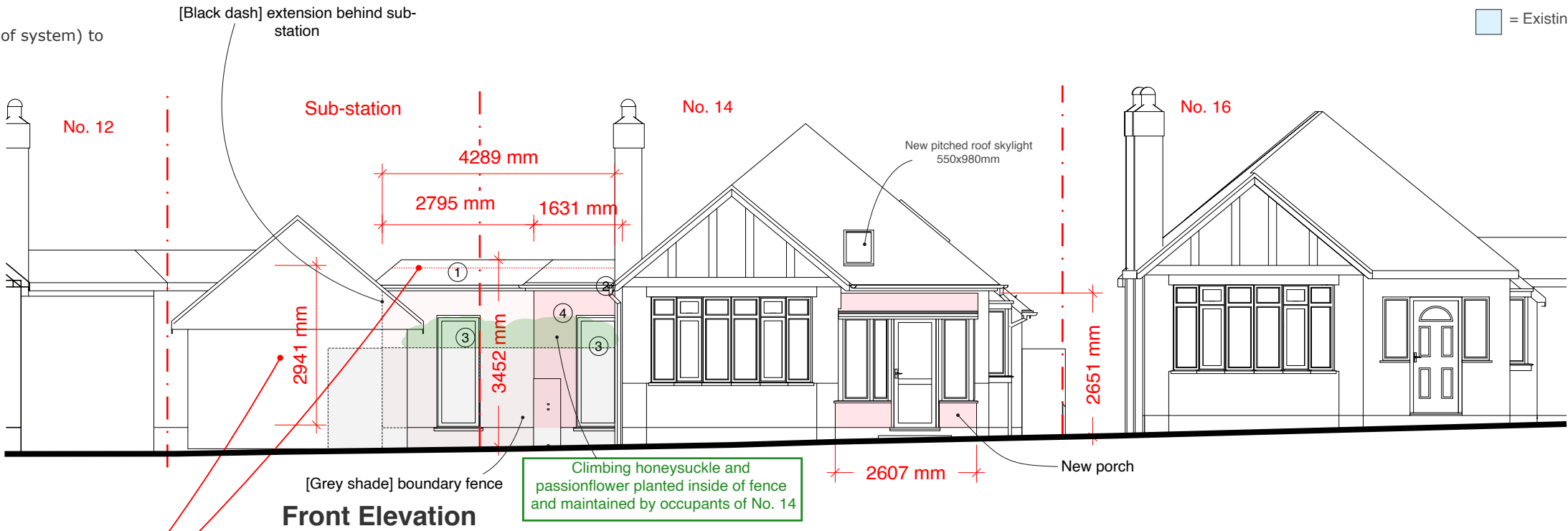
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KEY

[Yellow box] = Obscured glazing to windows (minimum Pilkington scale 4)

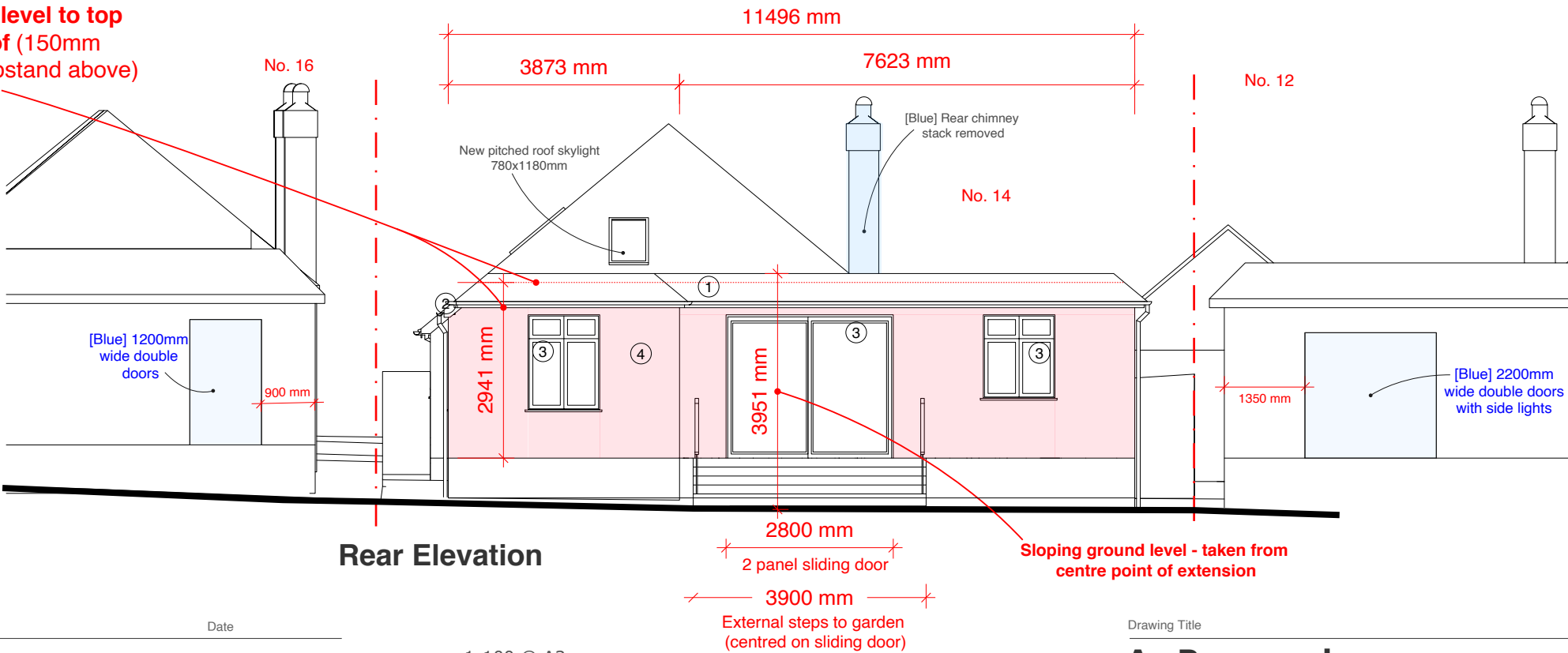
[Pink box] = Proposed structure

[Blue box] = Existing structure to be removed



IMPORTANT: Ground level slopes down towards No.12 as shown, heights will vary to ground level.
Ground-roof heights taken from centre points where possible.

[Dash] Height from finish floor level to top of flat roof (150mm crown roof upstand above)



Address: 14 Ladygate Ln, Ruislip HA4 7QU
Client: May 2026
Date: May 2026

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

Drawing Title: As Proposed Elevations

Project no./ Stage/ Drawing no./ Revision
0473- PLA- 52_B
Revision notes: Drawn by: RA
A - First Issue

MATERIALS KEY:

- ① Roof tiles to match existing in material, colour and texture
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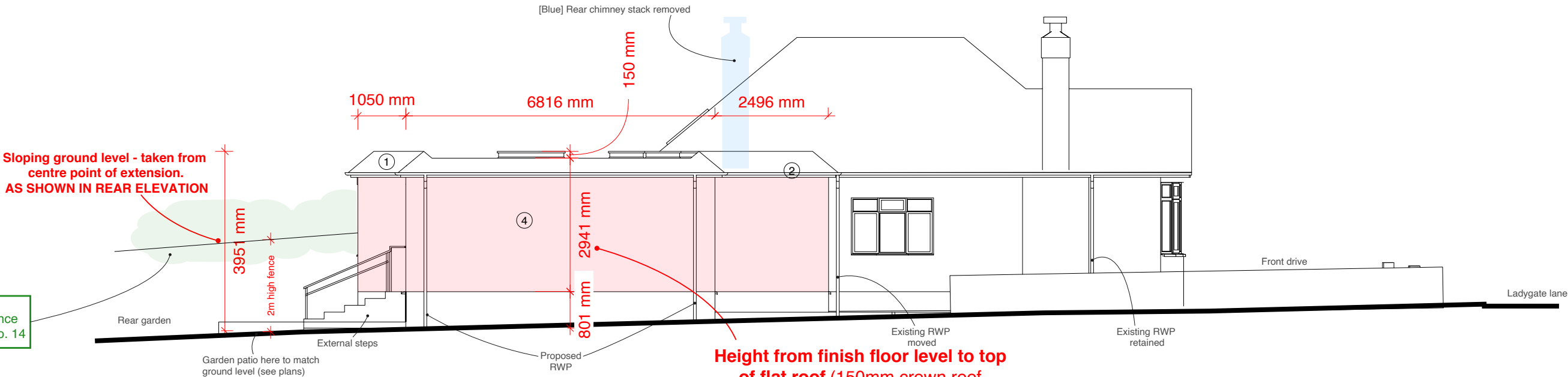
KEY

= Obscured glazing to windows (minimum Pilkington scale 4)

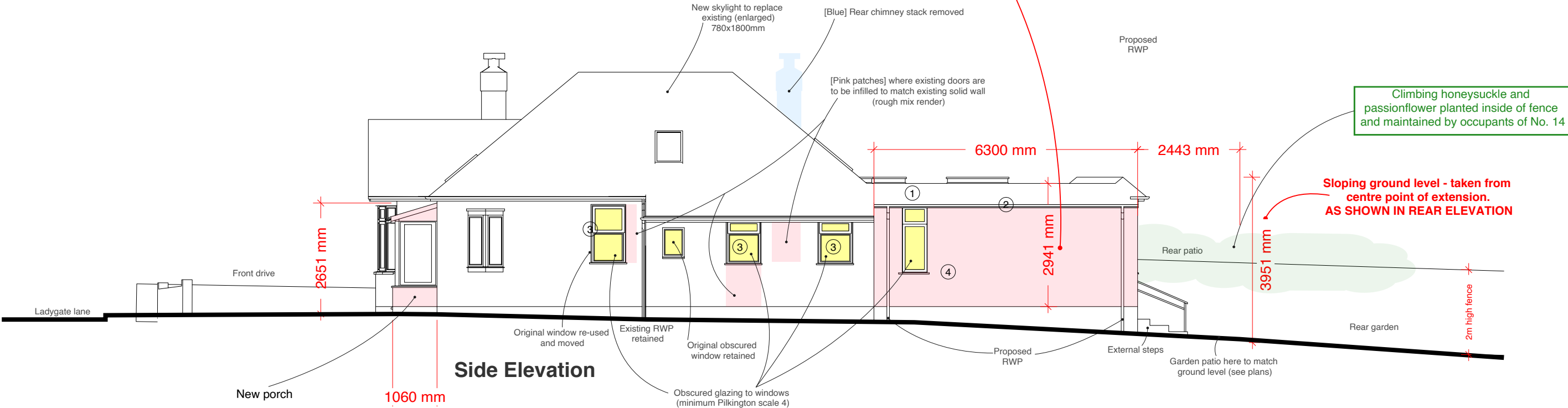
= Proposed structure

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IMPORTANT: Ground level slopes down towards No.12 as shown, heights will vary to ground level.
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Side Elevation



Side Elevation

Address: 14 Ladygate Ln, Ruislip HA4 7QU
Client: May 2026

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

Drawing Title: **As Proposed Elevations**

Project no./ Stage/ Drawing no./ Revision: 0473- PLA- 53_B
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Address Client Date
14 Ladygate Ln, Ruislip May 2026
HA4 7QU

Views from Ladygate Lane

Drawing Title
As Proposed
3D Exterior Views

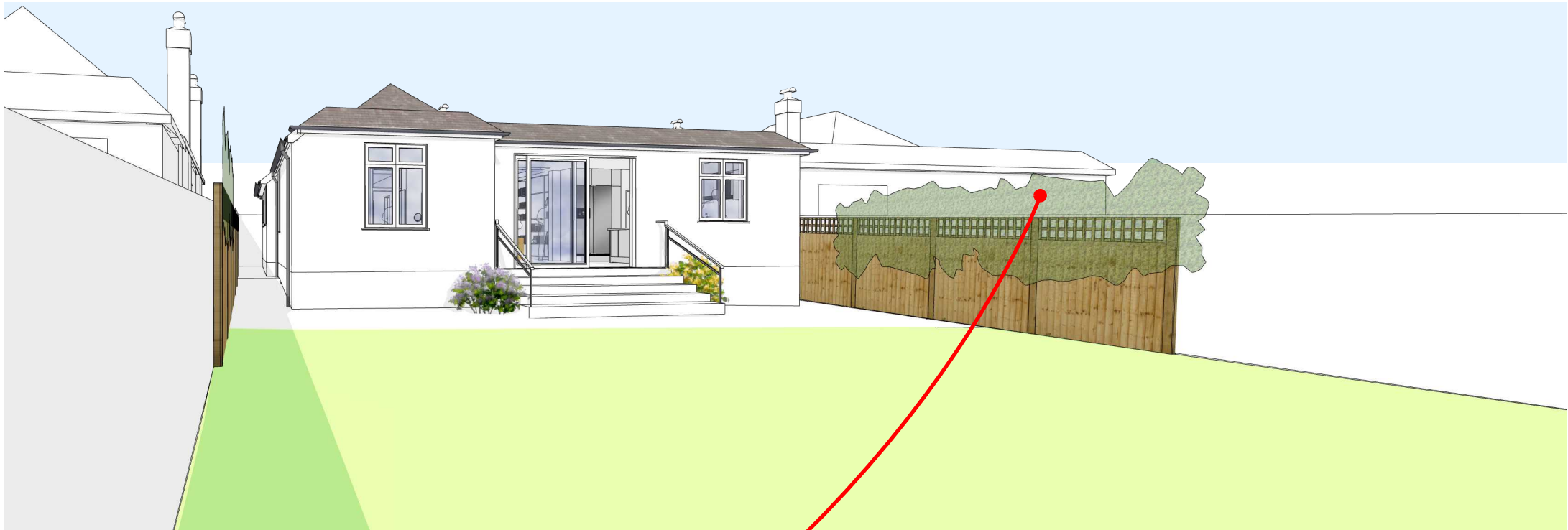
Project no./ Stage/ Drawing no./ Revision
0473- PLA- 54_A
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Reference images:
Passion flower (left)
Honeysuckle (right)

Trellis and post
fence, nominally =
1.8x1.8m boards
with 100x100mm H
section posts (below)



Boundary treatment: long
trellis and post
fence
planted with trailing passion
flower and honeysuckle, to
obscure massing for
neighbours.



Address
14 Ladygate Ln, Ruislip
HA4 7QU

Client
May 2026

Date

Views from rear garden

Drawing Title
As Proposed
3D Exterior Views

Project no./ Stage/
0473- PLA-

Drawing no./ Revision
55_A

Revision notes:
A - First Issue

Drawn by: RA

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Address Client Date
14 Ladygate Ln, Ruislip
HA4 7QU May 2026

Interior views

Drawing Title
As Proposed
3D Interior Views

Project no./ Stage/ Drawing no./ Revision
0473- PLA- **56_A**
Revision notes: Drawn by: RA
A - First Issue