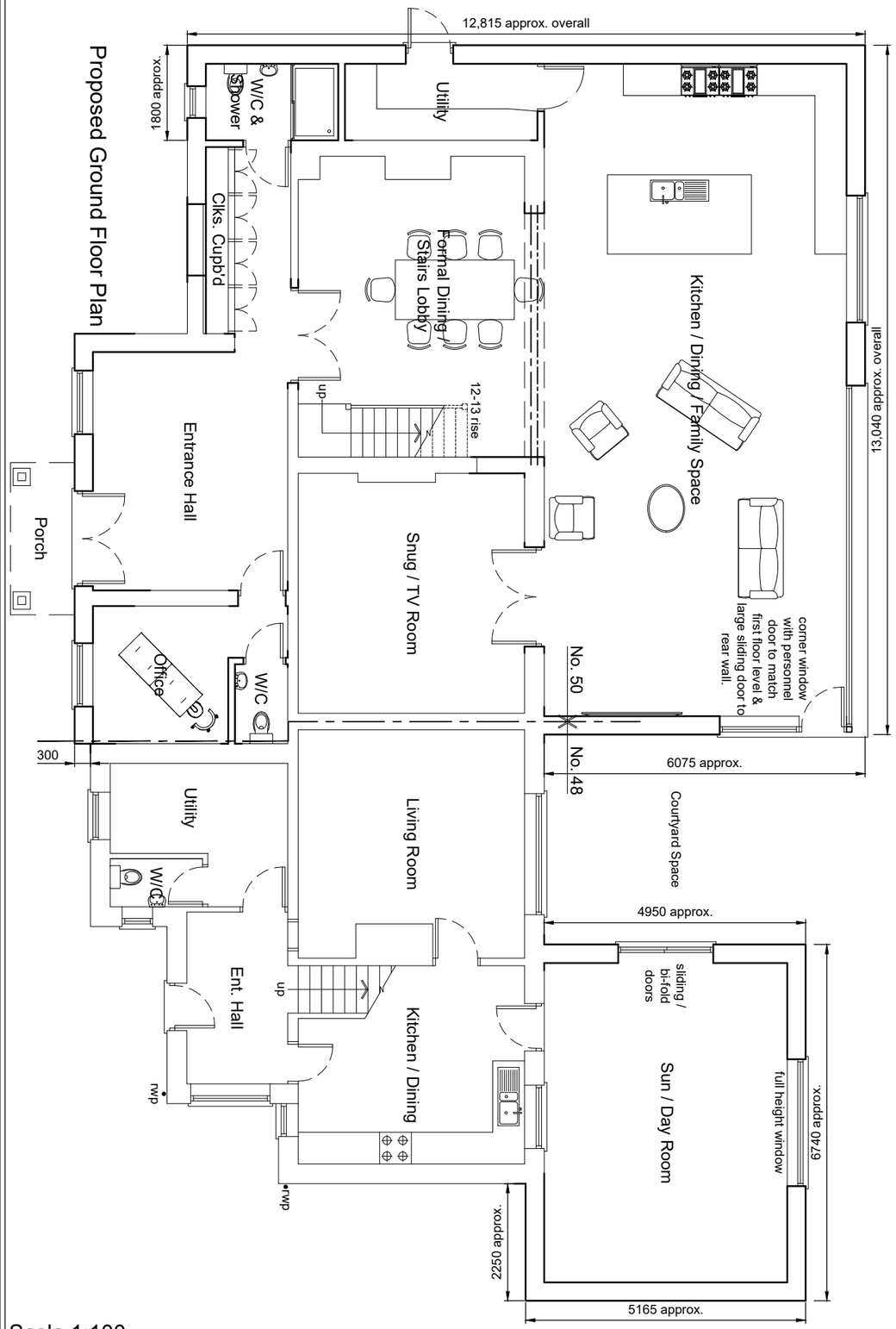
Revisions:

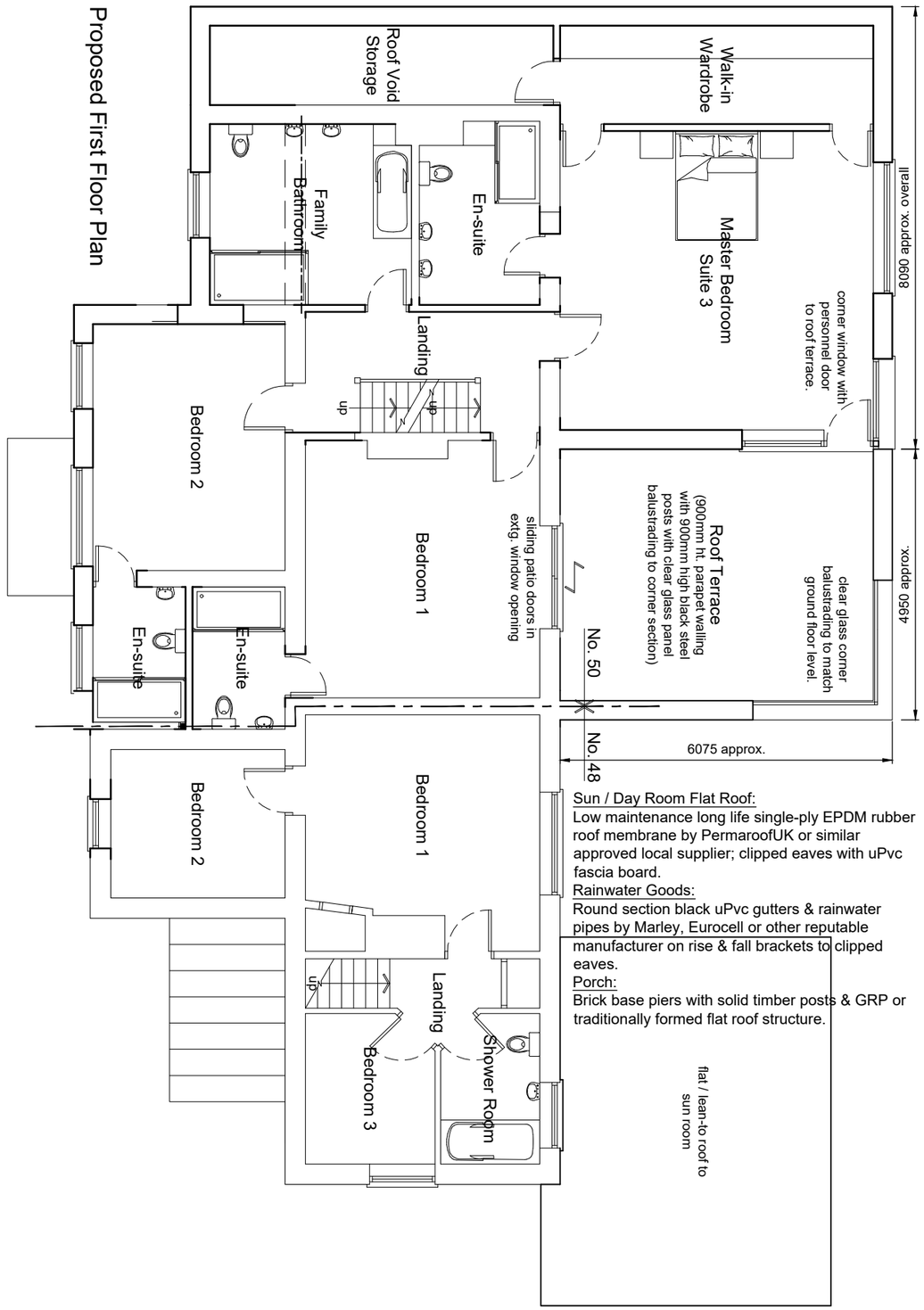
Rev a: 19/09/24 - Bedroom numbers altered to show as 2 houses.

Rev b: 28/04/26 - Roof material note changed from roof tiles to standing seam roof to accompany variation of condition application.

NOTE

1. Refer to figured dimensions, do not scale
2. The contractor must report any discrepancies to the Architect
3. All dimensions must be checked on site before proceeding
4. The Architects disclaim responsibility for variations made from this drawing without their written consent
5. Please ensure that there have been no additional revisions to this drawing before starting work
6. All products are to be used strictly in accordance with the manufacturer's instructions





Scale 1:100

0 1 2 3 4 5 10

PROPOSED MATERIALS:- [house & garage]

External Walls: (as noted on elevations)
2 course blue engineering bricks upto ground floor Dpc level with red / orange / buff / brown mix smooth faced brickwork slips by A.A.B. or similar approved locally sourced manufacturer, or stone slip cladding by Fernhill Stone, or hook & adhesive fixed stone cladding by Taylor Maxwell.
Horizontally fixed Canadian Red Cedar timber cladding where shown to first floor level, ('A' grade, FSC Certified) factory coated with anti-UV, anti-rot and anti-fungus protective oil / resin coating prior to being delivered to site.
All other walls in off-white / chalk silica render, smooth finish.

Windows, Panels & External Doors:
Double glazed in high quality slim-line frames matt black colour by Crittal or similar approved manufacturer.
Apex glazing to bespoke design with matt black blanking panels / curtain walling at floor levels.

Pitched Roofs:
~~Smooth Brown or Grey Plain Concrete Tiles by Marley roof tiles or similar approved manufacturer with clipped eaves detail.~~
0.7mm thick Greencoat by Cladco, 'Slate Grey' colour-coated galvanised steel or pre-coated aluminium standing seam roofing system 500mm wide sheet panels utilising hidden-fix snap-lock system with proprietary duo ridge, barge trims and eaves flashing into gutter - or similar approved manufacturer should chosen supplier become unsuitable on the grounds of delivery time / cost.

Flat Roof / Terrace:-
Inverted roof with lightweight concrete paving.

Terrace Balustrade:-
External wall partially built-up to form parapet wall with matt black steel posts & clear laminated glass panels to corner view.

Sun / Day Room Flat Roof:
Low maintenance long life single-ply EPDM rubber roof membrane by PermaroofUK or similar approved local supplier; clipped eaves with uPvc fascia board.

Sun / Day Room Flat Roof:
Low maintenance long life single-ply EPDM rubber roof membrane by PermaroofUK or similar approved local supplier; clipped eaves with uPvc fascia board.

Rainwater Goods:
Round section black uPvc gutters & rainwater pipes by Marley, Eurocell or other reputable manufacturer on rise & fall brackets to clipped eaves.

Porch:
Brick base piers with solid timber posts & GRP or traditionally formed flat roof structure.

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Client
Mr. & Mrs. C. Cox.

Project Title
No's 48 / 50 Woodhouse Road, Kilburn, Derbys, DE56 0NA.
Proposed 2-Storey & Single Storey Extensions with Internal Alterations.

Drawing Title
Proposed Ground & First Floor Plans.
-

Scale	1:100	Job No	1084
Date	August 2024	Dwg No	009
Drawn	RpB	Rev	b

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