

NOTE:

PARTY WALL:
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BUILDING OVER OR CLOSE TO PUBLIC SEWER:
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DO NOT SCALE FROM THIS DRAWING.DIMENSIONS STATED ARE FOR GUIDANCE ONLY, CONTRACTOR TO VERIFY ALL BOUNDARY POSITIONS AND DIMENSIONS ON SITE PRIOR TO COMMENCING ANY WORKS,MAKING WORKSHOP DRAWINGS OR OBTAINING ANY MATERIALS.

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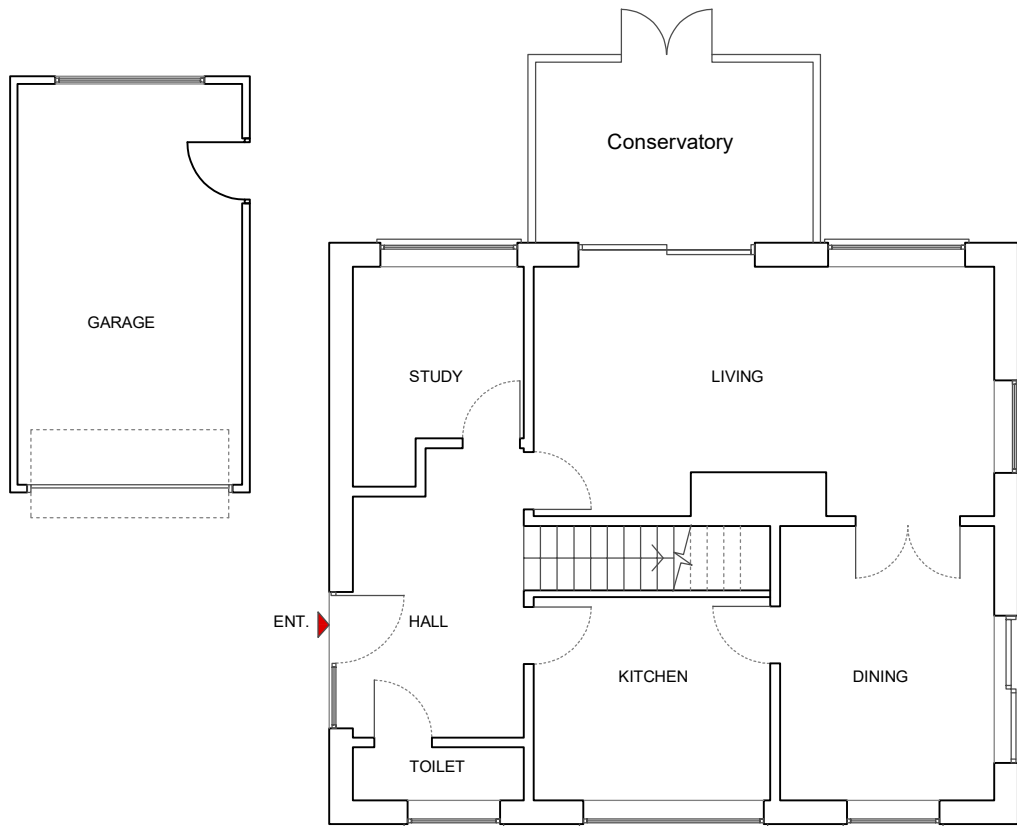
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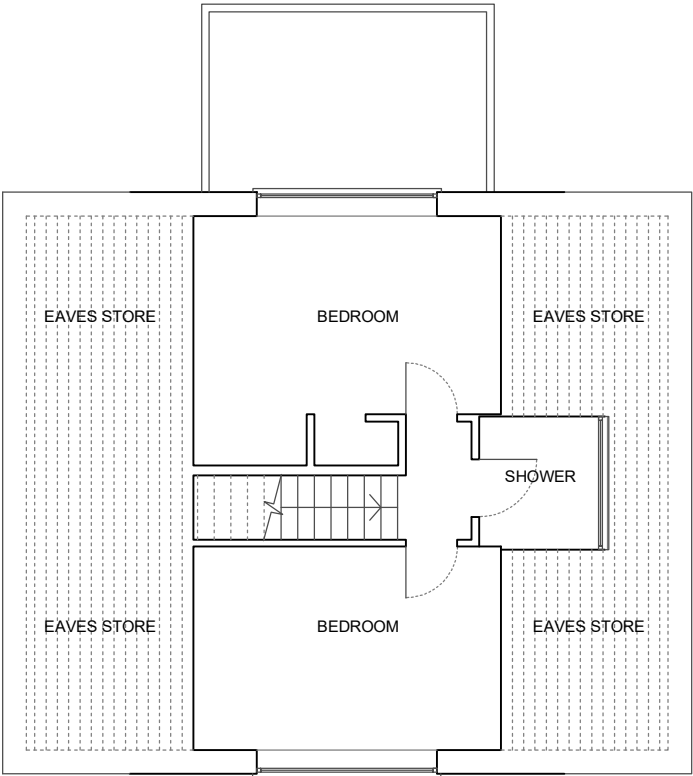
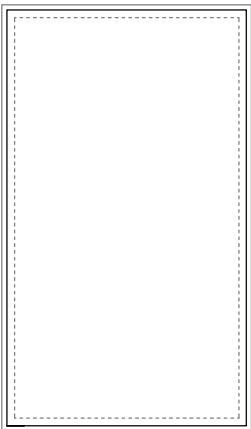
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- Support of Beam
- Insertion of DPC through wall
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- Demolition and rebuilding
- Underpinning
- Insertion of lead flashing
- Excavation within 3m of an existing structure where new foundations or within 6m of an existing structure where the new foundations are within a 45 degree line of the adjoining foundations.

A Party Wall Agreement is required to be in place prior to construction work on site.



GROUND FLOOR PLAN AS EXISTING
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG



LOFT PLAN AS EXISTING
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG

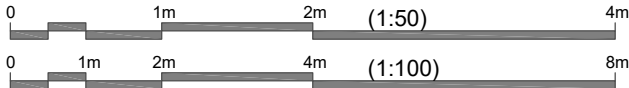
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P L A N N I N G I S S U E

PROJECT			
REAR & FIRST FLOOR EXTENSION AT 51 SIMONS LN, WINNERSH, BERKS - RG41			
DRAWING TITLE			
EXISTING GROUND & FIRST FLOOR PLAN			
REV.	DATE	DESCRIPTION	
DWG NO:	PL/A713/01	SCALE	1:100 @ A3
DATE	SEP. 2025	DRAWN BY	MQ



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FRONT ELEVATION AS EXISTING
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG



REAR ELEVATION AS EXISTING
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG



SIDE 01 ELEVATION AS EXISTING
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG



SIDE 02 ELEVATION AS EXISTING
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG

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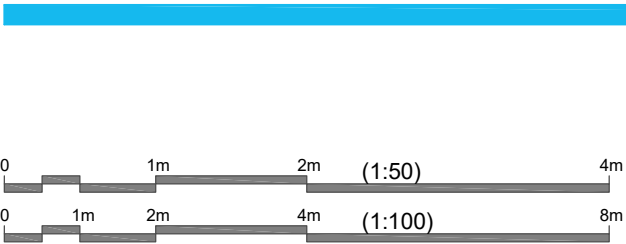
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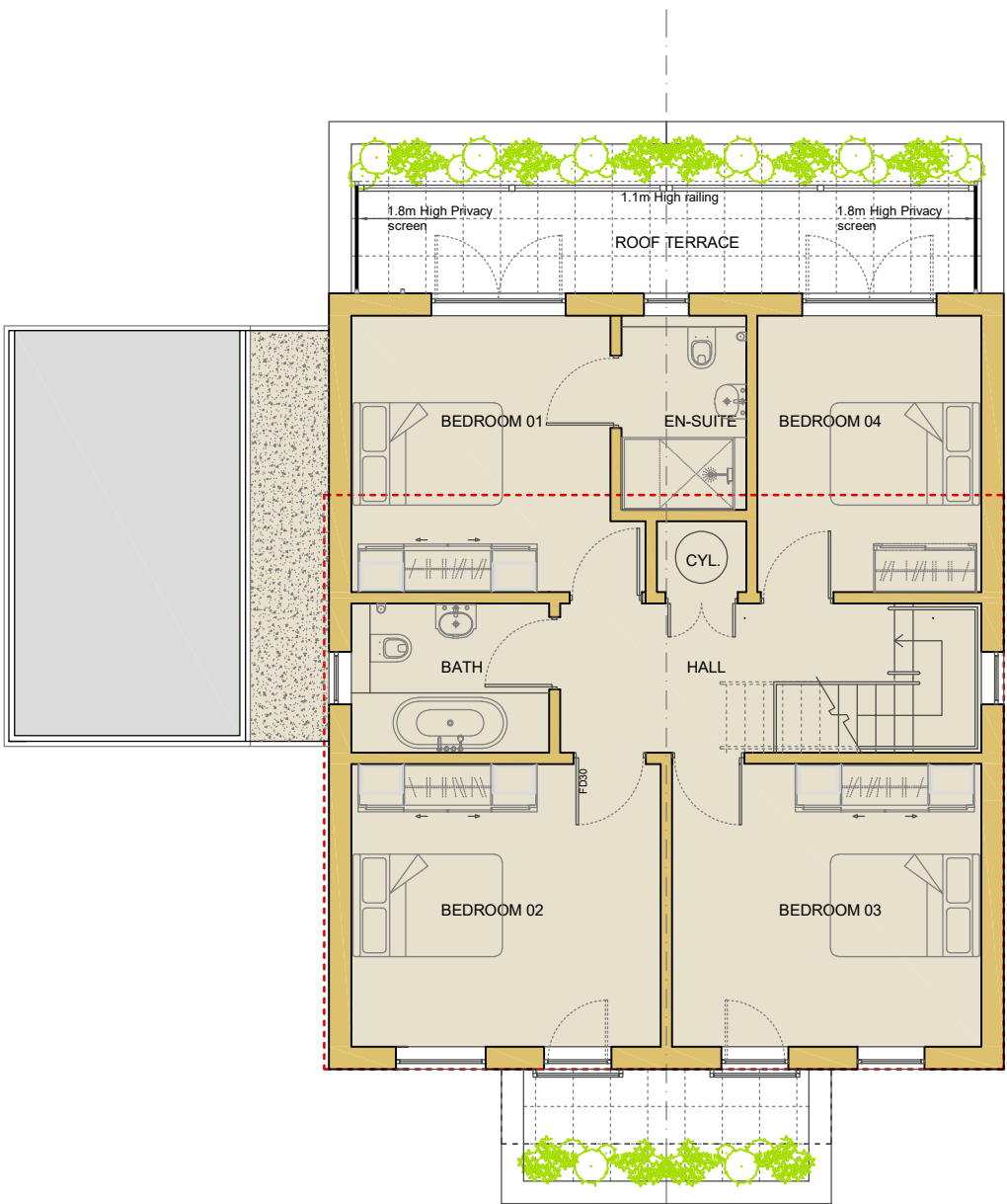


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P L A N N I N G I S S U E					PROJECT	
REV.		DATE	DESCRIPTION		REAR & FIRST FLOOR EXTENSION AT	
DWG NO:		PL/A713/02	SCALE	1:100 @ A3	51 SIMONS LN, WINNERSH, BERKS - RG41	
DATE		SEP. 2025	DRAWN BY	MQ	DRAWING TITLE	
					EXISTING ELEVATIONS	



GROUND FLOOR PLAN AS PROPOSED
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG



FIRST FLOOR PLAN AS PROPOSED
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG

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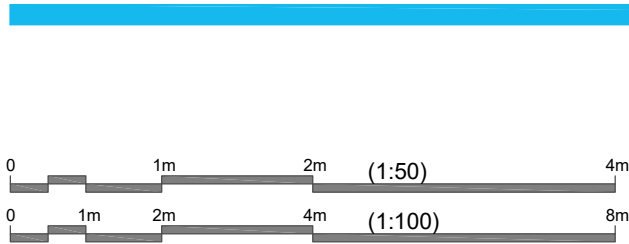
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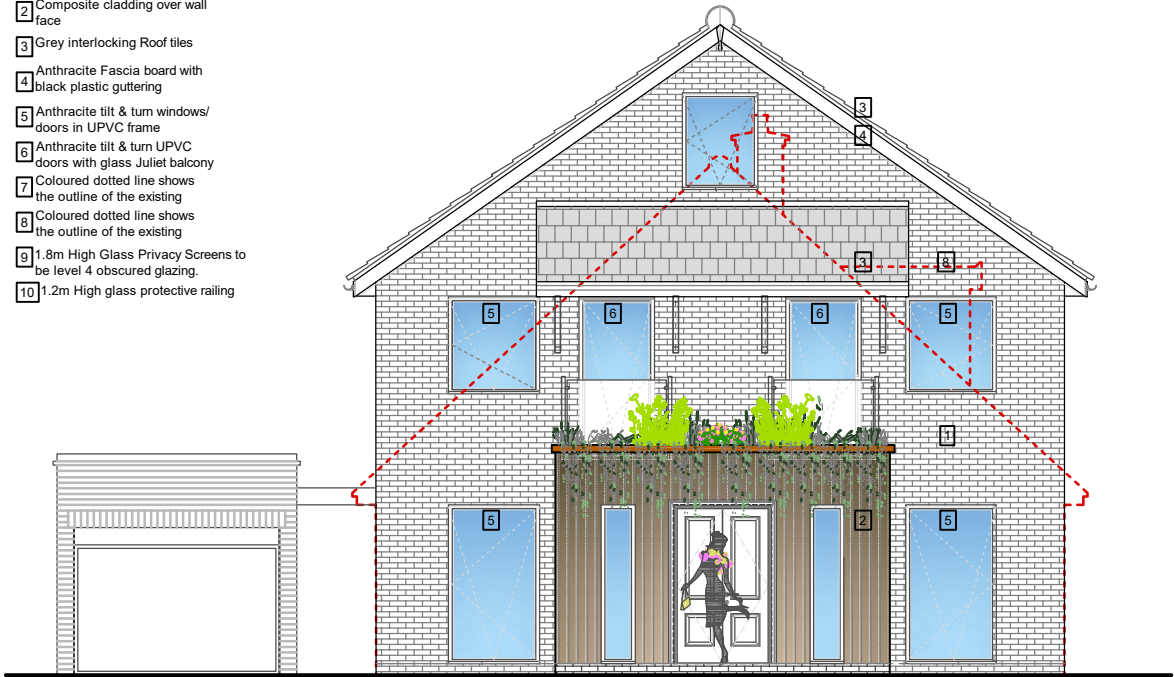
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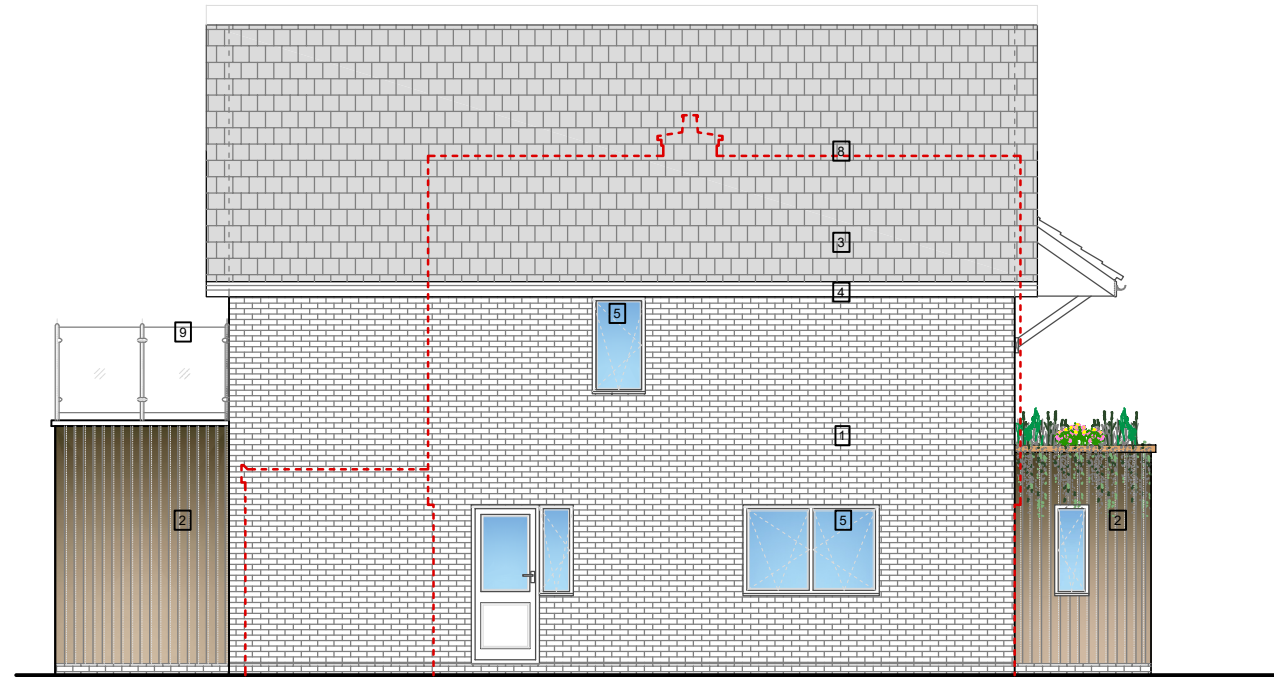
P L A N N I N G I S S U E				PROJECT	
				REAR & FIRST FLOOR EXTENSION AT	
				51 SIMONS LN, WINNERSH, BERKS - RG41	
				DRAWING TITLE	
				PROPOSED GROUND & FIRST FLOOR PLAN	
REV.	DATE	DESCRIPTION		DWG NO:	PL/A713/03
				SCALE	1:100 @ A3
DATE	SEP. 2025	DRAWN BY	MQ		

- 1 Facing brickwork to match existing
2 Composite cladding over wall face
3 Grey interlocking Roof tiles
4 Anthracite Fascia board with black plastic guttering
5 Anthracite tilt & turn windows/ doors in UPVC frame
6 Anthracite tilt & turn UPVC doors with glass Juliet balcony
7 Coloured dotted line shows the outline of the existing
8 Coloured dotted line shows the outline of the existing
9 1.8m High Glass Privacy Screens to be level 4 obscured glazing.
10 1.2m High glass protective railing



FRONT ELEVATION AS PROPOSED

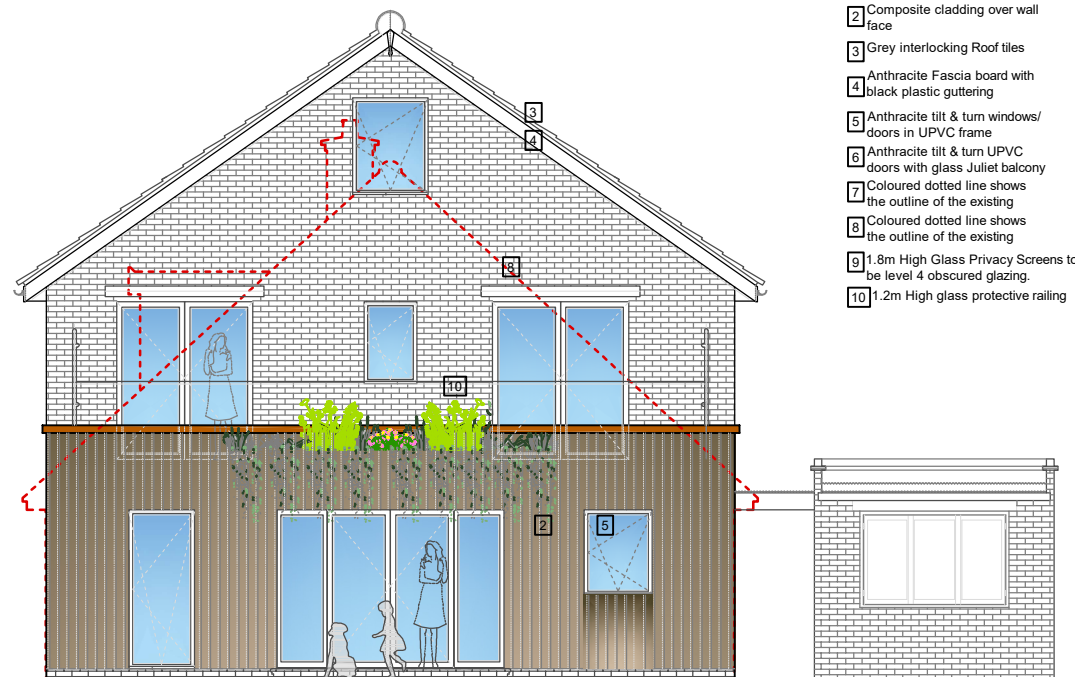
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG



SIDE ELEVATION AS PROPOSED

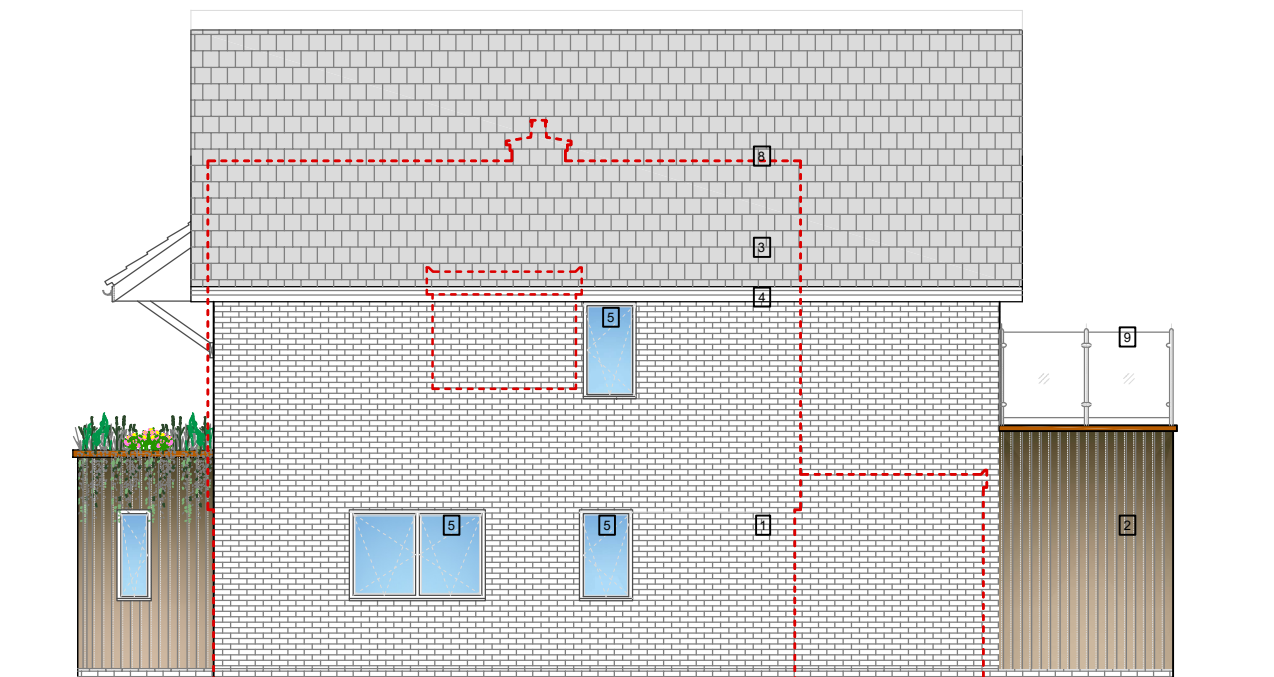
51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG

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6 Anthracite tilt & turn UPVC doors with glass Juliet balcony
7 Coloured dotted line shows the outline of the existing
8 Coloured dotted line shows the outline of the existing
9 1.8m High Glass Privacy Screens to be level 4 obscured glazing.
10 1.2m High glass protective railing



REAR ELEVATION AS PROPOSED

51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG



SIDE ELEVATION AS PROPOSED

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P L A N N I N G I S S U E

PROJECT			
REAR & FIRST FLOOR EXTENSION AT 51 SIMONS LN, WINNERSH, BERKS - RG41			
DRAWING TITLE			
PROPOSED ELEVATIONS			
REV.	DATE	DESCRIPTION	
DWG NO:	PL/A713/04	SCALE	1:100 @ A3
DATE	SEP. 2025	DRAWN BY	MQ

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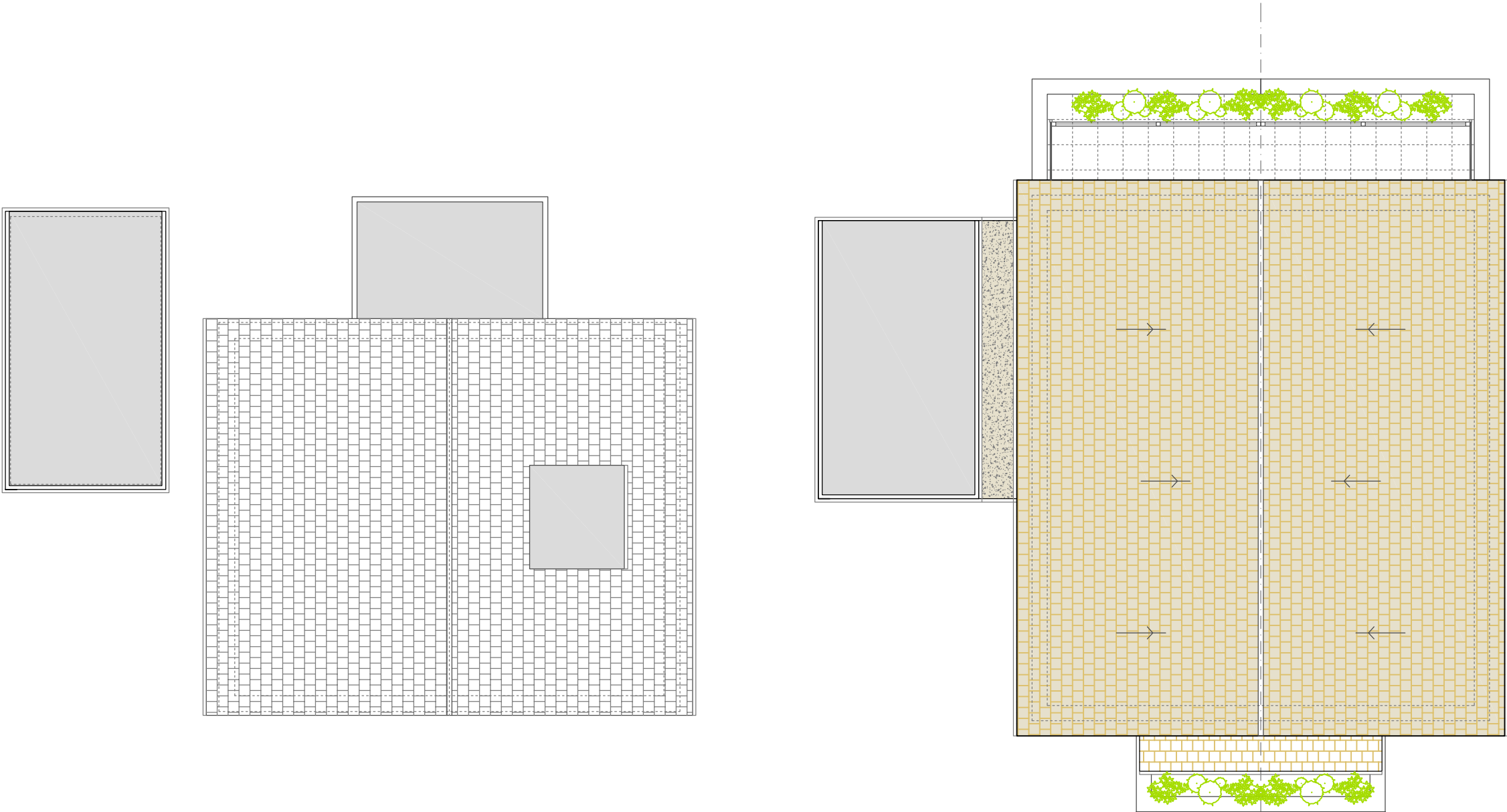
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ROOF PLAN AS EXISTING

51 SIMON'S LANE, WINNERSH, BERKS - RG41 3HG

ROOF PLAN AS PROPOSED

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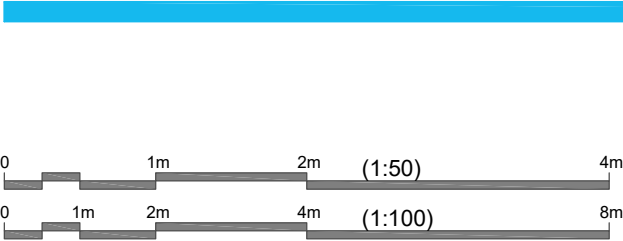
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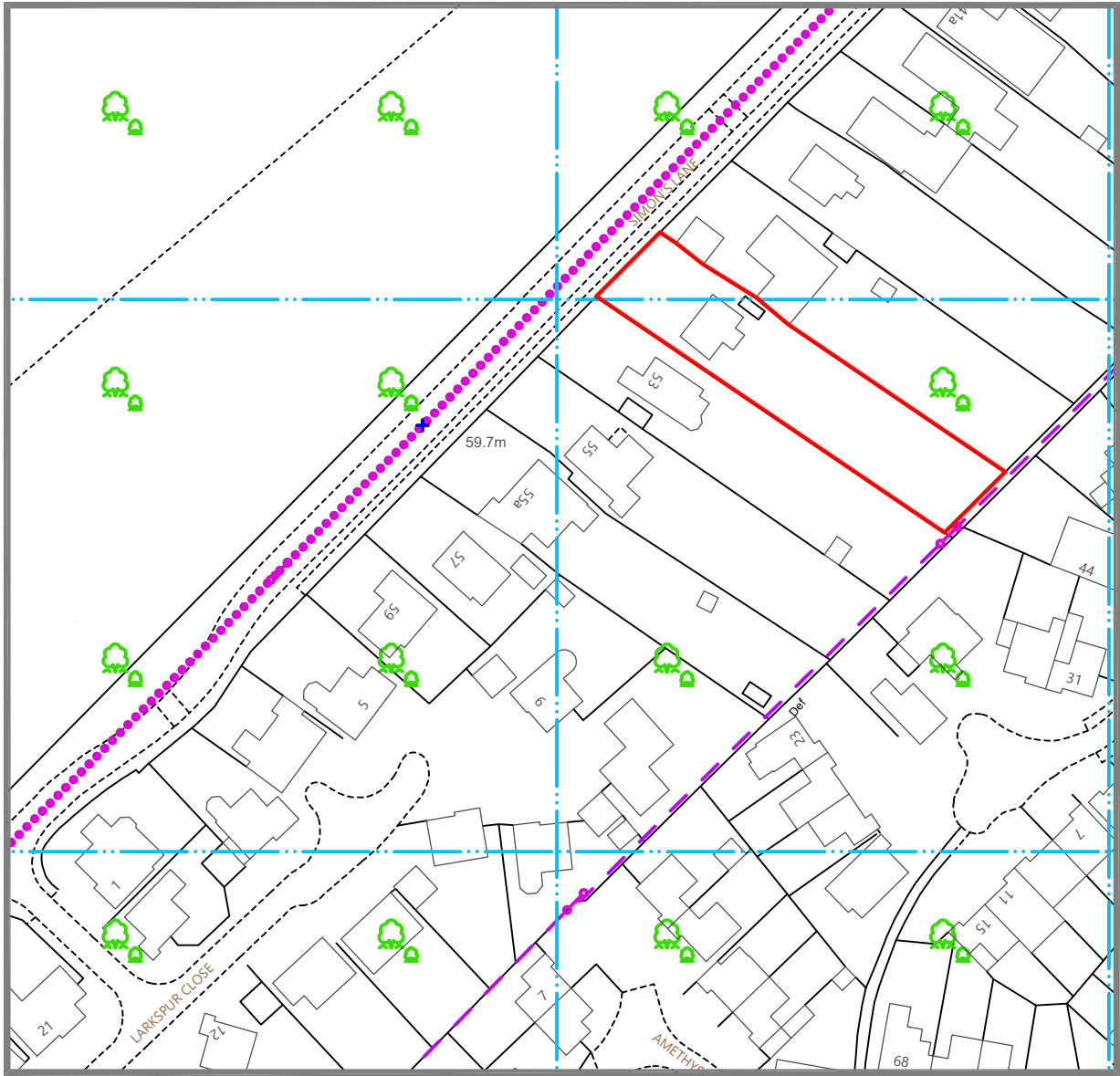
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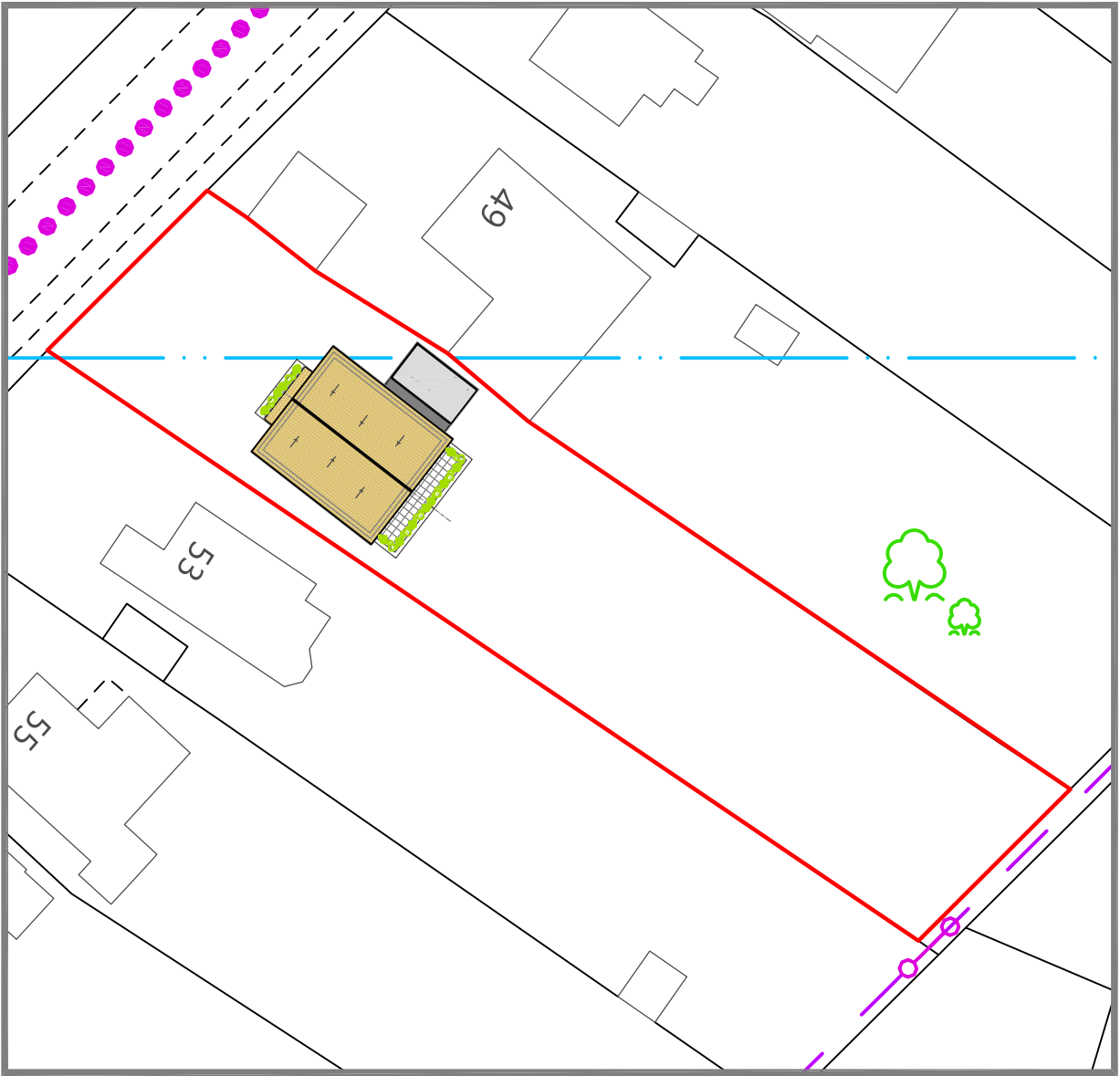
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- Support of Beam
- Insertion of DPC through wall
- Raising a wall or cutting off projections
- Demolition and rebuilding
- Underpinning
- Insertion of lead flashing
- Excavation within 3m of an existing structure where new foundations or within 6m of an existing structure where the new foundations are within a 45 degree line of the adjoining foundations.

A Party Wall Agreement is required to be in place prior to construction work on site.



LOCATION PLAN
SCALE 1:1250



SITE PLAN
SCALE 1:500

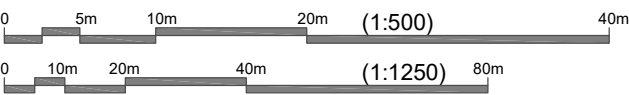


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KEY:

EXISTING PROPOSED



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P L A N N I N G I S S U E					
					PROJECT REAR & FIRST FLOOR EXTENSION AT 51 SIMONS LN, WINNERSH, BERKS - RG41
REV.	DATE	DESCRIPTION			
DWG NO:	PL/A713/06	SCALE	1:100 @ A3		DRAWING TITLE LOCATION MAP & PROPOSED BLOCK PLAN
DATE	SEP. 2025	DRAWN BY	MQ		