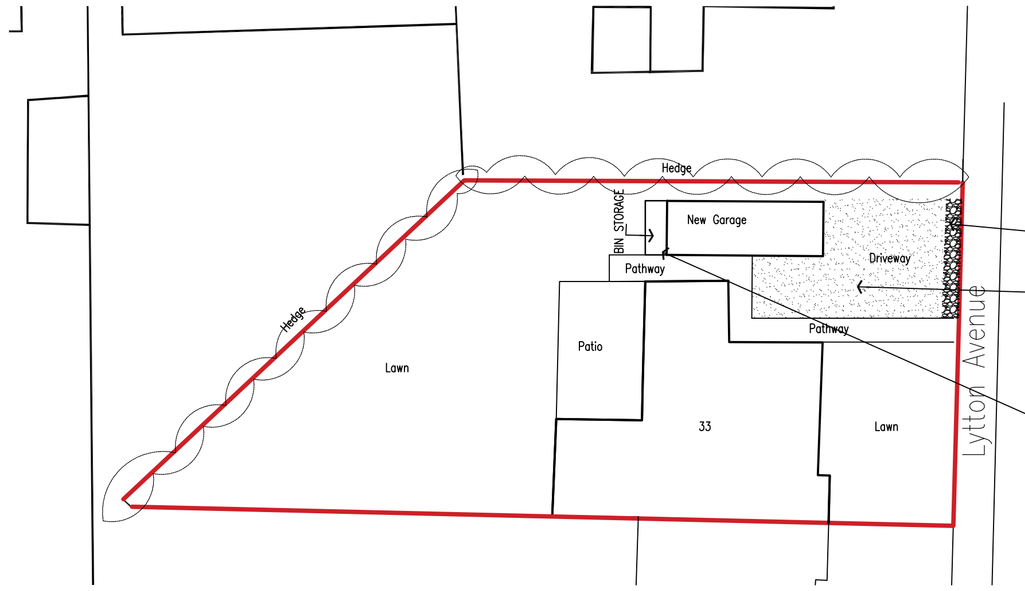



[03] Site Plan as Proposed 1:200



Stone sets 500mm in from drive entrance

Gravel to drive as above



Bin storage to rear of garage

**GENERAL NOTES:**
Read in conjunction with relevant drawings, specifications and current building regulations approved documents.
All dimensions to be confirmed on site prior to construction.
DO NOT SCALE DRAWINGS TO OBTAIN DIMENSIONS
All dimensions taken to structural face of material or grid line.
Advise of all ommissions / discrepancies and await further instructions. Read in conjunction with consultants drawings for setout and coordination of:

- Structural walls, columns and slab
- Service openings
- External drainage and roadworks
- Landscaping
- Mechanical and electrical services

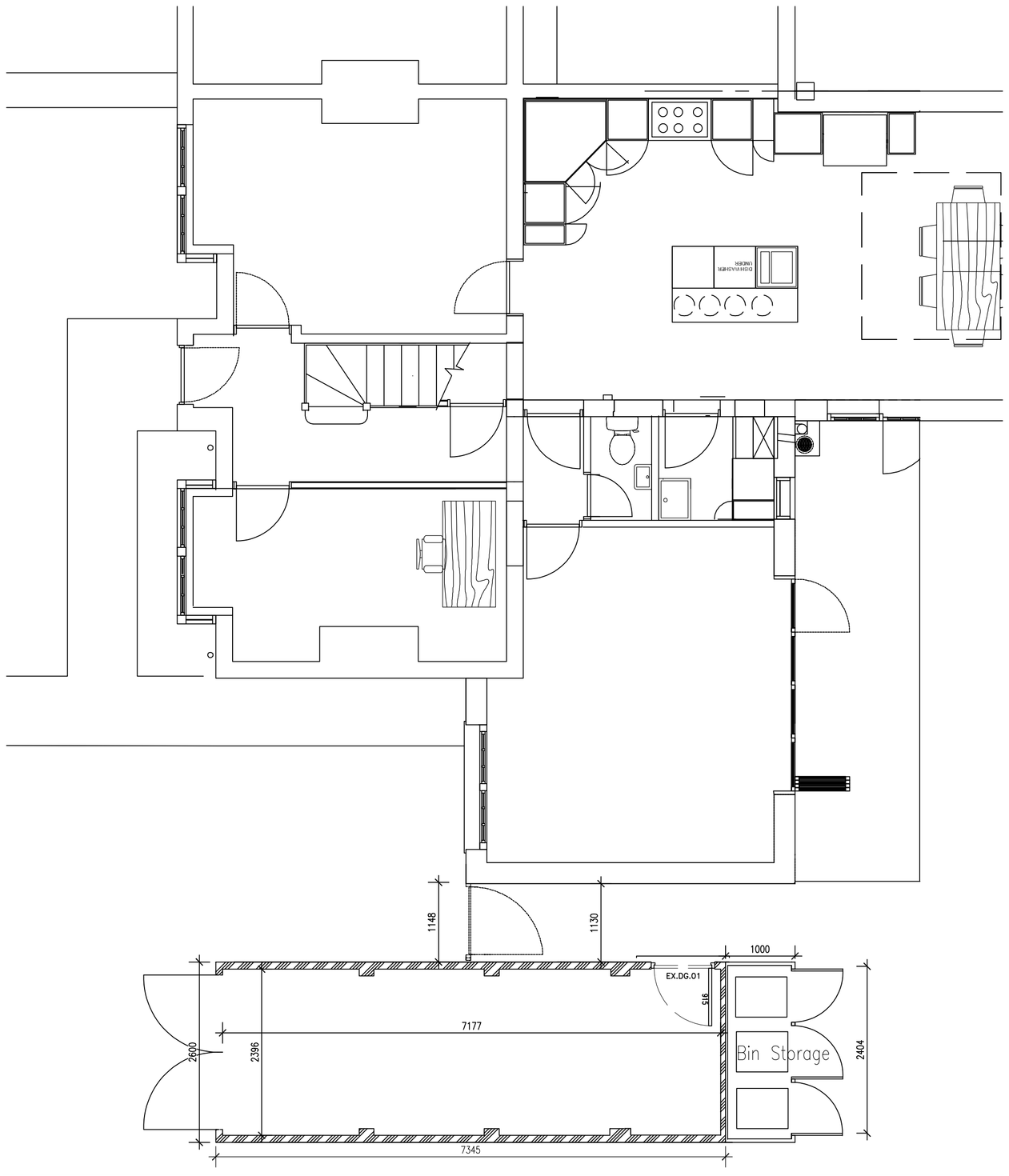
All services, ducting, rainwater pipes ad drainage pipes are shown indicatively. Capacities, sizings and service runs to be fully designed by M&E consultant / contractor.

Levels are preliminary only, level of floors to be checked by contractor before construction works begin.

Contractor to survey existing drainage and confirm extent of works required to connect to existing drainage system.

**STRUCTURAL AND DRAINAGE:**
Refer to structural engineers drawings for detail of steel work

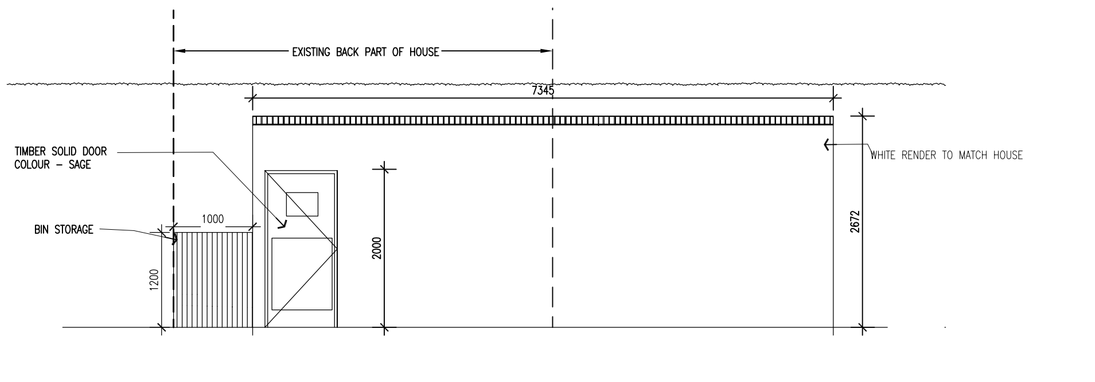
Scale 1:50 0 0.5 5m
Scale 1:100 0 1 2.5 5 10m
Scale 1:200 0 2 5 10 20m
Scale 1:500 0 5 12.5 25 50m



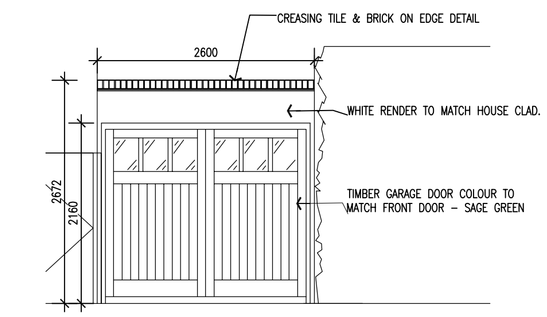

[02] Ground Floor Plan As Proposed 1:50



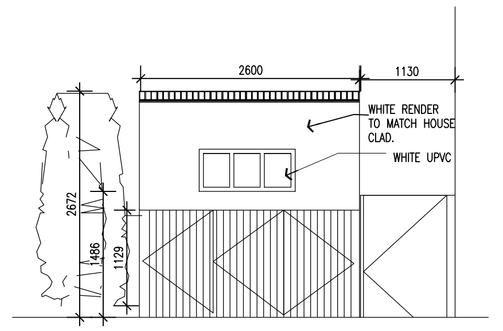

[04] Front Elevation as Proposed 1:100



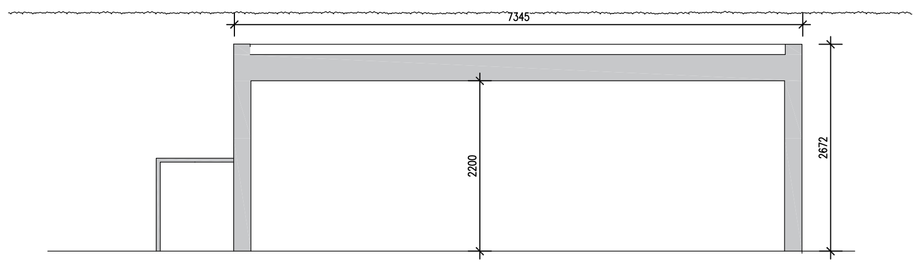

[09] Garage Side Elevation as Proposed 1:50



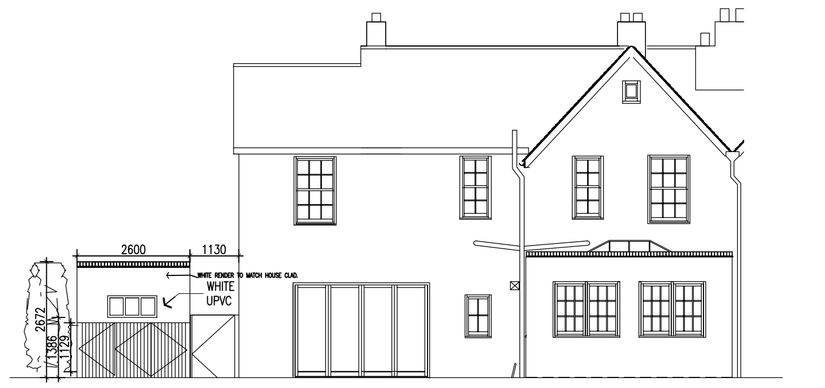

[05] Front Garage Elevation as Proposed 1:50




[06] Rear Garage Elevation as Proposed 1:50




[09] Garage Side Section as Proposed 1:50




[07] Rear Elevation as Proposed 1:100

A. Reduced Height
B. Reduced Height

**CLIENT:**
Mr and Mrs Markham
**PROJECT:**
33 Lytton Avenue
Letworth Garden City
SG6 3HU

**STATUS:**
PLANNING

**TITLE:**
As Proposed
Elevations and plans

| DRAWN BY: | DATE: | SCALE: |
|---|---|---|
| KR | Sept.2024 | varies @A1 |

| PRO NUM: | DRAWING NUM: | REV: |
|---|---|---|
| 24034 | 010 | B |

CROE ARCHITECTS
RIBA Chartered Practice
**TELEPHONE :** 01462 453931
**EMAIL :** info@croearchitects.co.uk
**WEB :** www.croearchitects.co.uk

**CROE ARCHITECT LLP:**
THIS DRAWING IS THE PROPERTY OF CROE ARCHITECTS LLP. AND IS ISSUED ON THE CONDITION THAT IT IS NOT REPRODUCED, DISCLOSED OR COPIED TO ANY UNAUTHORISED PERSON IN WHOLE OR PART WITHOUT PRIOR WRITTEN CONSENT.

NO DIMENSIONS ARE TO BE SCALED FROM THIS DRAWING. ALL DIMENSIONS STATED MUST BE VERIFIED ON SITE. THE ARCHITECT MUST BE ADVISED OF ANY DISCREPANCIES PRIOR TO ANY ITEM OF WORK BEING PUT IN HAND.
THIS DRAWING MUST BE READ TOGETHER WITH THE SPECIFICATION, BILL OF QUANTITIES AND RELATED DRAWINGS.