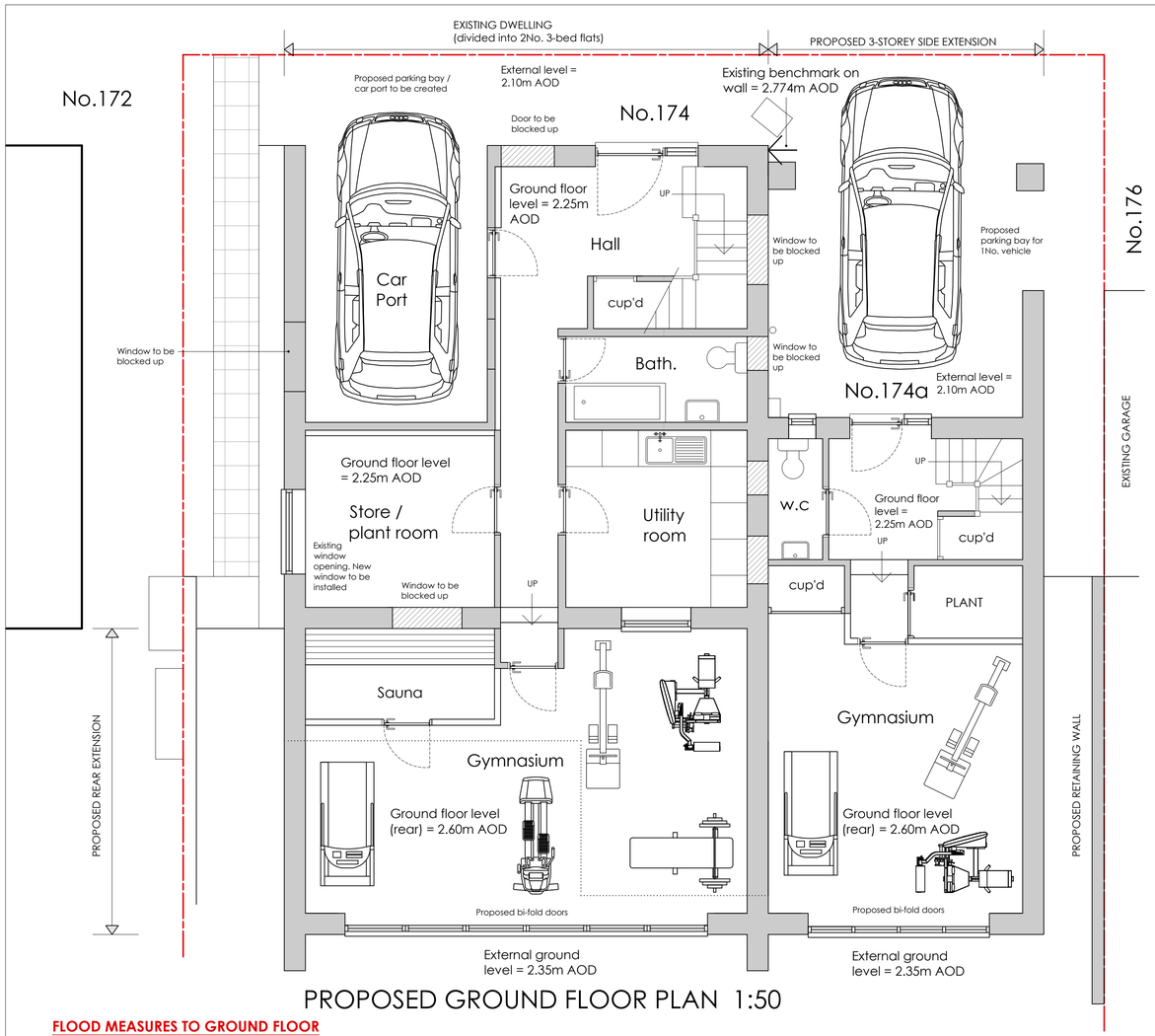
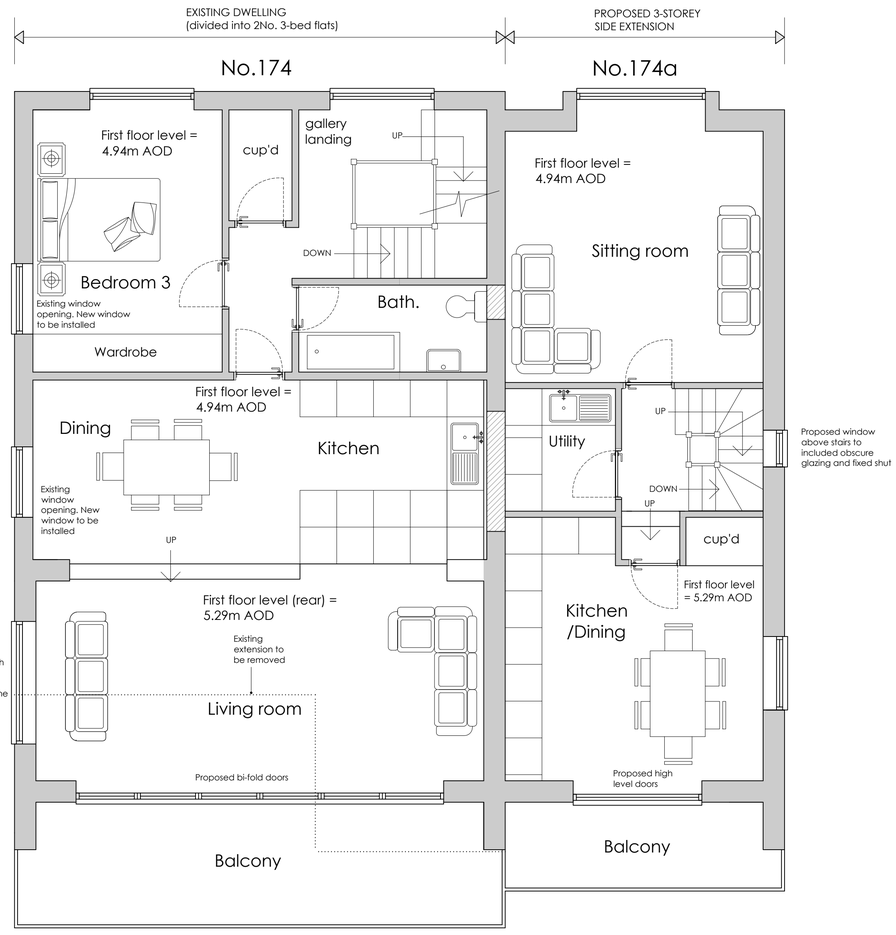


PROPOSED GROUND FLOOR PLAN 1:50



PROPOSED FIRST FLOOR PLAN 1:50

Scale Bars:

1:1250

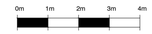
1:500



1:200



1:100



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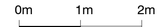
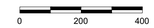


1:10



1:5



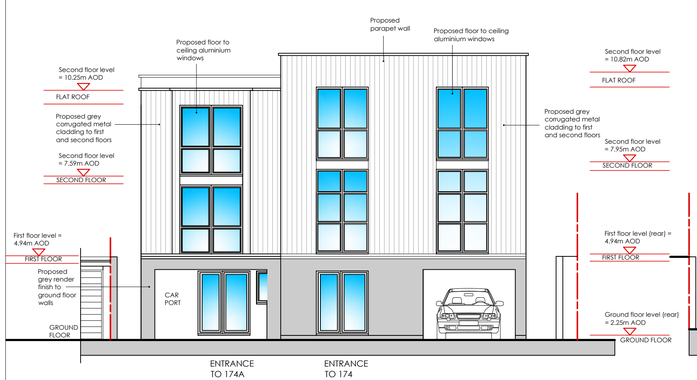
FLOOD MEASURES TO GROUND FLOOR

- Ground floor to be utilised as a garage/storage/gymnasium/plant (less vulnerable use) space;
- All floor to be tiled including 150mm skirting upstand for ease of cleaning;
- All electrical sockets and mains equipment to be located at high level;
- All habitable rooms to be located on the first floor and above;
- Solid (i.e. concrete floors) where possible with waterproof membrane;
- Exterior ventilation outlets, utility points and air bricks to be fitted with removable waterproof covers;
- All plumbing insulation to be of closed-cell design;
- Non-return valves to be fitted to all drain and sewer outlets;
- Manhole covers to be secured;
- Anti-syphon fitted to all toilets,
- Residents required to sign up to the EA flood warning service.

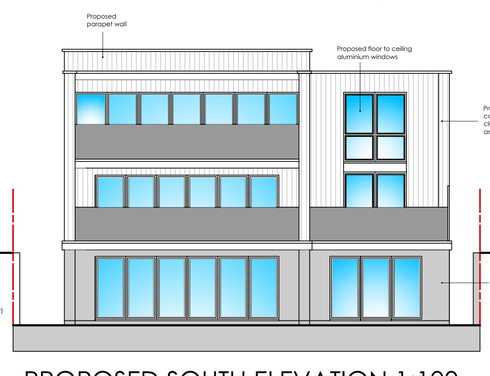
174 & 174A BRIGHTON ROAD, LANCING

REVISIONS:

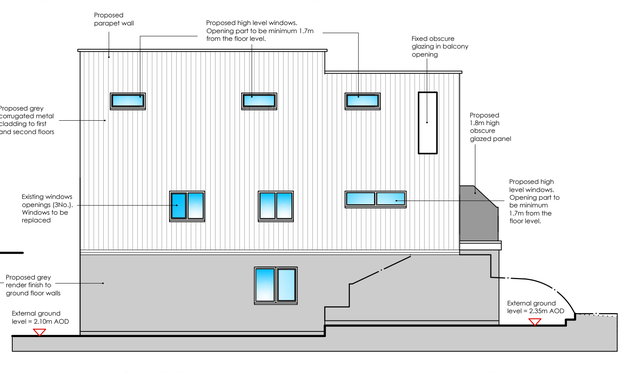
A- 26th Jan. 24 -Openings on the West and East elevation amended
B- 9th Feb. 24 -Grey corrugated cladding to replace silver cladding



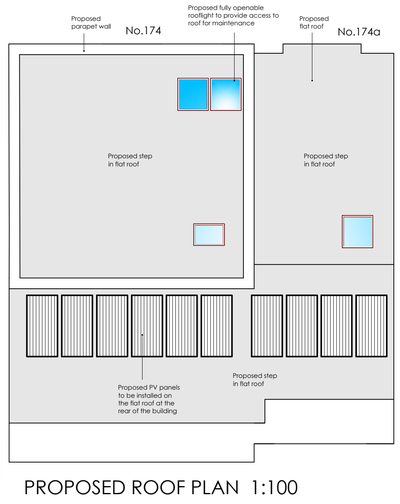
PROPOSED NORTH ELEVATION 1:100



PROPOSED SOUTH ELEVATION 1:100



PROPOSED WEST ELEVATION 1:100



PROPOSED ROOF PLAN 1:100

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atterbury moore associates
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West Sussex BN13 3UT
01903 871131
carl@atterburymoore.co.uk

Client:

Address of Works: 174 & 174A Brighton Road
Lancing
West Sussex
BN15 8LL

Drawing Title: PROPOSED 2No. DWELLINGS
PLANNING

Paper Size:	A1	Date:	August 2023

Job Number:	Drawing Number:	Revision:
AD-236	02	B-09/02/24

General Notes:

1: Do not scale from these drawings (unless for planning purposes).
2: Drawings to be read in conjunction with the structural calculations and the building notes provided.
3: The client/ contractor is advised to read the separate notes and the details provided in the structural calculations regarding the CDM regulations.
4: The property owner is reminded to serve a Party Wall Notice on any adjoining owner should they need to do so under the requirements of the Party Wall Act 1996.
5: No work should be undertaken until all consents (Planning and Building Control) have been received and approved in writing. Any work undertaken without consent is done so at the clients risk.
6: All dimensions to be checked on site prior to ordering any materials, kitchens or bathrooms.
7: All existing foundations and lintels taking any additional loads are to be exposed and agreed with the Building Control Officer.

Revision	Date	Amendment