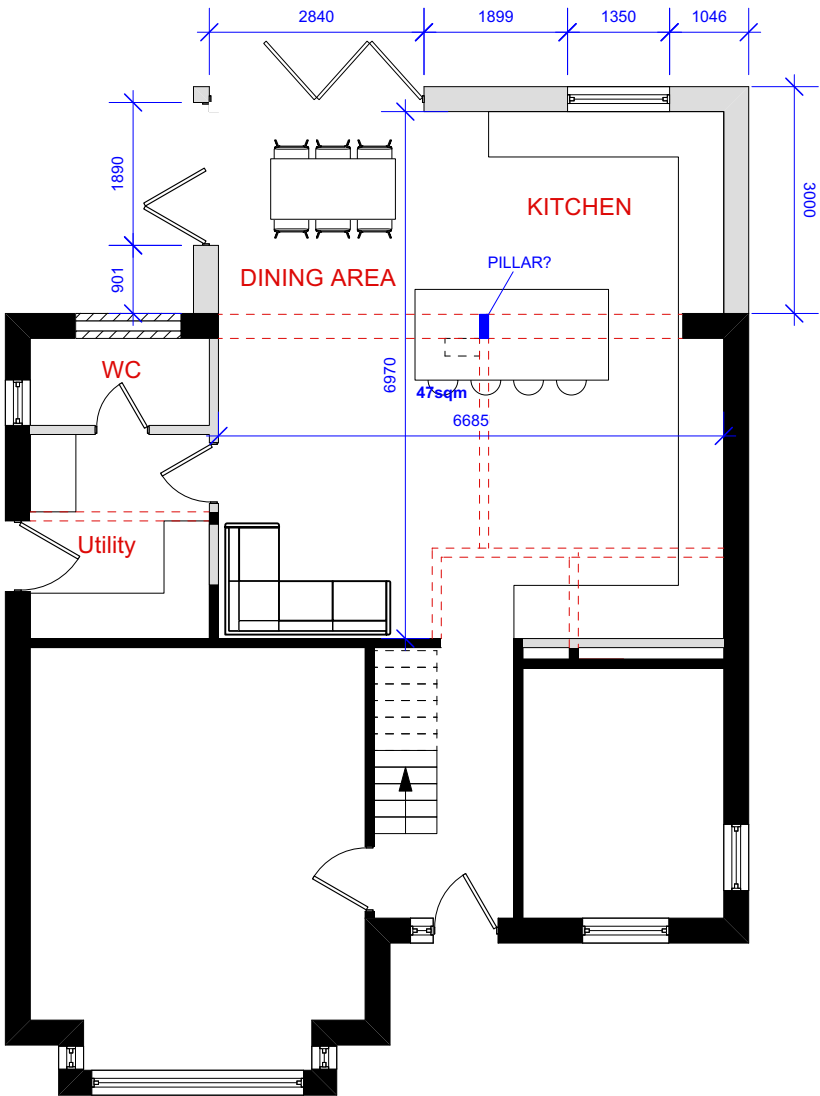
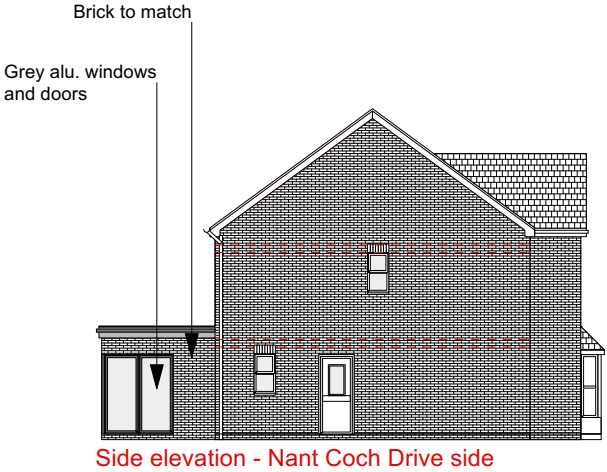
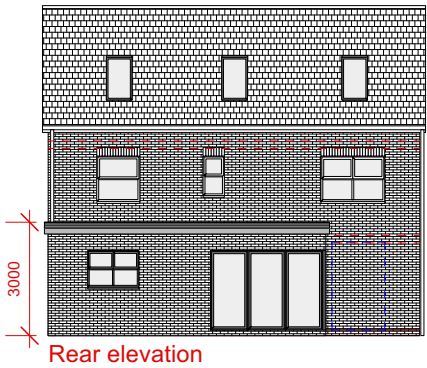
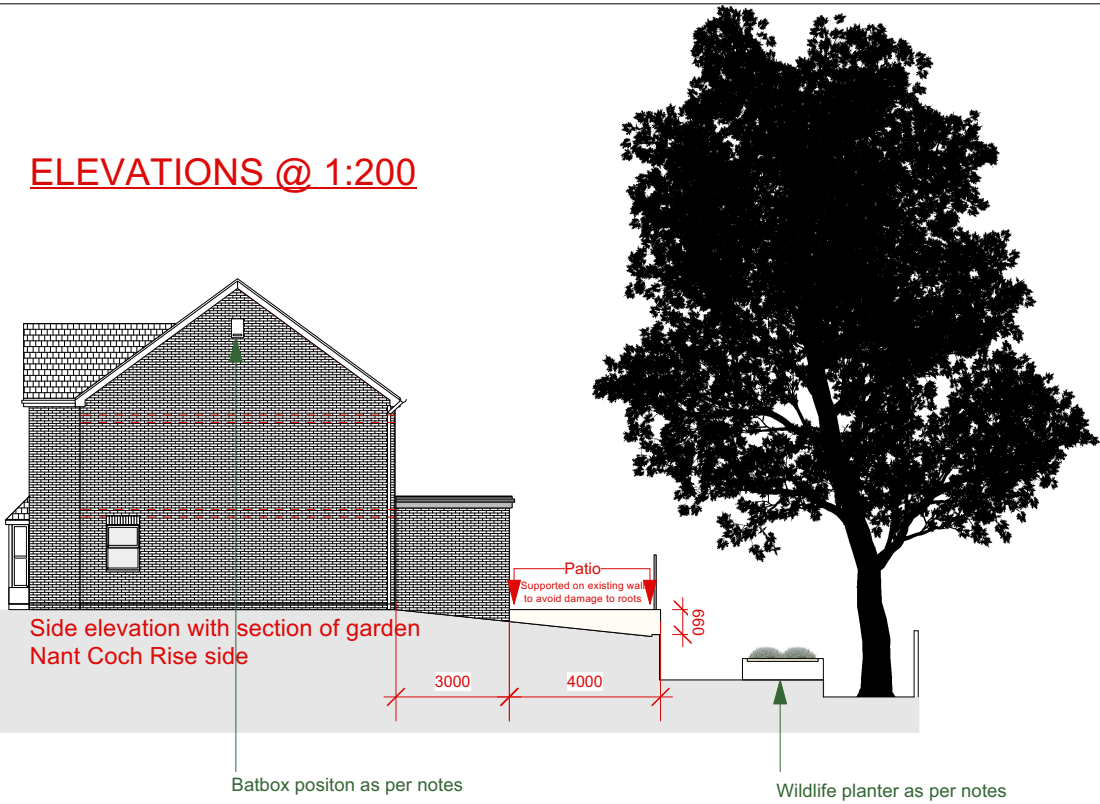


ELEVATIONS @ 1:200



FLOOR PLANS @ 1:100

GREEN INFRASTRUCTURE STATEMENT: Although the scale of the development is small, every application is expected to demonstrate how biodiversity and green infrastructure have been considered and enhanced as part of the design. The site is an existing residential property set within a typical suburban plot. Area effected is small area of grass, of which a few sqm will be lost.

Avoidance - avoid harming plants, avoid damage to existing tree roots, and build on wall.
Minimisation - smallest amount of grass lost possible
Mitigation - Although no habitats are directly affected, the proposals incorporate biodiversity enhancement.

Enhancements:
i A {b Bat Box} on the south, south-east or south-west elevation of the building at a minimum height of 4m above ground level as close to the eaves or soffit of the roof as reasonably practicable and, where relevant, at the closet point to any hedge or tree lines.
ii 2.5 sq.m of {b Native Wildflower and Pollinator Planting} shall be planted within planting season.

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			SCALE 1:1250 + 1:500 @ A3
			DATE NOV 2025