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Title: RESIDENTIAL DEVELOPMENT TO LAND ADJACENT TO 7 LYNN'S COURT, WEIR~

Dwg. No. 21/1274/100 – LOCATION PLAN

Client: MR DE GISI

Date: 29.11.2021

Scale: A3@1:1250

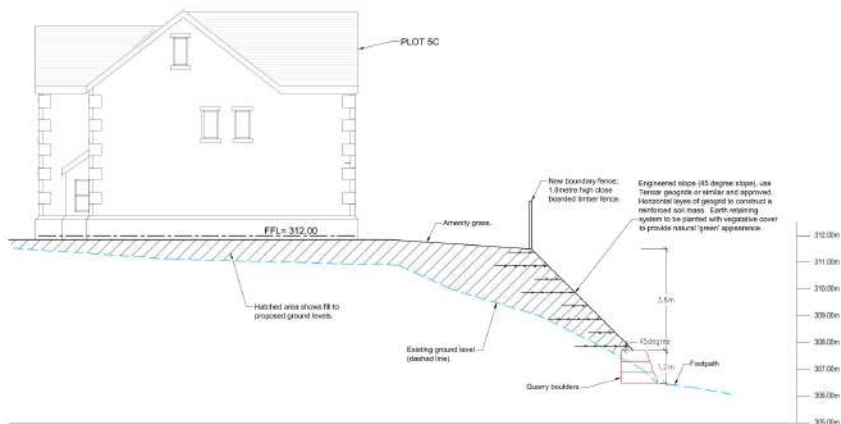
Drawn by: JPE

JPE CONSULTANCY LIMITED ARCHITECTURAL DESIGN & PLANNING

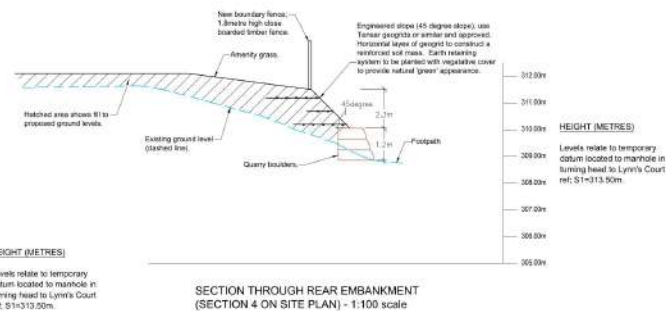
9 Woodend Drive, Stalybridge, Cheshire, SK15 2SF
 Telephone 07875 627 988 jim@jpeconsultancy.co.uk

Amendments

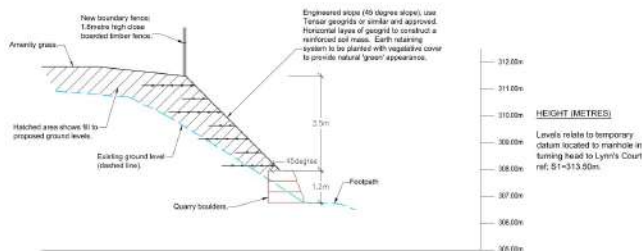




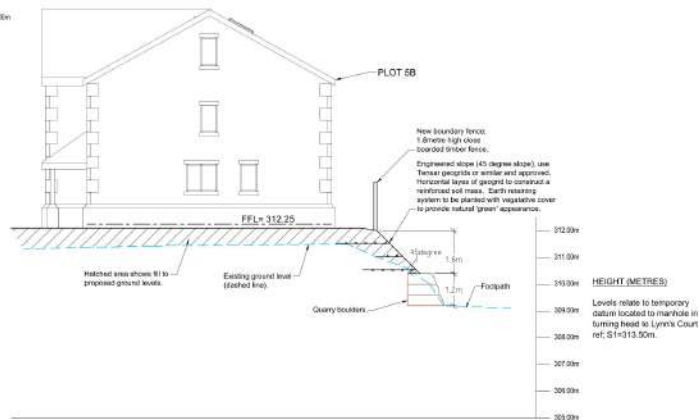
SECTION THROUGH REAR EMBANKMENT
(SECTION 1 ON SITE PLAN) - 1:100 scale



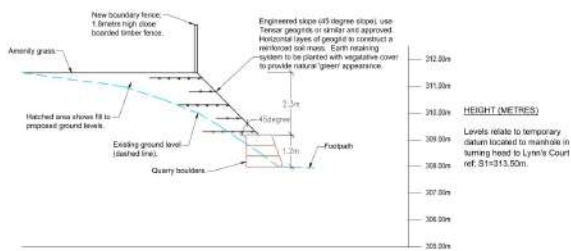
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(SECTION 4 ON SITE PLAN) - 1:100 scale



SECTION THROUGH REAR EMBANKMENT
(SECTION 2 ON SITE PLAN) - 1:100 scale

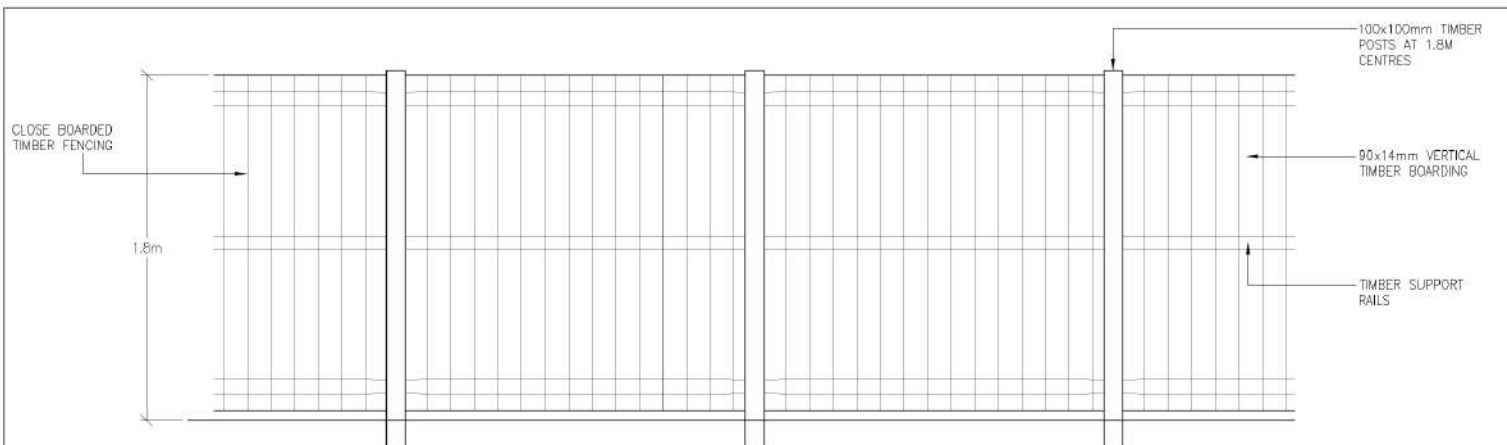


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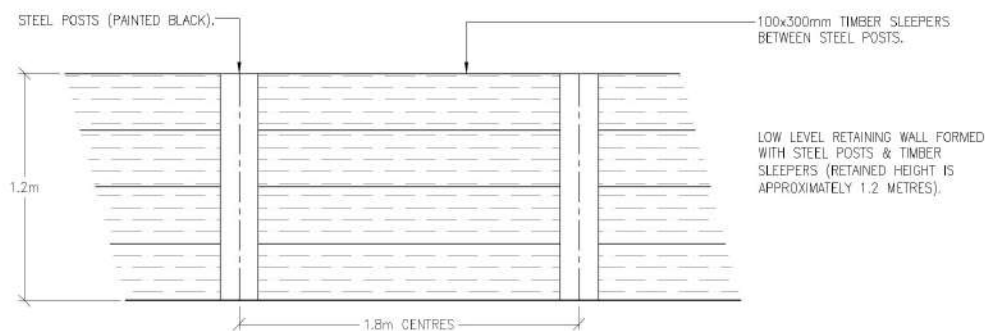


SECTION THROUGH REAR EMBANKMENT
(SECTION 3 ON SITE PLAN) - 1:100 scale

Amendments		Project	
		Title	DEVELOPMENT OF THREE NEW DWELLINGS TO LAND ADJACENT TO 7 LYNN'S COURT DEVELOPMENT, WERRIMONG
		Client	MR BE GSN
		Drawn by	21/12/24/2022 - SECTIONS THROUGH REAR EMBANKMENT
Date	29-11-2021	Plot Scale	A20:1:100
		Drawn by	JPE
		Status	ISSUE



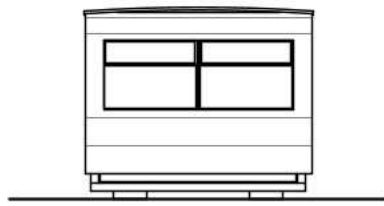
ELEVATION OF PROPOSED FENCING TO REAR BOUNDARIES & PLOT DIVISIONS (1:20)



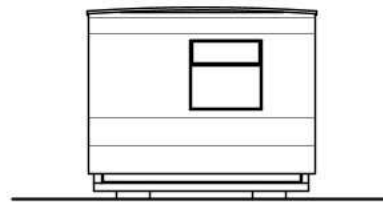
ELEVATION OF LOW LEVEL RETAINING WALL (1:20)

Amendments			
Title			
DEVELOPMENT OF THREE NEW DWELLINGS TO LAND ADJACENT 7 LYNN'S COURT, WEIR, BACUP~			
Client			
MR DE GISI			
Dwg. No.			
21/1274/203 - FENCE AND RETAINING WALL ELEVATIONS			
Date	Drawing Scale	Drawn by	Status
29.11.2021	A3@1:20	JPE	ISSUE

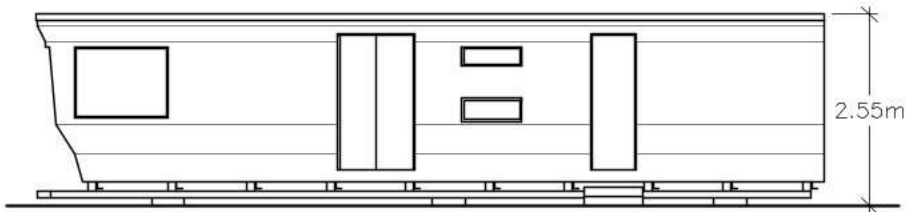
JPE CONSULTANCY LIMITED
 ARCHITECTURAL DESIGN & PLANNING
 9 Woodend Drive, Stalybridge, Cheshire, SK15 2SF
 Telephone 07875 627 988 jpe@jpeconsultancy.co.uk



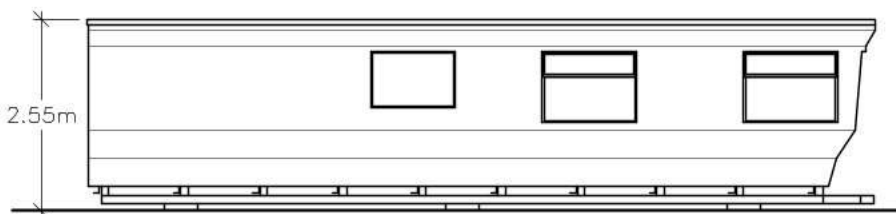
TYPICAL SIDE
ELEVATION (1:100)



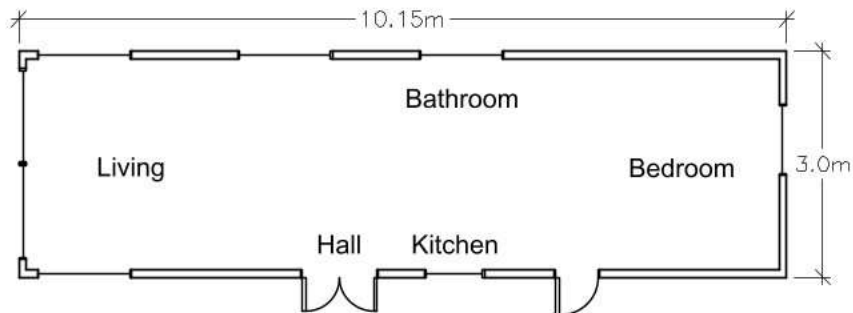
TYPICAL SIDE
ELEVATION (1:100)



TYPICAL FRONT ELEVATION (1:100)



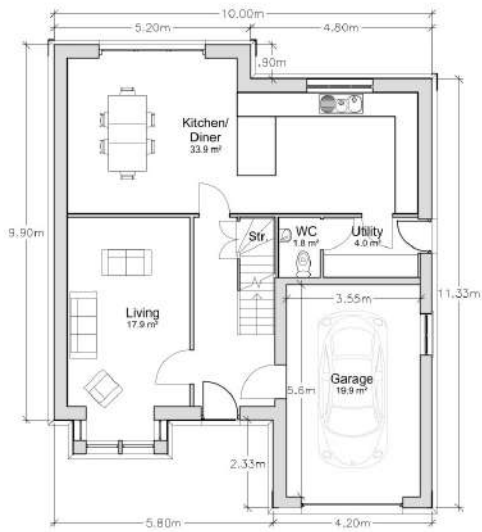
TYPICAL REAR ELEVATION (1:100)



FLOOR PLAN OF CARAVAN (1:100)

Amendments			Project			
			Title			
			PROPOSED CARAVAN (TEMPORARY SITING) TO DEVELOPMENT OF THREE NEW DWELLINGS TO LAND ADJACENT TO 7 LYNN'S COURT DEVELOPMENT, WEIR~			
			Client			
			MR DE GISI			
			Dwg. No.			
			21/1274/204 - PROPOSED CARAVAN - PLAN & ELEVATIONS			
			Date	Plot Scale	Drawn by	Status
			29.11.2021	A4@1:100	JPE	ISSUE

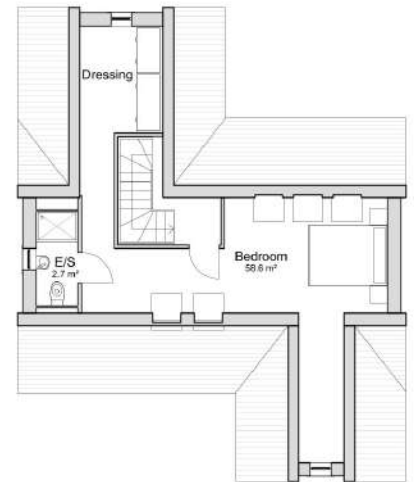
plot 5A Lynns Court~



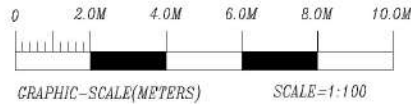
PROPOSED GROUND FLOOR PLAN (1:100)



PROPOSED FIRST FLOOR PLAN (1:100)



PROPOSED SECOND FLOOR PLAN (1:100)



Notes	Amendments	Project								
DETACHED HOUSE TYPE 5A 5 BEDROOM DWELLING ON THREE STOREYS, 214m² (2,305 sq.ft.) GROSS INTERNAL AREA. EN-SUITE BATHROOMS TO HAVE OBSCURE GLAZED UNITS WITH OBSCURATION LEVEL OF AT LEAST 3 ON THE PILKINGTON SCALE OF 1-5 (WHERE 1 IS CLEAR & 5 IS COMPLETELY OBSCURE). EVCP: DWELLING TO BE PROVIDED WITH A SINGLE MODE 3 COMPLIANT ELECTRIC VEHICLE CHARGING POINT (EVCP) TO BE INSTALLED TO THE EXTERNAL WALL OF THE DWELLING DIRECTLY ADJACENT TO THE PARKING SPACES. THE SPECIFICATION FOR THE EVCP'S IS TO BE – ROLEK WALLPOD:EV TYPE 2 MODE 3 CHARGING SOCKET.	<div>JPE CONSULTANCY LIMITED ARCHITECTURAL DESIGN & PLANNING 9 Woodend Drive, Skelbybridge, Cheshire, SK15 2SF Telephone 07875 627 988 jim@jpeconsultancy.co.uk</div>	<div>Title RESIDENTIAL DEVELOPMENT OF 3 DWELLINGS TO LAND AT LYNN'S COURT, WEIR, ROSSENDALE~</div>								
	A/03.10.24/JPE	INTERNAL LENGTH OF GARAGE INCREASED TO 5.6METRES TO ALLOW SUFFICIENT SPACE FOR PARKING OF A CAR.	<div>Client MR DEMPSEY</div>							
			<div>Dwg. No. 22/1274/213A – HOUSE TYPE 5A – FLOOR PLANS</div>							
			<table><tr><th>Date</th><th>Drawing Scale</th><th>Drawn by</th><th>Status</th></tr><tr><td>08.03.2022</td><td>A3@1:100</td><td>JPE</td><td>ISSUE</td></tr></table>	Date	Drawing Scale	Drawn by	Status	08.03.2022	A3@1:100	JPE
Date	Drawing Scale	Drawn by	Status							
08.03.2022	A3@1:100	JPE	ISSUE							

plot 5A Lynns Court~

NOTES:

EN-SUITE BATHROOM TO HAVE OBSCURE GLAZED UNITS WITH OBSCURATION LEVEL OF AT LEAST 3 ON THE PILKINGTON SCALE OF 1-5 (WHERE 1 IS CLEAR & 5 IS COMPLETELY OBSCURE).

EVCP: DWELLING TO BE PROVIDED WITH A SINGLE MODE 3 COMPLIANT ELECTRIC VEHICLE CHARGING POINT (EVCP) TO BE INSTALLED TO THE EXTERNAL WALL OF THE DWELLING DIRECTLY ADJACENT TO THE PARKING SPACES. THE SPECIFICATION FOR THE EVCP'S IS TO BE - ROLEX WALLPOD:EV TYPE 2 MODE 3 CHARGING SOCKET.



PROPOSED FRONT ELEVATION (1:100)



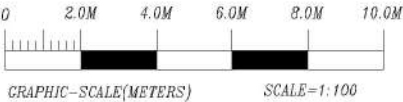
PROPOSED REAR ELEVATION (1:100)



PROPOSED SIDE ELEVATION (1:100)

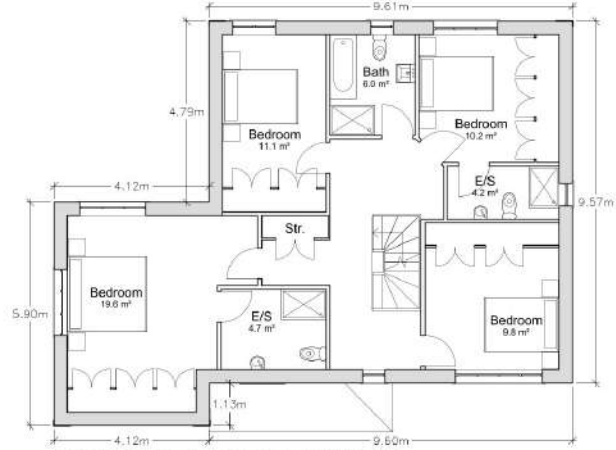


PROPOSED SIDE ELEVATION (1:100)

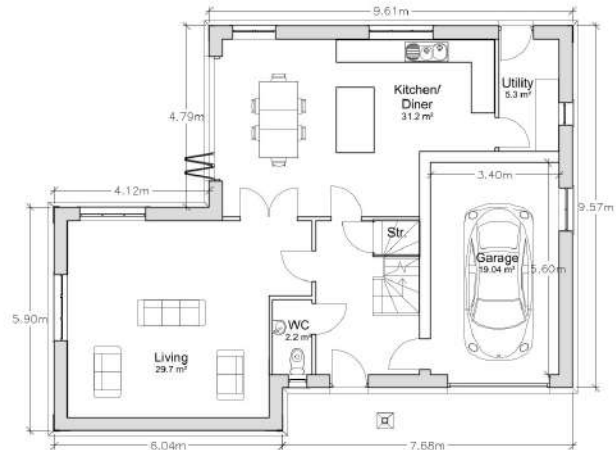


Amendments		Project	
A03.10.24JPE	INTERNAL LENGTH OF GARAGE INCREASED TO 5.6METRES TO ALLOW SUFFICIENT SPACE FOR PARKING OF A CAR.	Title RESIDENTIAL DEVELOPMENT OF 3 DWELLINGS TO LAND AT LYNN'S COURT, WEIR, ROSSENDALE~	
		Client MR DEMPSEY	
		Dwg. No. 22/1274/214A - HOUSE TYPE 5A - FLOOR PLANS	
Date 08.03.2022	Drawing Scale A3@ 1:100	Drawn by JPE	Status ISSUE

plot 5B Lynns Court~



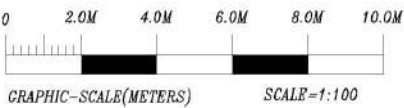
PROPOSED FIRST FLOOR PLAN (1:100)



PROPOSED GROUND FLOOR PLAN (1:100)



PROPOSED SECOND FLOOR PLAN (1:100)



NOTES;

DETACHED HOUSE TYPE 5B
5 BEDROOM DWELLING ON THREE STOREYS,
244M² (2,626 SQ.FT.) GROSS INTERNAL AREA.

EN-SUITE BATHROOMS TO HAVE OBSCURE
GLAZED UNITS WITH OBSCURATION LEVEL OF
AT LEAST 3 ON THE PILKINGTON SCALE OF
1-5 (WHERE 1 IS CLEAR & 5 IS
COMPLETELY OBSCURE).

EVCP:
DWELLING TO BE PROVIDED WITH A SINGLE
MODE 3 COMPLIANT ELECTRIC VEHICLE
CHARGING POINT (EVCP) TO BE INSTALLED TO
THE EXTERNAL WALL OF THE DWELLING
DIRECTLY ADJACENT TO THE PARKING SPACES.
THE SPECIFICATION FOR THE EVCP'S IS TO
BE - ROLEX WALLPOD-EV TYPE 2 MODE 3
CHARGING SOCKET.

A/03.10.24/JPE	INTERNAL LENGTH OF GARAGE INCREASED TO 5.6METRES TO ALLOW SUFFICIENT SPACE FOR PARKING OF A CAR.		
Amendments			
Title			
RESIDENTIAL DEVELOPMENT OF 3 DWELLINGS TO LAND AT LYNN'S COURT, WEIR, ROSSENDALE~			
Client			
MR DE GESI			
Dwg. No.			
22/1274/223A - HOUSE TYPE 5B - FLOOR PLANS			
Date	Drawing Scale	Drawn by	Status
08.03.2022	A3@1:100	JPE	ISSUE

plot 5B Lynns Court~



PROPOSED FRONT ELEVATION (1:100)

EDGEWARE INTERLOCKING ROOF
TILES (SLATE APPEARANCE) TO
MATCH ADJACENT DWELLINGS
AT LYNN'S COURT.
DARK GREY PVC RAINWATER
GOODS, FACIAS & SOFFITS.
OBSCURE GLAZING TO WC
& BATHROOM WINDOWS.
EXTERNAL WALLS FACED WITH
COURSED NATURAL STONE.
uPVC FRAMED DOUBLE
GLAZED WINDOWS & DOORS.



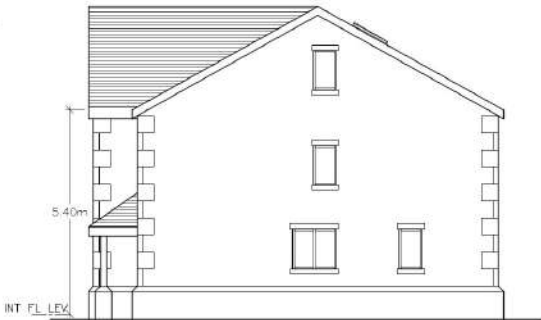
PROPOSED REAR ELEVATION (1:100)

NOTES;
EN-SUITE BATHROOMS TO
HAVE OBSCURE GLAZED UNITS
WITH OBSCURATION LEVEL OF
AT LEAST 3 ON THE
PILKINGTON SCALE OF 1-5
(WHERE 1 IS CLEAR & 5 IS
COMPLETELY OBSCURE).
EVCP:
DWELLING TO BE PROVIDED
WITH A SINGLE MODE 3
COMPLIANT ELECTRIC VEHICLE
CHARGING POINT (EVCP) TO
BE INSTALLED TO THE
EXTERNAL WALL OF THE
DWELLING DIRECTLY ADJACENT
TO THE PARKING SPACES.
THE SPECIFICATION FOR THE
EVCP'S IS TO BE - ROLEX
WALLPOD-EV TYPE 2 MODE 3
CHARGING SOCKET.

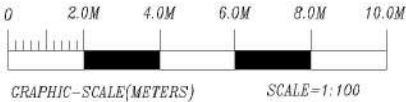


PROPOSED SIDE ELEVATION (1:100)

EDGEWARE INTERLOCKING ROOF
TILES (SLATE APPEARANCE) TO
MATCH ADJACENT DWELLINGS
AT LYNN'S COURT.
DARK GREY PVC RAINWATER
GOODS, FACIAS & SOFFITS.
OBSCURE GLAZING TO WC
& BATHROOM WINDOWS.
EXTERNAL WALLS FACED WITH
COURSED NATURAL STONE.
uPVC FRAMED DOUBLE
GLAZED WINDOWS & DOORS.



PROPOSED SIDE ELEVATION (1:100)



Amendments

A03.10.24JPE INTERNAL LENGTH OF GARAGE INCREASED TO 5.6METRES TO
ALLOW SUFFICIENT SPACE FOR PARKING OF A CAR.

Project

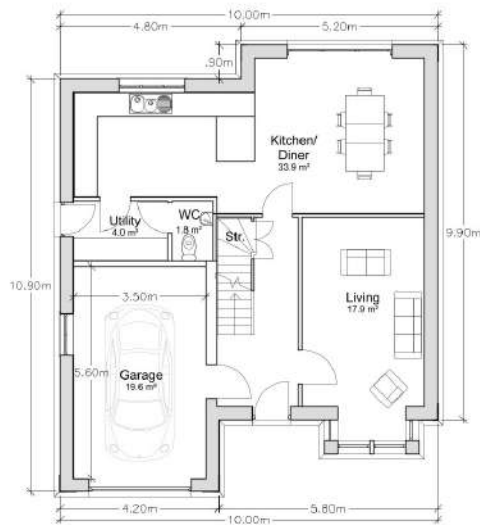
Title
RESIDENTIAL DEVELOPMENT OF 3 DWELLINGS TO LAND
AT LYNN'S COURT, WEIR, ROSSENDALE~

Client
MR DE GISI

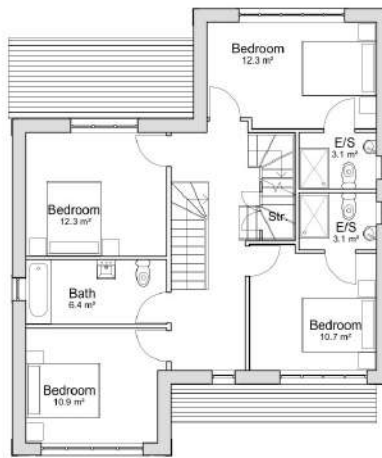
Dwg. No.
22/1274/224A - HOUSE TYPE 5B - ELEVATIONS

Date	Drawing Scale	Drawn by	Status
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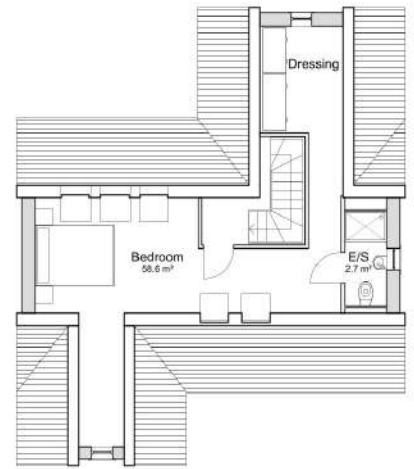
plot 5C Lynns Court~



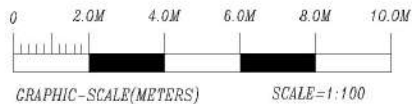
PROPOSED GROUND FLOOR PLAN (1:100)



PROPOSED FIRST FLOOR PLAN (1:100)



PROPOSED SECOND FLOOR PLAN (1:100)



Notes	Amendments	Project
<p>DETACHED HOUSE TYPE 5C 5 BEDROOM DWELLING ON THREE STOREYS, 210m² (2,263 sq.ft.) GROSS INTERNAL AREA.</p> <p>EN-SUITE BATHROOMS TO HAVE OBSCURE GLAZED UNITS WITH OBSCURATION LEVEL OF AT LEAST 3 ON THE PILKINGTON SCALE OF 1-5 (WHERE 1 IS CLEAR & 5 IS COMPLETELY OBSCURE).</p> <p>EVCP: DWELLING TO BE PROVIDED WITH A SINGLE MODE 3 COMPLIANT ELECTRIC VEHICLE CHARGING POINT (EVCP) TO BE INSTALLED TO THE EXTERNAL WALL OF THE DWELLING DIRECTLY ADJACENT TO THE PARKING SPACES. THE SPECIFICATION FOR THE EVCP'S IS TO BE - ROLEK WALLPOD:EV TYPE 2 MODE 3 CHARGING SOCKET.</p>	<p>JPE CONSULTANCY LIMITED ARCHITECTURAL DESIGN & PLANNING 9 Woodend Drive, Skelbybridge, Cheshire, SK15 2SF Telephone 07875 627 988 jim@jpeconsultancy.co.uk</p> <p>A/03.10.24/JPE INTERNAL LENGTH OF GARAGE INCREASED TO 5.6METRES TO ALLOW SUFFICIENT SPACE FOR PARKING OF A CAR.</p>	<p>Project Title RESIDENTIAL DEVELOPMENT OF 3 DWELLINGS TO LAND AT LYNN'S COURT, WEIR, ROSSENDALE~</p> <p>Client MRS WARDE</p> <p>Dwg. No. 22/1274/233A - HOUSE TYPE 5C - FLOOR PLANS</p> <p>Date 08.03.2022</p> <p>Drawing Scale A3@ 1:100</p> <p>Drawn by JPE</p> <p>Status ISSUE</p>

plot 5C Lynns Court~

NOTES:

EN-SUITE BATHROOM TO HAVE OBSCURE GLAZED UNITS WITH OBSCURATION LEVEL OF AT LEAST 3 ON THE PILKINGTON SCALE OF 1-5 (WHERE 1 IS CLEAR & 5 IS COMPLETELY OBSCURE).

EVCP: DWELLING TO BE PROVIDED WITH A SINGLE MODE 3 COMPLIANT ELECTRIC VEHICLE CHARGING POINT (EVCP) TO BE INSTALLED TO THE EXTERNAL WALL OF THE DWELLING DIRECTLY ADJACENT TO THE PARKING SPACES. THE SPECIFICATION FOR THE EVCP'S IS TO BE - ROLEX WALLPOD:EV TYPE 2 MODE 3 CHARGING SOCKET.



PROPOSED FRONT ELEVATION (1:100)

EDGEMERE INTERLOCKING ROOF TILES (SLATE APPEARANCE) TO MATCH ADJACENT DWELLINGS AT LYNN'S COURT.

DARK GREY PVC RAINWATER GOODS, FACIAS & SOFFITS.

OBSCURE GLAZING TO WC & BATHROOM WINDOWS.

EXTERNAL WALLS FACED WITH COURSED NATURAL STONE.

UPVC FRAMED DOUBLE GLAZED WINDOWS & DOORS.



PROPOSED REAR ELEVATION (1:100)



PROPOSED SIDE ELEVATION (1:100)

EDGEMERE INTERLOCKING ROOF TILES (SLATE APPEARANCE) TO MATCH ADJACENT DWELLINGS AT LYNN'S COURT.

DARK GREY PVC RAINWATER GOODS, FACIAS & SOFFITS.

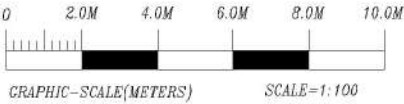
OBSCURE GLAZING TO WC & BATHROOM WINDOWS.

EXTERNAL WALLS FACED WITH COURSED NATURAL STONE.

UPVC FRAMED DOUBLE GLAZED WINDOWS & DOORS.



PROPOSED SIDE ELEVATION (1:100)



Amendments

A10.3.10.24JPE INTERNAL LENGTH OF GARAGE INCREASED TO 5.6METRES TO ALLOW SUFFICIENT SPACE FOR PARKING OF A CAR.

Project

Title
RESIDENTIAL DEVELOPMENT OF 3 DWELLINGS TO LAND AT LYNN'S COURT, WEIR, ROSSENDALE~

Client
MRS WARDE

Dwg. No.
22/1274/234A - HOUSE TYPE 5C - ELEVATIONS

Date	Drawing Scale	Drawn by	Status
08.03.2022	A3@ 1:100	JPE	ISSUE