Notes

All dimensions and levels on site are to be checked prior to commencement of work

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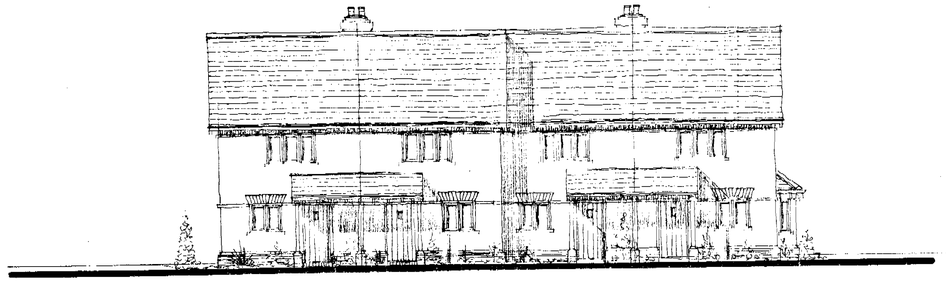
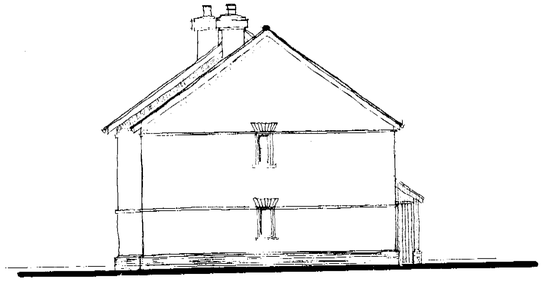
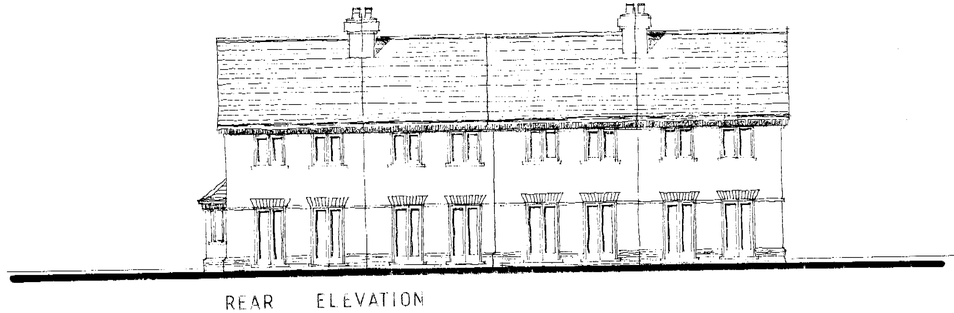


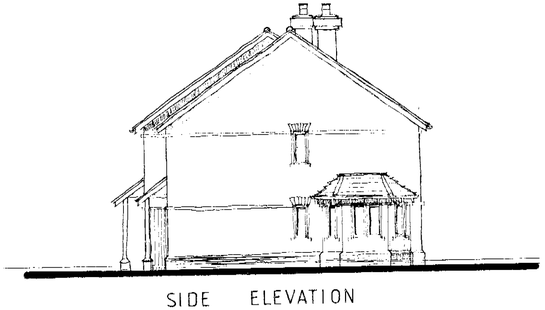
FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION



SIDE ELEVATION

MATERIALS

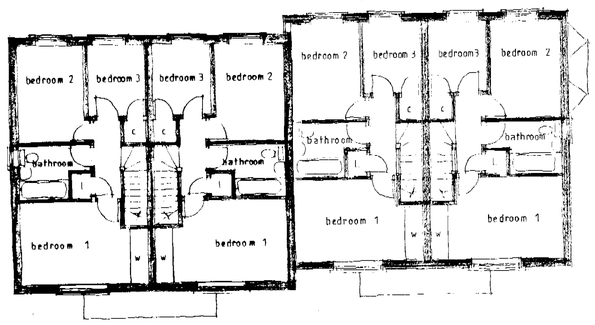
ROOF : CONCRETE INTERLOCKING TILES ALL TO BE ALREADY

WALLS : FACE BRICKWORK WITH CONTRASTING BRICK STRIPS LINTOLS AND SOFFITS CANOPY CANOPIES.

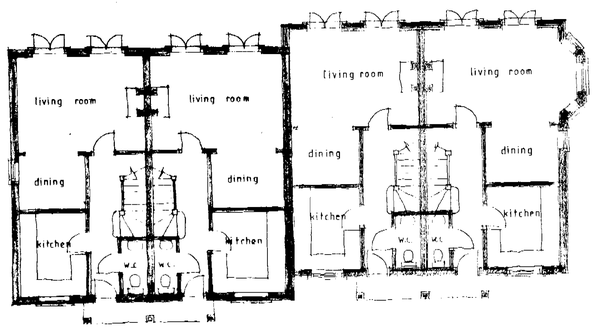
WINDOWS WHITE CHATTOR STYLE WINDOWS

DRIVE CARS EAVES DETAIL WITH STAINED TIMBER FEET

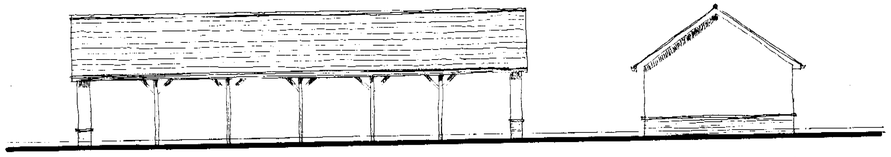
GARAGE INTERNAL FLOOR AREA = 53.80 M² = 897 FT²



FIRST FLOOR

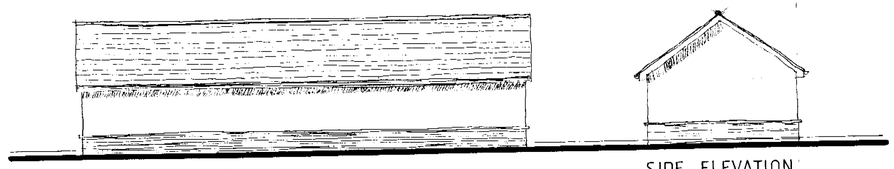


GROUND FLOOR



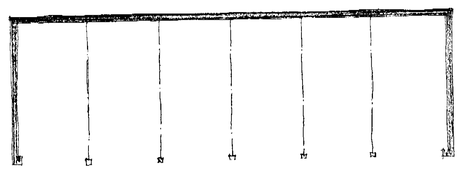
FRONT ELEVATION

SIDE ELEVATION



REAR ELEVATION

SIDE ELEVATION



CARPORT PLAN

D : CAR PORT DETAILS ADDED 26.4.2002.

C : UNITS SHOWN STAGGERED AND BUILT STYLES REMOVED TO REAR OF UNITS 26.11.2001

B : GIVES FLOOR AREAS ADDED 23.10.2001

A : 1 No BEDROOMS UNITS OMITTED AND REPLACED BY TWO THREE BEDROOM UNITS 6.9.2001

Project: Proposed residential development
415-445 Wokingham Road
EARLEY
Berks

Client: Bancroft Developments Ltd

Drawing: PLANS and ELEVATION
Plots 39-42

Scale: 1:100 Date: May 2001

The Edwards Irish Partnership
Architects & Surveyors
36 Langborough Road, Wokingham, Berks. RG40 2EH
Tel: 0118 989 1400 Fax: 0118 989 1401 E-mail: the.eip@virgin.net

Job 1408 Dwg. 11 D

Notes

All dimensions and levels on site are to be checked prior to commencement of work

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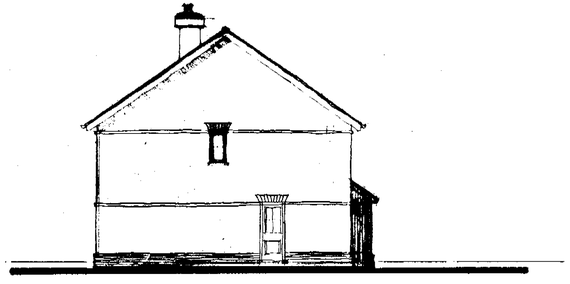
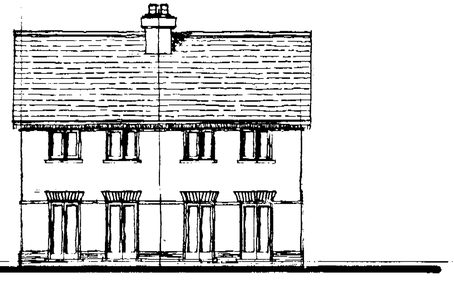
Do not scale this drawing.



FRONT ELEVATION



SIDE ELEVATION



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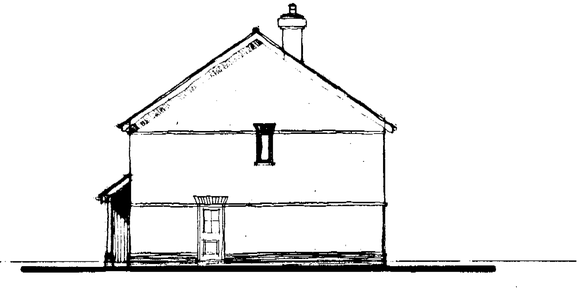
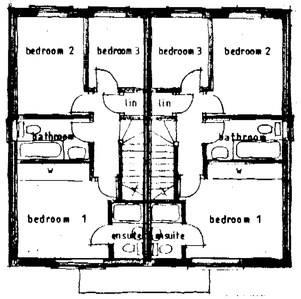
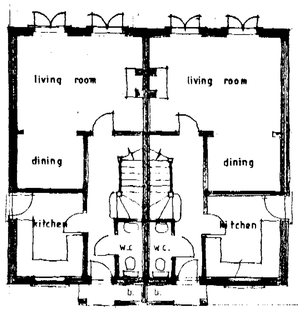


SIDE ELEVATION



FIRST FLOOR



GROUND FLOOR

MATERIALS

01 MAY 2002 6508

ROOF : INTERLOCKING CONCRETE TILES ALL TO BE AGREED.

WALLS : FACE BRICKWORK WITH CONTRASTING FACE BRICK PLINTH LINTOLS AND STRING COURSE

WINDOWS : WHITE COTTAGE STYLE WINDOWS.

EAVES : OPEN EAVES WITH STAINED RAFTER FEET.

A : GROSS FLOOR AREAS ADDED 29:10:2001

Project
Proposed residential developments
415 - 445 Wokingham Road
EARLEY
Berks

Client
Bancroft Developments Ltd

Drawing
PLANS and ELEVATIONS
Plots 13 and 14

Scale 1:100 Date June 2001

The Edwards Irish Partnership
Architects & Surveyors
36 Langborough Road, Wokingham, Berks. RG40 2BT
Tel: 0118 989-4403 Fax: 0118 989-4383 E-mail: the.eip@virgin.net

Job 1408 Dwg. 14 A

Rapidos DS (UK) 99811

Notes

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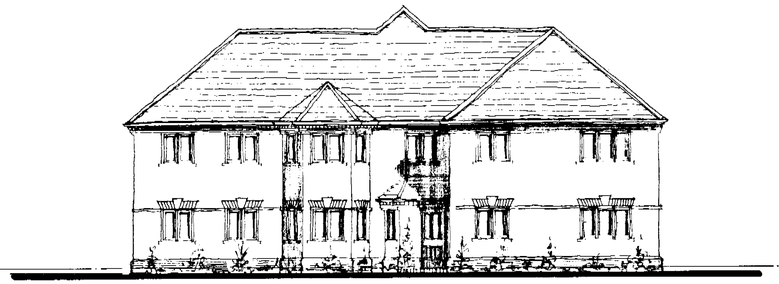
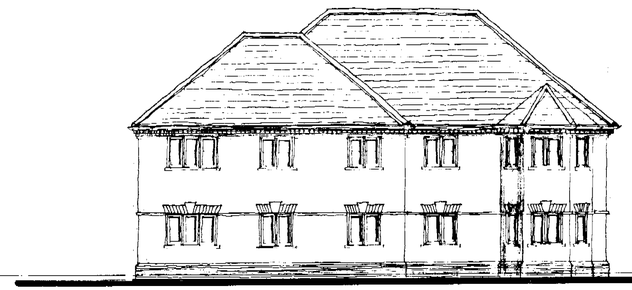


FRONT ELEVATION



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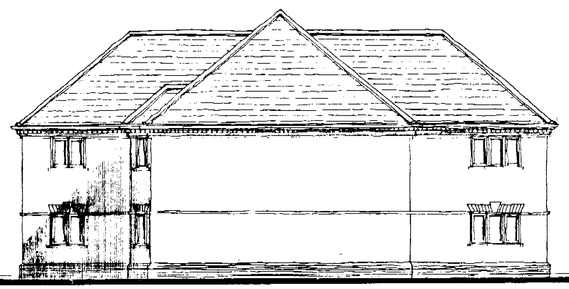

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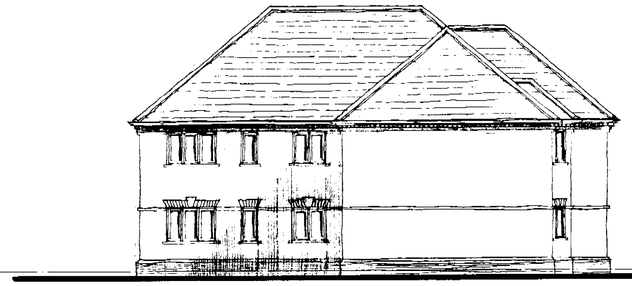


SIDE ELEVATION

MATERIALS

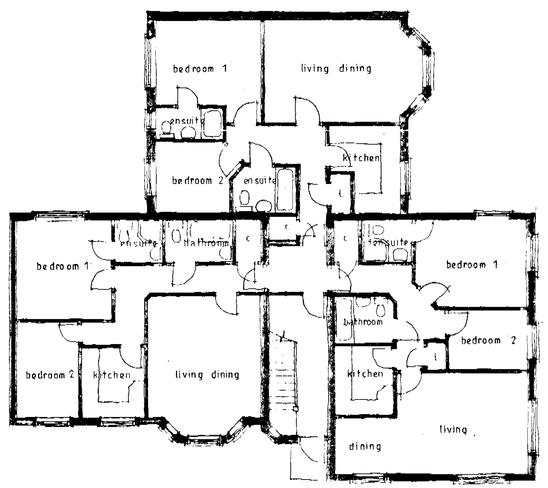
ROOF : CONCRETE INTERLOCKING TILES ALL AS BS

WALLS : FACE BRICKWORK WITH CONTRASTING BRICK PLINTH UNDER WINDOWS AS EXISTING WITH DENTIL COURSE

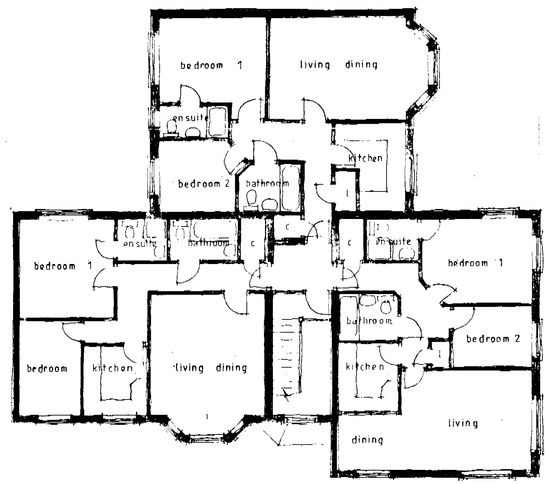
WINDOWS : WHITE COTTAGE STYLE WINDOWS

EAVES : FACE BRICK DENTIL COURSES WITH GUTTER BRACKETS

GROSS INTERNAL FLOOR AREAS :
4 No AT 61.75 M² = 66.5 FT²
2 No AT 61.41 M² = 661 FT²



GROUND FLOOR



FIRST FLOOR

CRM.012.002 6508

A : GROSS FLOOR AREAS ADDED 29/10/2001

Project: Proposed residential development
415 - 445 Wokingham Road
EARLEY
Berks

Client: Bancroft Developments Ltd

Drawing: PLANS and ELEVATIONS
Plots 33-38

Scale: 1:100 Date: June 2001

The Edwards Irish Partnership
Architects & Surveyors
36 Langborough Road, Wokingham, Berks. RG40 2PT
Tel: 0118 989 3403 Fax: 0118 989 3393 E mail: theeipsvngtn.net

Job 1408 Dwg. 15A

Revision DB (UK) 984124

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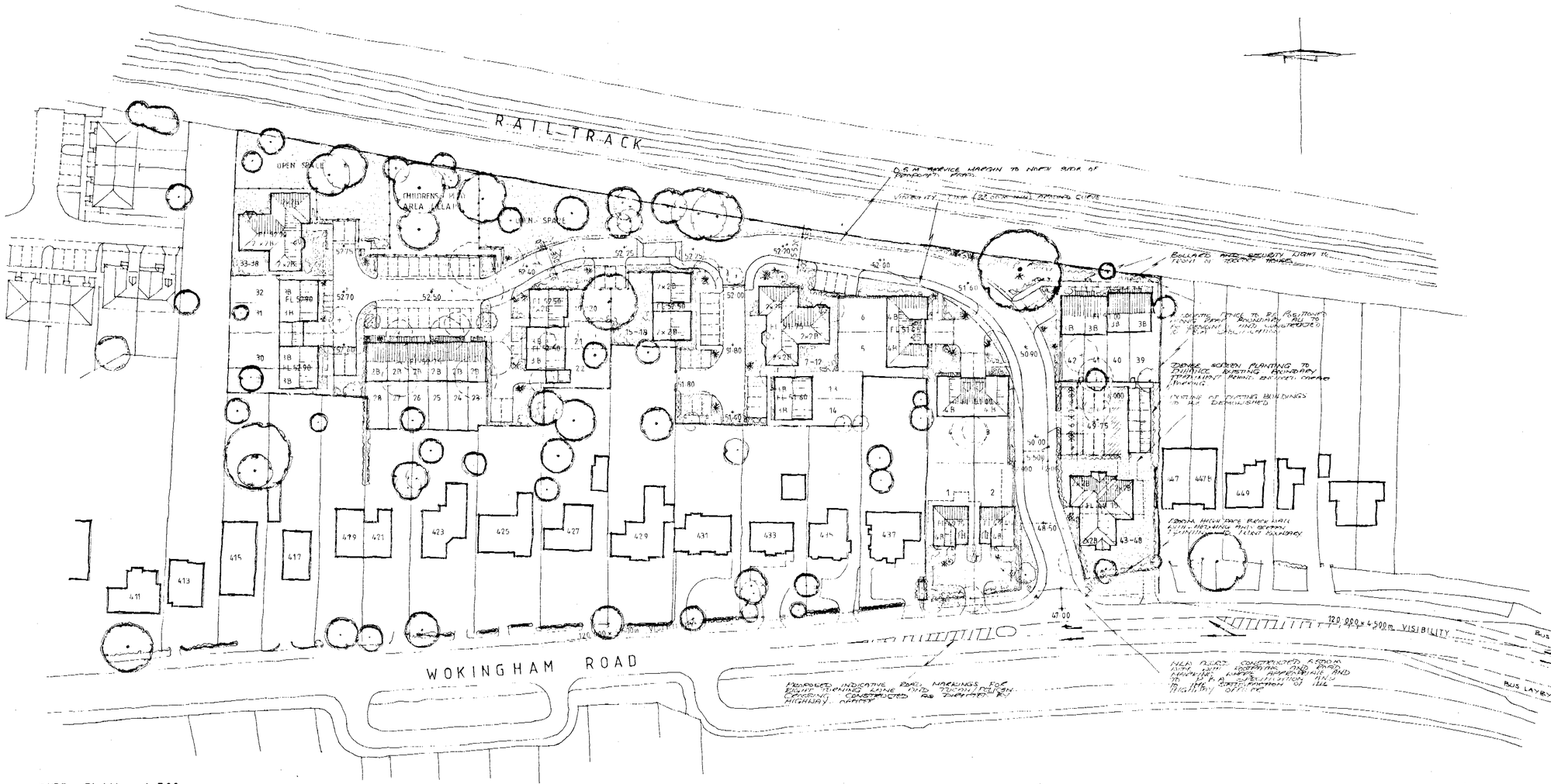
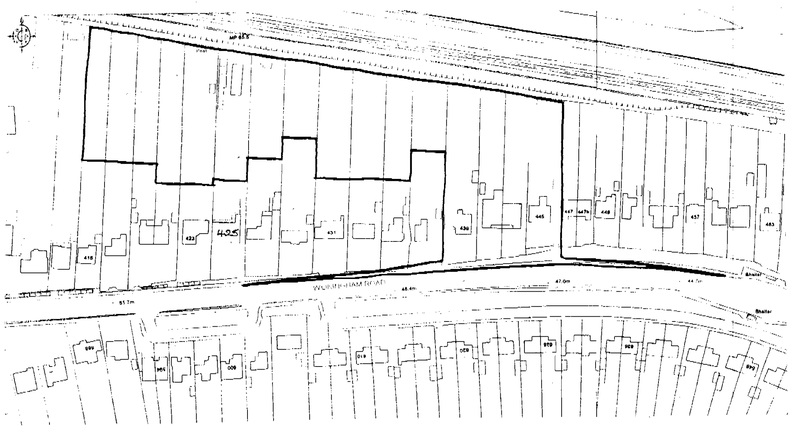


SITE PLAN 1:500



LOCATION PLAN 1:1250

EXISTING TREES TO BE RETAINED

EXISTING TREES TO BE REMOVED

PROPOSED TREE PLANTING

PROPOSED LANDSCAPE PLANTING

PROPOSED GRASSED AREA

2.000 M HIGH FIRE BRICKWALL

2.00 M HIGH CLOSE BOARDED FENCE

1.800 M HIGH LAPPED LAP FENCE

CONCRETE BLOCK PAVING AREA

1200 MM HIGH METAL RAILING FENCE PAINTED

FOR DETAILED LANDSCAPE INFORMATION SEE JOANNE BRUNDRETT LANDSCAPE ARCHITECTS DRAWING 01/K/1A

Site area = 1.232 ha = 3.045 acres

ACCOMMODATION – PRIVATE HOUSING

		PARKING
6 Nº	4 BEDROOM DETACHED / LINK DETACHED HOUSES	GARAGES AND PARKING SPACE
6 Nº	3 BEDROOM SEMI-DETACHED HOUSES	3Nº GARAGES AND PARKING SPACE
4 Nº	3 BEDROOM TERRACE HOUSES	
6 Nº	2 BEDROOM TERRACE HOUSES	46Nº UNASSIGNED PARKING SPACES
14 Nº	2 BEDROOM FLATS	
36 Nº	TOTAL	

ACCOMMODATION – SOCIAL HOUSING

2 Nº	3 BEDROOM TERRACE HOUSES	
10 Nº	2 BEDROOM FLATS	19 Nº UNASSIGNED PARKING SPACES
12 Nº	TOTAL UNITS 7-18	

48 Nº GRAND TOTAL

AREA OF OPEN SPACE = 0.1801 ha = 0.446 acres

D NUMBERS REDUCED FROM 51 TO 48 UNITS FLAT BLOCK TO REAR/CENTRE REDUCED IN SIZE AND NUMBERS INCLUDING MOVE TO REAR OF ELDER HOUSE. 26.4.2001

C UNITS 39,42 SWITCHED AND UNITS 49,51 AMENDED TO ONE BEDROOM FLATS AND CHIMNEYS TO RIDGE REMOVED. 26.11.2001

B ROOF LEVELS AND ROAD LEVELS ADDED. ADDED ROOF AND CHIMNEY DETAILS AMENDED GARAGE LEVELS TO MATCH SIDE OF ROAD. UNDERCUT VIS SPLAY SHOWN ON PLOT 1. FOOTPATH TO REAR LANE ADDED. ROAD NOW DESIGNED TO HIGHWAY OFFICERS REQUIREMENTS. 8 PARKING SPACES ADDED TO REAR OF PLOTS 1-6. 10.2001

A UNIT NUMBERS REDUCED TO 51 AND NUMBERS AMENDED. 2 NO 2 BEDROOM FLATS ADDED TO ATTIC AND EXTENSION TO PLOT 18 BOTH BLOCKS. UNITS 39-42 AMENDED TO 3 NO 2 BEDROOM FLATS. 6.9.2001

Project
Proposed residential development
415-445 Wokingham Road
EARLEY
Berks

Client
Bancroft Developments Ltd

Drawing
SITE PLAN

Scale 1:500 Date May 2001

The Edwards Irish Partnership
Architects & Surveyors
36 Loughborough Road, Wokingham, Berks. RG40 2BT
Tel: 0118-989-4403 Fax: 0118-989-4383 E-mail: the.eip@virgin.net

Job 1408 Dwg. 05 D

Notes

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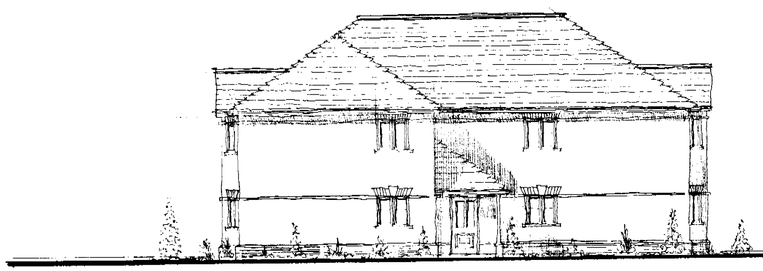
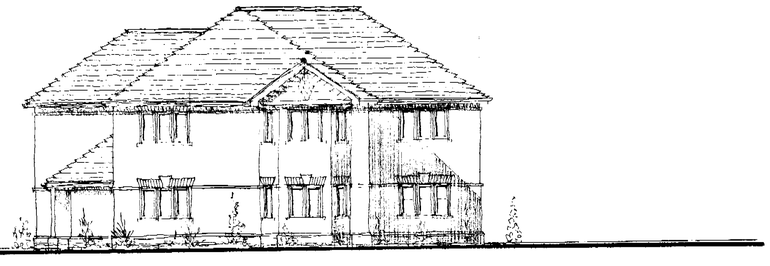
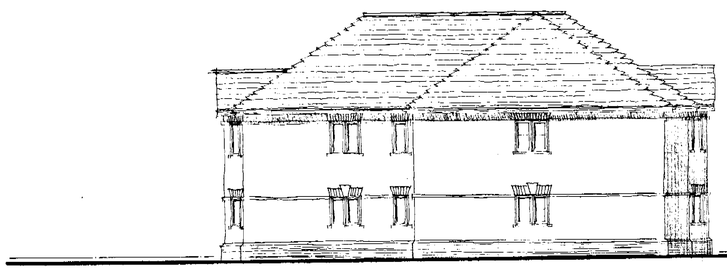


SIDE ELEVATION



FRONT ELEVATION



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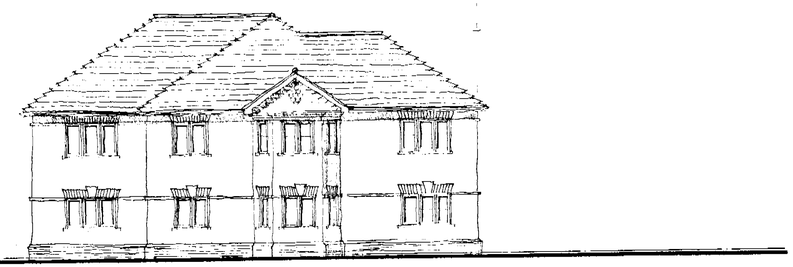
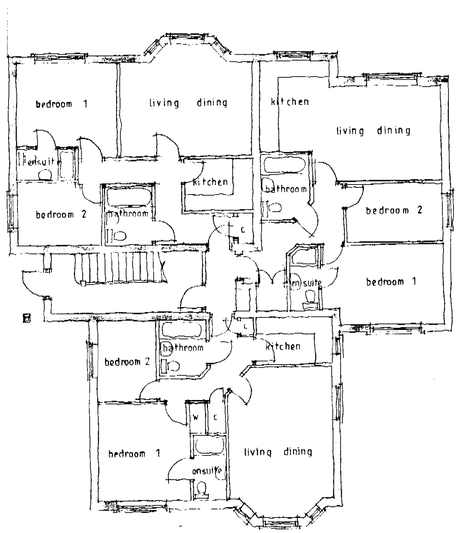
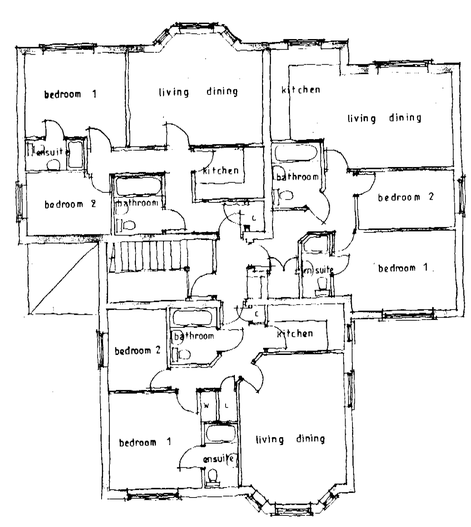


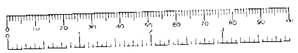
REAR ELEVATION



GROUND FLOOR



FIRST FLOOR



MATERIALS

ROOF : PLAIN CONCRETE TILES WITH BONNET HIP TILES ALL TO BE AGREED

WALLS : FACE BRICKWORK WITH CONTRASTING BRICK POINTS WINTOLS AND STRING COURSES

WINDOWS : WHITE COTTAGE STYLE WINDOWS.

EAVES : WHITE FASCIA AND SOFFIT

GROSS INTERNAL FLOOR AREA
4No AT 56.57 m² : 609 ft².
2No AT 55.82 m² : 600 ft².

6508

Project: Proposed residential development
415-445 Wokingham Road
EARLEY
Berks

Client: Bancroft Developments Ltd

Drawing: PLANS ELEVATIONS
Units 43-48

Scale: 1:100 Date: April 2002

The Edwards Irish Partnership
Architects & Surveyors
36 Langborough Road, Wokingham, Berks. RG40 2BT
Tel: 0118 989 4403 Fax: 0118 989 4383 E mail: the.eip@virgin.net

Job 1408 Dwg. 17

Registrar DS (UK) 98417A