

NOTES:

All dimensions to be checked on site and any discrepancy notified to the client. All dimensions are to be used in preference to scaled dimensions.

This drawing is the property of The Martin Ralph Group and must not be reproduced, in part or whole, or adapted from, without their permission.

It is essential that prior to commencement and during construction the client is kept informed of any changes and any disputes are discussed with the practice any inconsistencies, anomalies, non-industry standard features or other concerns.

For both pricing and construction purposes Structural, Mechanical and Electrical Engineers designs, calculations and sizes etc are to take preference over the layout drawings. Any discrepancies are to be brought to the immediate attention of The Martin Ralph Group.

NOTE:

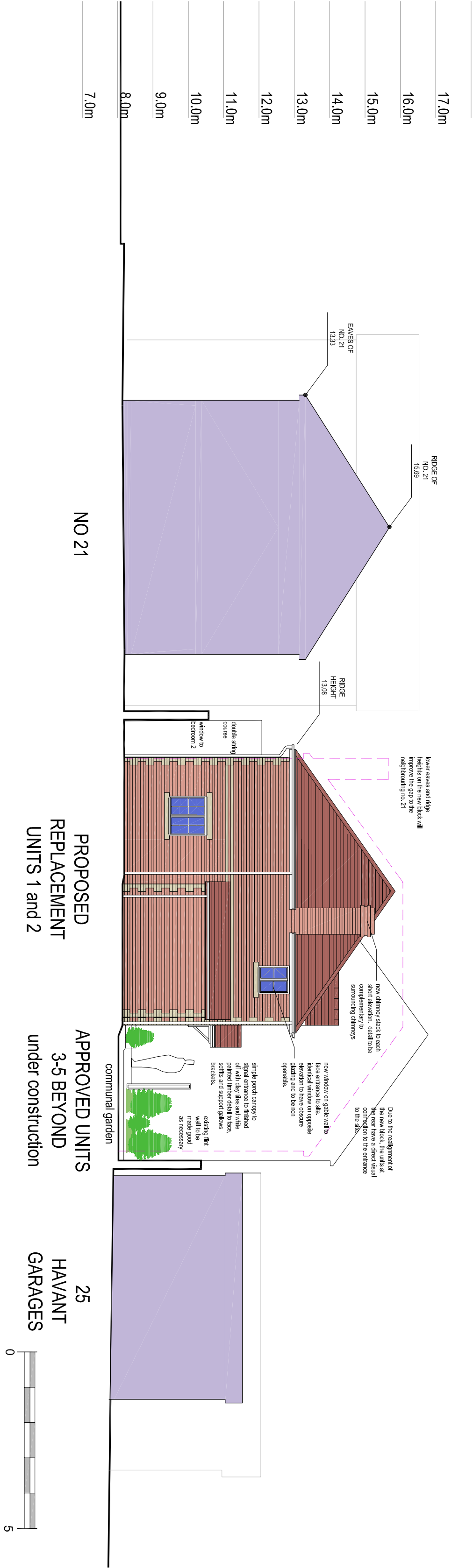
Informal discussions have been had with the Planning Authorities. Drawing based on Proknap data and topo survey supplied by the client.

PREVIOUS APPROVED PLANNING APPLICATION 09/158042/10081

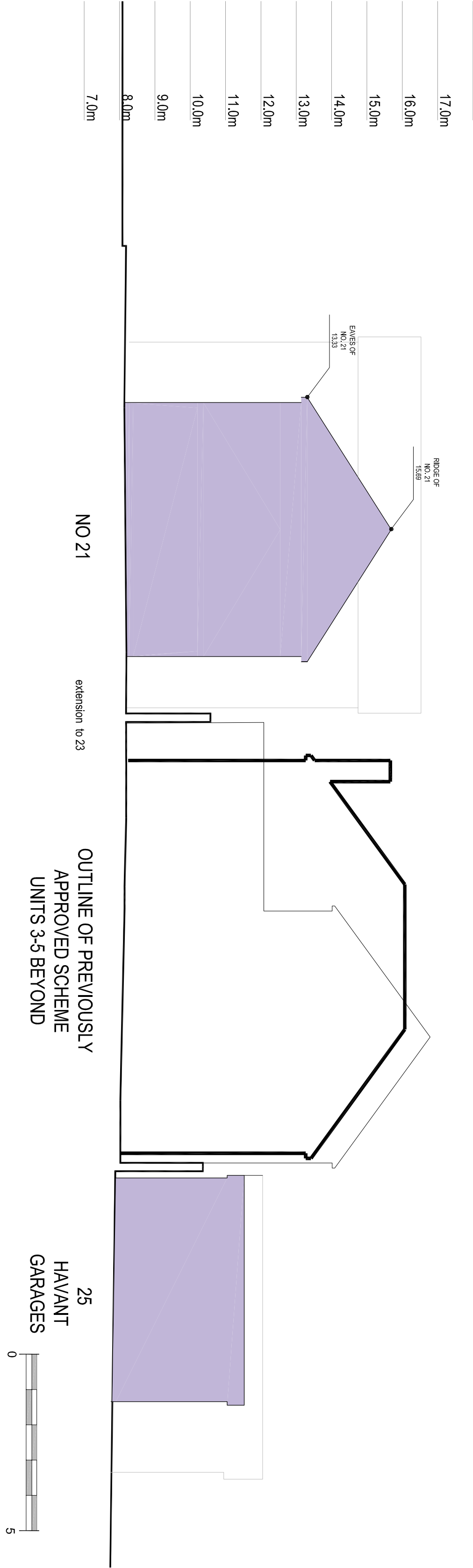
This scheme included 5 apartments on the site with bike and bin storage and a communal garden at the rear.

Units 3,4 and 5 are currently under construction and are all within a part 1 and part 2 storey block at the rear. Units 1 and 2 continue to be located in a single block, but this block is now being re-aligned within the site in order to improve layout.

Access to the 3 units at the rear will be more direct and inclusive. The communal garden will be able to act as a truly shared space with visual connection to all the units including the Grade II listed house at the front. This will make the whole site will feel open and inviting.



WEST (EAST) ELEVATION - SITE SECTION E-E - PROPOSAL 1:100



SITE SECTION E-E - PREVIOUS APPROVED SCHEME 1:100

Materials

The choice of materials and finishes in the new block will be along the same lines as in the Approved Scheme and the one being constructed (Units 3-5). Red face brickwork with contrasting beige / sandy coloured brick quoins details to all exposed corners and linings to be used to form a decorative string course detail to all elevations.

Roof to be red / brown clay tiles (exact colour to be agreed) and all windows to be white painted timber sash type to match units 3-5. Two dormers on roof to be finished in clay tiles with a vertical tile face. Fascia to have curved white painted timber boards similar to dormers further down South Street.

Simple porch canopy above main entrance door to be in timber construction with white painted support brackets, fascia and horizontal slatlap timber boarding. Doors will be painted timber (contrasting colour).

Bin and bike stores will be part white rendered walls and good quality timber construction. Lightweight timber roofs with lead lookalike roofing membrane.

AMENDMENTS	DATE
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A	Site plan updated	03.07.13
B	Layout updated	24.07.13
C	PLANNING APPLICATION	31.07.13
D	Planning Amendment	18.10.13

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PROJECT
Redevelopment proposal for
23 South Street,
Havant
PO9 1BU

DRAWING TITLE
SITE SECTION E-E - WEST ELEVATION
APPROVED SCHEME AND PROPOSAL

DATE	03.05.2013
SCALE	1:100 @ A1
DRAWING No.	13A_015 010
REVISION	D

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