

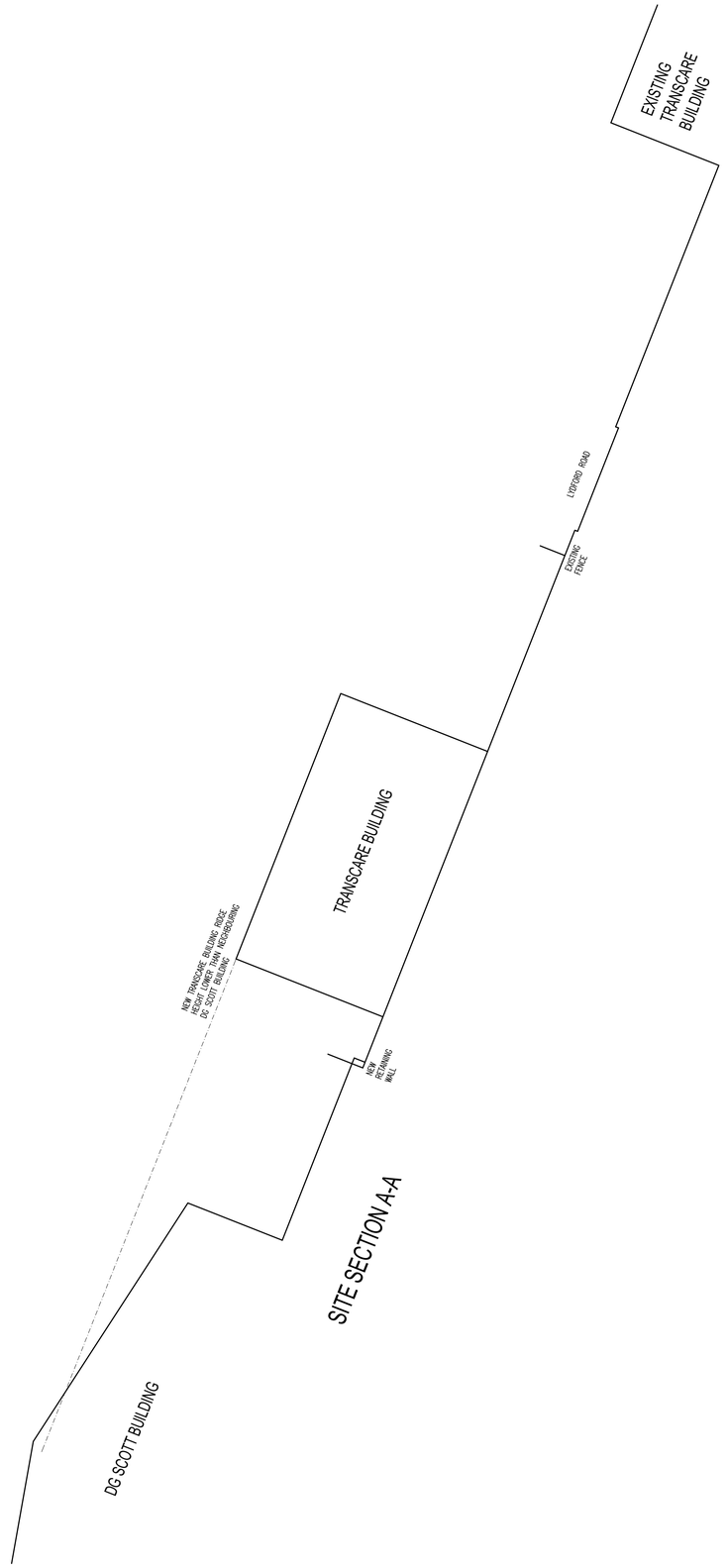

Revisions

Issue ID	Issue Name	Date	
P01	Planning Pre-App Issue	24-12-2025	MH
P02	Updated Planning Pre-App Issue	08-01-2025	MH
P03	Pre-App Submission	23-01-2026	MH
P04	Van parking removed	08-06-2026	MH

SUSTAINABILITY
aad architects are proud to be part of the **RIBA 2030 Climate Challenge**.

Please ask us how we can help to make your project more environmentally sustainable.

As a minimum standard we have agreed that every project we work on will incorporate the following:

- Our development proposals will always demonstrate how they will incorporate sustainable construction standards and techniques.
- We encourage the use of sustainable construction techniques that promote the reuse and recycling of building materials, maximise opportunities for the recycling and composting of waste on the development proposals, and to reduce CO2 emissions.
- We encourage all contractors and sub-contractors, and other relevant parties, to explore the potential to implement water recycling measures on a building or site-wide scale to significantly reduce mains water demand as part of all new developments.

aad Architects have also signed up to the SME Climate hub and have pledged to be at net zero at least 20 years before the UK as a whole. If you would like any information on this initiative and how we might help you to be involved, please just ask!

DUE TO EXTENTS OF STRUCTURAL WORKS REQUIRED A STRUCTURAL ENGINEER WILL BE REQUIRED TO PROVIDE DESIGN INFORMATION, CALCULATIONS AND METHOD STATMENTS FOR WORKS

All works must be in compliance with Structural Engineers details and calculations which must be approved by Building Control PRIOR to commencement of said works on site. Trial holes must be dug to assess existing ground conditions and information must be passed to a Structural Engineer for review to enable a suitable design of the proposed Foundations.

Supplementary Notes

- The above documentation is copyright© of aad Architects ltd and is not to be copied or duplicated without express written authorisation by a Director of aad Architects ltd.
- These notes are to be read in conjunction with all relevant Architectural Consultants drawings, and details, Structural Engineers details and calculations and all other specialist consultants' details and specifications.
- Drawing measurements shall not be obtained from scaling from the drawings.
- All dimensions are to be verified on site prior to construction.
- Any discrepancies are to be reported to aad Architects ltd immediately.
- All work to be carried out at the discretion of the Building Control Officer and is to comply with all relevant regulations.
- All services installed to comply with all relevant regulations and to the satisfaction of the Boards concerned.
- Any required calculations are to be provided by a certified Structural Engineer or Builder at least 28 days before commencement of said works. (Client responsibility)
- Client is responsible to ensure that builder is a competent tradesman, experienced inconstruction work of this nature and that all aspect of their work is carried out to the highest quality with appropriate insurances in place.
- Appointment of the Principal Designer under CDM regulations 2015 and completion of HSE F10 (where applicable) is the responsibility of the Client.
- All drawings and associated information are stamped to indicate their use and their use is limited as such. Should Building works be procured from this information alone, the Clients chosen Contractor is to assume all design liability from this point forward.

aad Architects ltd accepts no responsibility for work not carried out to current relevant regulations, codes of practice and British / European standards. This includes ALL the requirements of the Building Inspector, including those requirements not specified on aad Architects ltd plans and associated documentation.

Note:
Surrounding contextual buildings and information are based on received ordinance survey drawings and are shown for illustrative purposes only. Indicative site boundary is subject to legal confirmation

Note:
Information is based on OS map and received information and is subject to full topographical survey.
Indicative site boundary and site constraints subject to legal confirmation.
All Legal easements and extent of existing underground services locations are subject to confirmation.

aad architects
Planning
Units 11/12 South Street
Park Hill
Sheffield
S2 5QX
T: +44 (0)114 275 9896
E: home@aadarchitects.co.uk

Client Details
Transcare Ltd

1-2 Lydford Road,
Alfreton DE55 7RQ

Extension to Existing Industrial Unit & Re-organisation of Internal Space

Proposed Site Plan & Section

scale(s) 1:200 @ A1

date	drawn	checked
May 2025	MH	PN

Job Number: 025-064

Document Number:
Project Company Zone Level Type Role Lay/D RevID
025064-AAD-01-ZZ-DR-A-008-P04

This document and its design content is copyright ©. It shall be read in conjunction with all other associated project information including models, specifications, schedules and related consultants documents. Do not scale from documents. All dimensions to be checked on site. Immediately report any discrepancies, errors or omissions on this document to the Originator. If in doubt ASK. Where this document has been printed at a paper size not indicated on the drawing the user should be aware that scales will also vary and care should be taken when viewing these drawings.