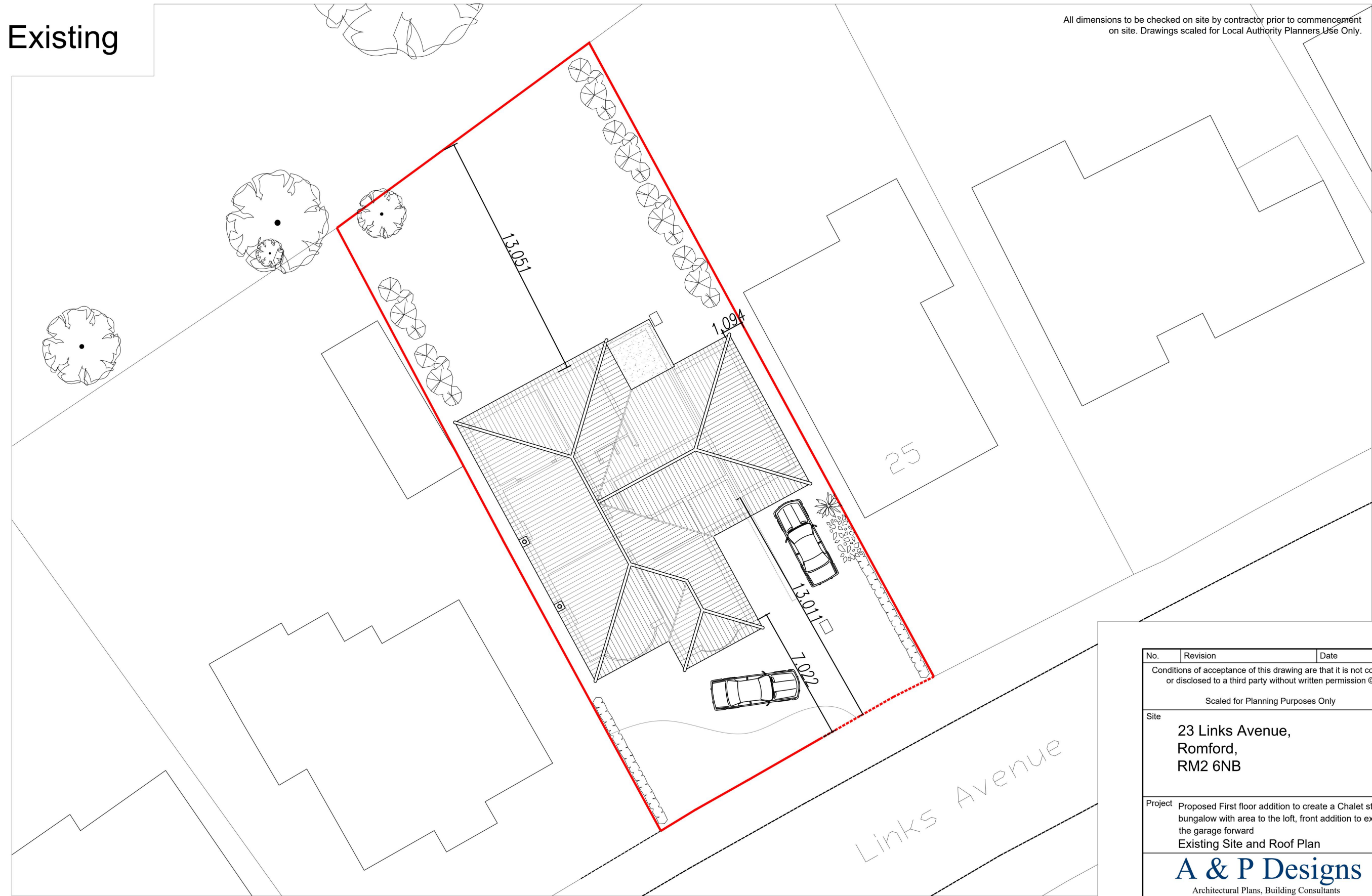
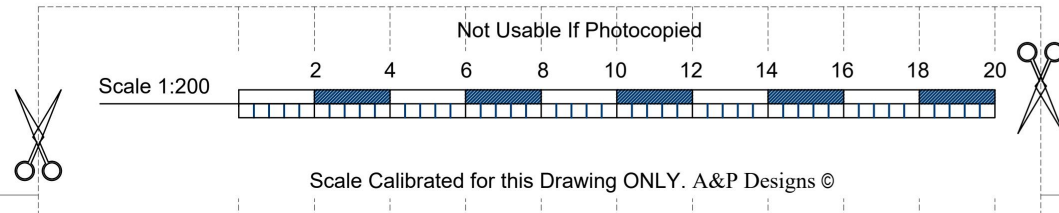
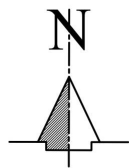


Existing

All dimensions to be checked on site by contractor prior to commencement on site. Drawings scaled for Local Authority Planners Use Only.



Site Plan
Scale 1:200



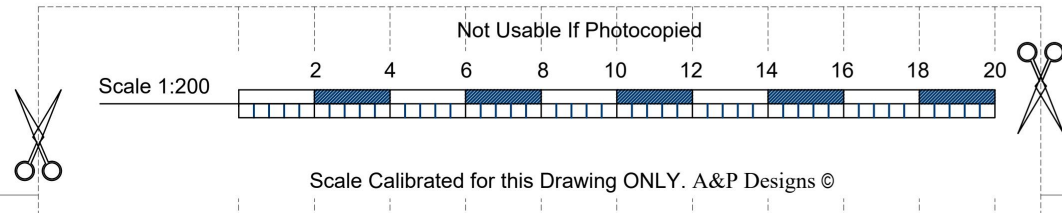
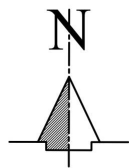
No.	Revision	Date								
Conditions of acceptance of this drawing are that it is not copied or disclosed to a third party without written permission ©										
Scaled for Planning Purposes Only										
Site	23 Links Avenue, Romford, RM2 6NB									
Project	Proposed First floor addition to create a Chalet style bungalow with area to the loft, front addition to extend the garage forward Existing Site and Roof Plan									
A & P Designs Architectural Plans, Building Consultants & Surveyors Telephone; 01245 268886 E-mail: info@aandpdesigns.co.uk www.aandpdesigns.com										
Job/ Drawing No.	6185/02	Drawn By CRW								
Scale	1:200 @ A3	Rev. <table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>								
Date	May 2025									

Proposed

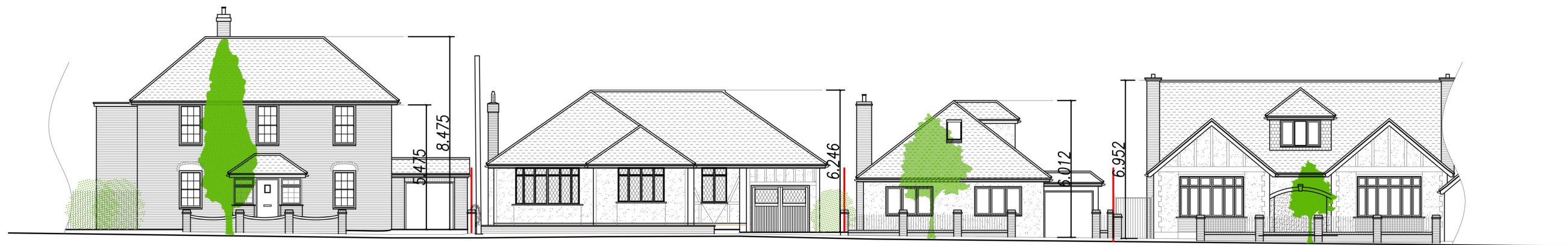
All dimensions to be checked on site by contractor prior to commencement on site. Drawings scaled for Local Authority Planners Use Only.



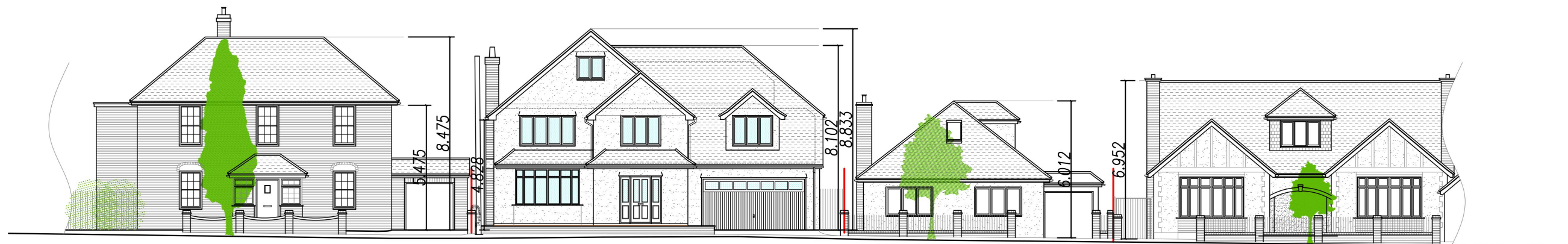
Site Plan
Scale 1:200



No.	Revision	Date			
Conditions of acceptance of this drawing are that it is not copied or disclosed to a third party without written permission ©					
Scaled for Planning Purposes Only					
Site					
23 Links Avenue, Romford, RM2 6NB					
Project					
Proposed First floor addition to create a Chalet style bungalow with area to the loft, front addition to extend the garage forward					
Proposed Site and Roof Plan					
A & P Designs					
Architectural Plans, Building Consultants & Surveyors					
Telephone: 01245 268886					
E-mail: info@aandpdesigns.co.uk					
www.aandpdesigns.com					
Job/ Drawing No.		Drawn By		Rev.	
6185/03		CRW			
Scale		Date			
1:200 @ A3		May 2025			

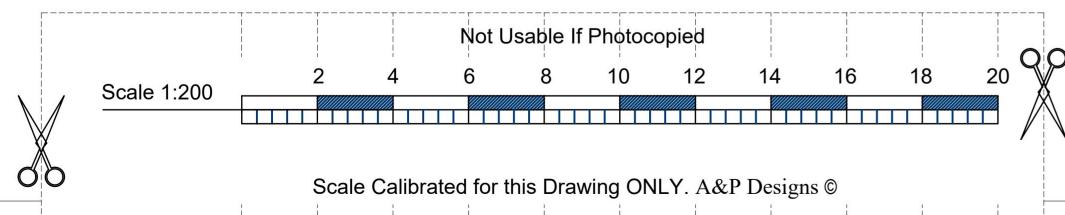


Existing



Proposed

No.	Revision	Date										
Conditions of acceptance of this drawing are that it is not copied or disclosed to a third party without written permission © 2008.												
Site	23 Links Avenue, Romford, RM2 6NB											
Project	Proposed First floor addition to create a Chalet style bungalow with area to the loft, front addition to extend the garage forward Existing & Proposed Street Scenes											
A & P Designs Architectural Plans, Building Consultants & Surveyors Telephone: 01245 268886 E-mail: info@aandpdesigns.co.uk www.aandpdesigns.com												
Job/ Drawing No.	6185/06	<table><tr><td>Drawn By</td><td>Rev.</td><td></td><td></td><td></td></tr><tr><td>CRW</td><td></td><td></td><td></td><td></td></tr></table>	Drawn By	Rev.				CRW				
Drawn By	Rev.											
CRW												
Scale	1:200 @ A3	<table><tr><td>Date</td></tr><tr><td>May 2025</td></tr></table>	Date	May 2025								
Date												
May 2025												



Existing

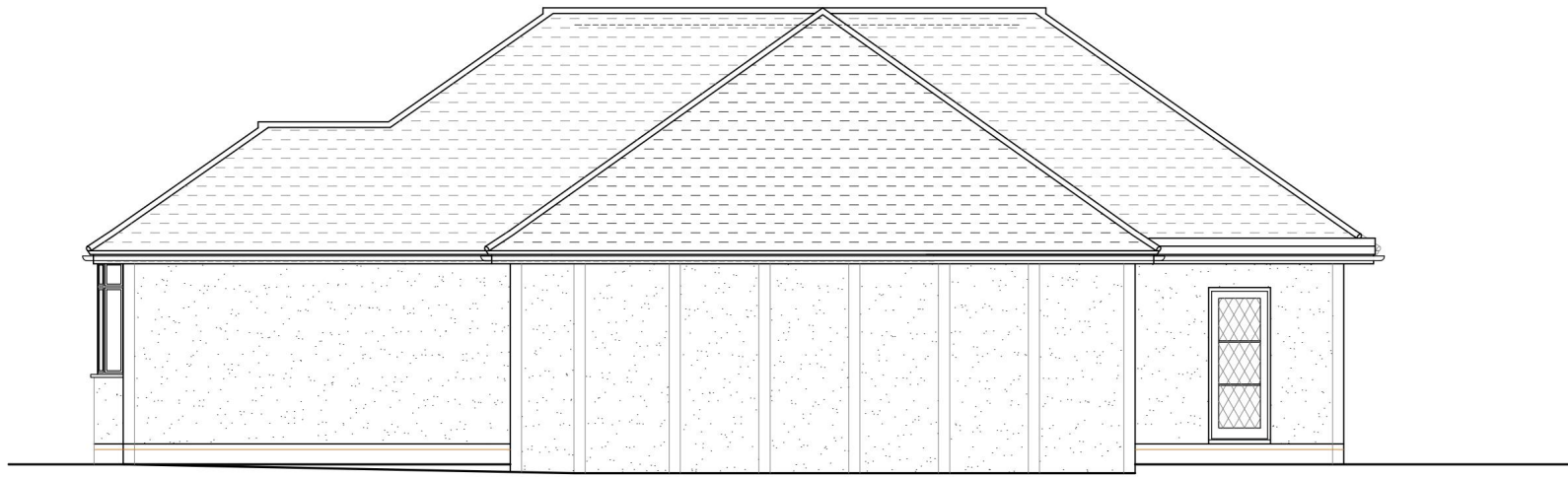
All dimensions to be checked on site by contractor prior to commencement on site. Drawings scaled for Local Authority Planners Use Only.



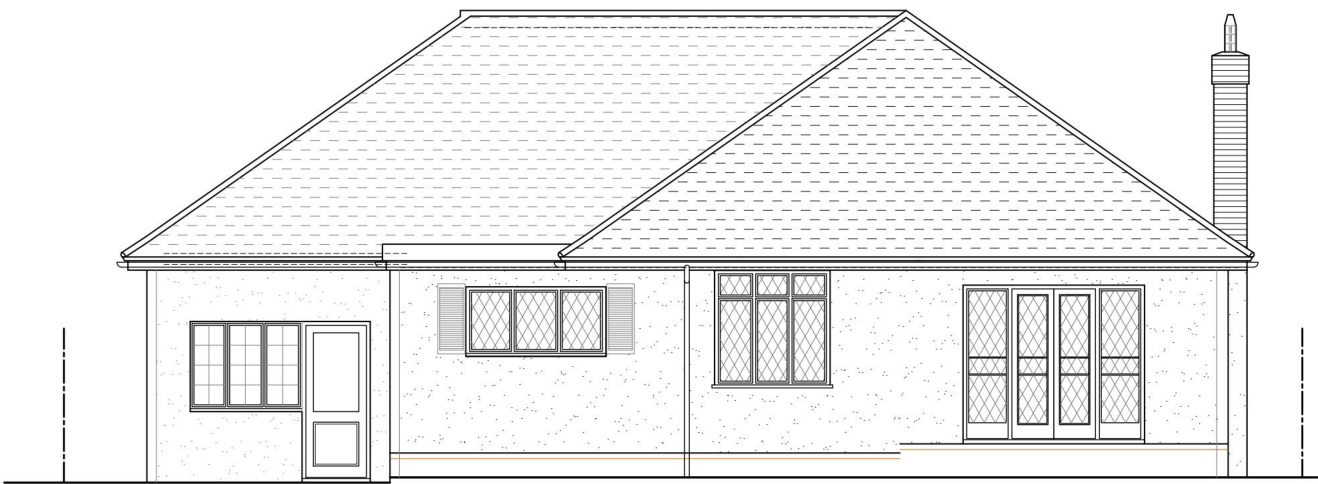
Front Elevation

Materials

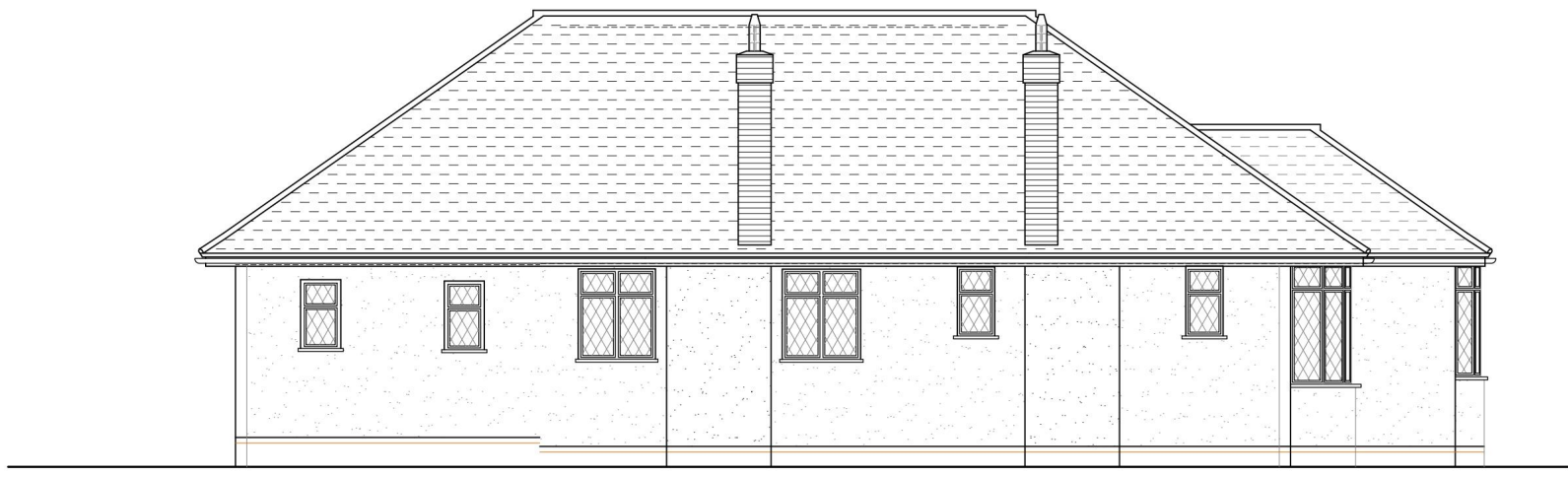
Walls; White textured render with mock tudor style timber details
Fenestration; Black crittall windows
Roof; Red clay plain tiles



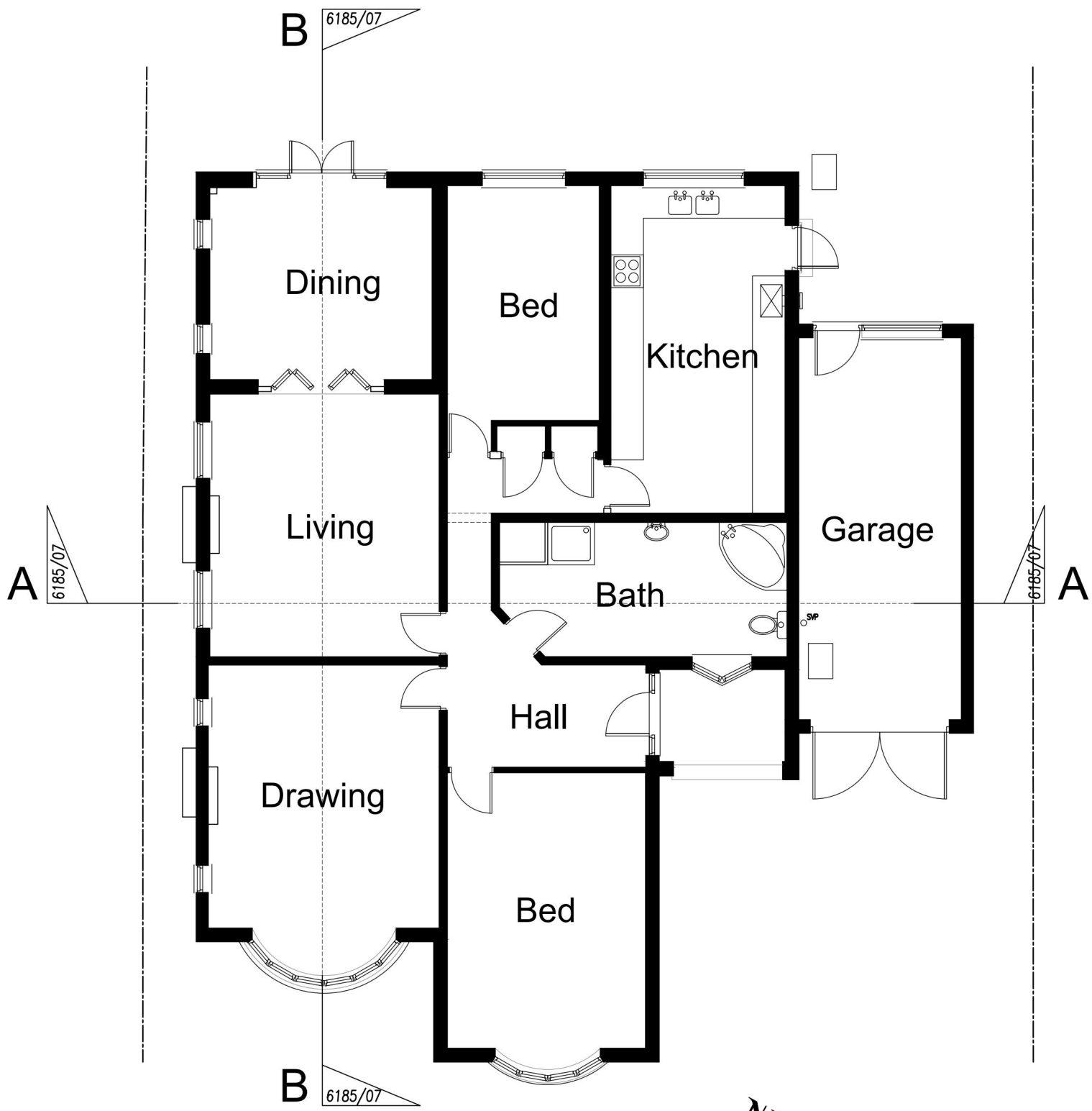
East Side Elevation



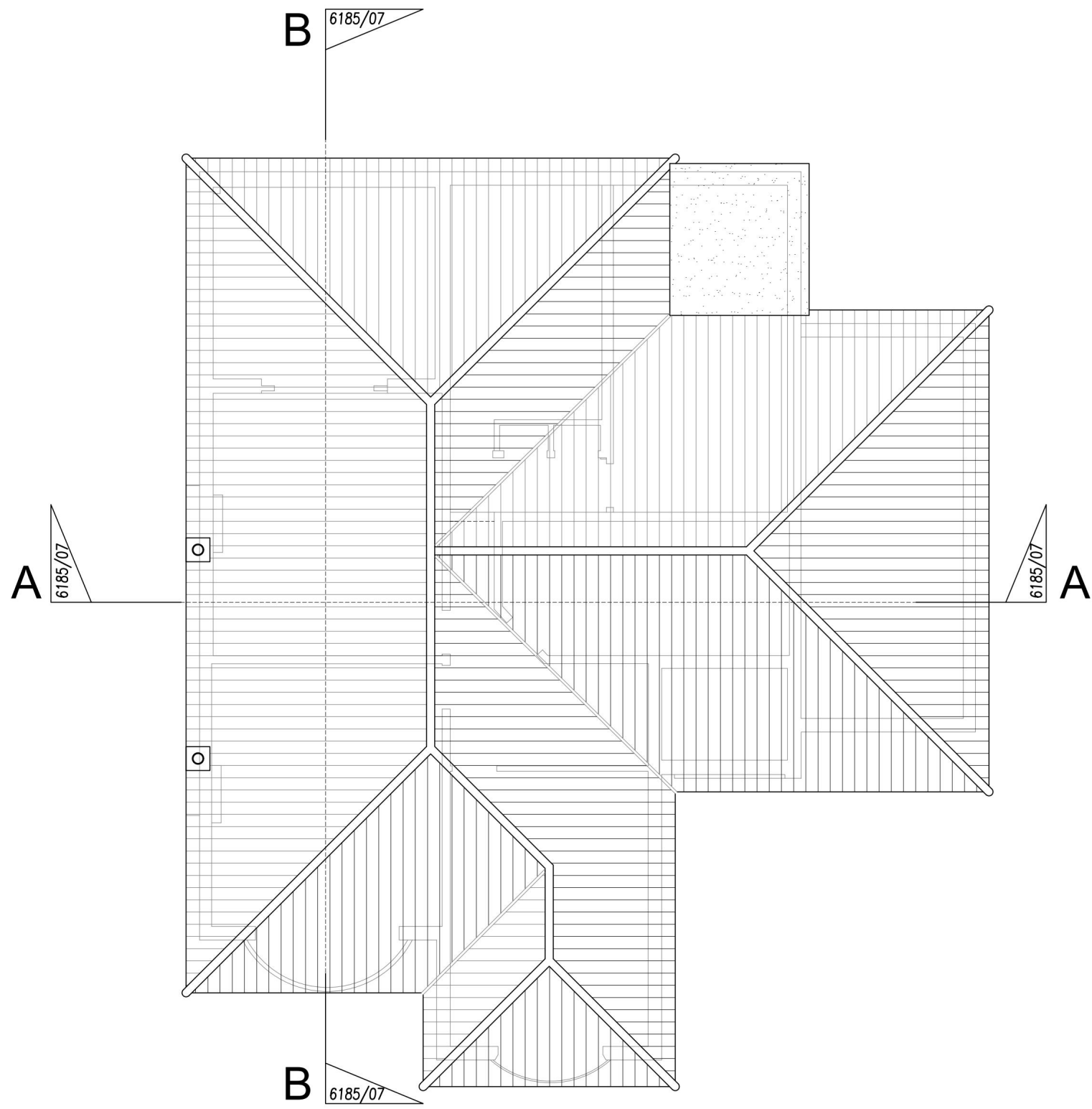
Rear Elevation



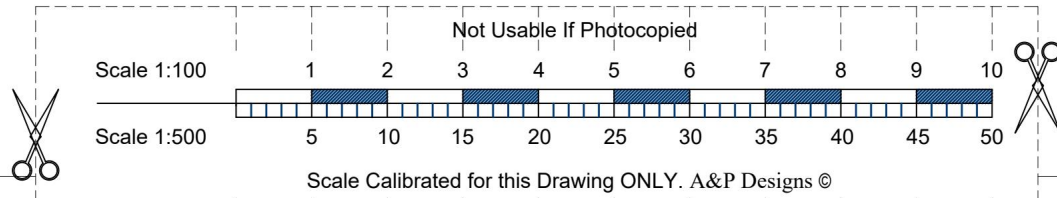
West Side Elevation



Ground Floor Plan
170.47 Sqm



Roof Plan



Sectional dividers added.		18.06.2025	
No.	Revision	Date	
Conditions of acceptance of this drawing are that it is not copied or disclosed to a third party without written permission © 2024.			
Site			
23 Links Avenue, Romford, RM2 6NB			
Project			
Proposed First floor addition to create a Chalet style bungalow with area to the loft, front addition to extend the garage forward			
Existing Plans & Elevations			
A & P Designs			
Architectural Plans, Building Consultants & Surveyors Telephone: 01245 268886 E-mail: info@aandpdesigns.co.uk www.aandpdesigns.com			
Job/ Drawing No.		Drawn By	
6185/04		CRW	
Scale		Date	
1:100 @ A1		March 2025	

Proposed
New work shown hatched,
demolished shown dashed

All dimensions to be checked on site by contractor prior to commencement
on site. Drawings scaled for Local Authority Planners Use Only.



Front Elevation

Materials

Walls; White/Cream smooth coat render
Fenestration; White / Light Grey composite Heritage flush
Roof; Red clay plain tiles to match existing



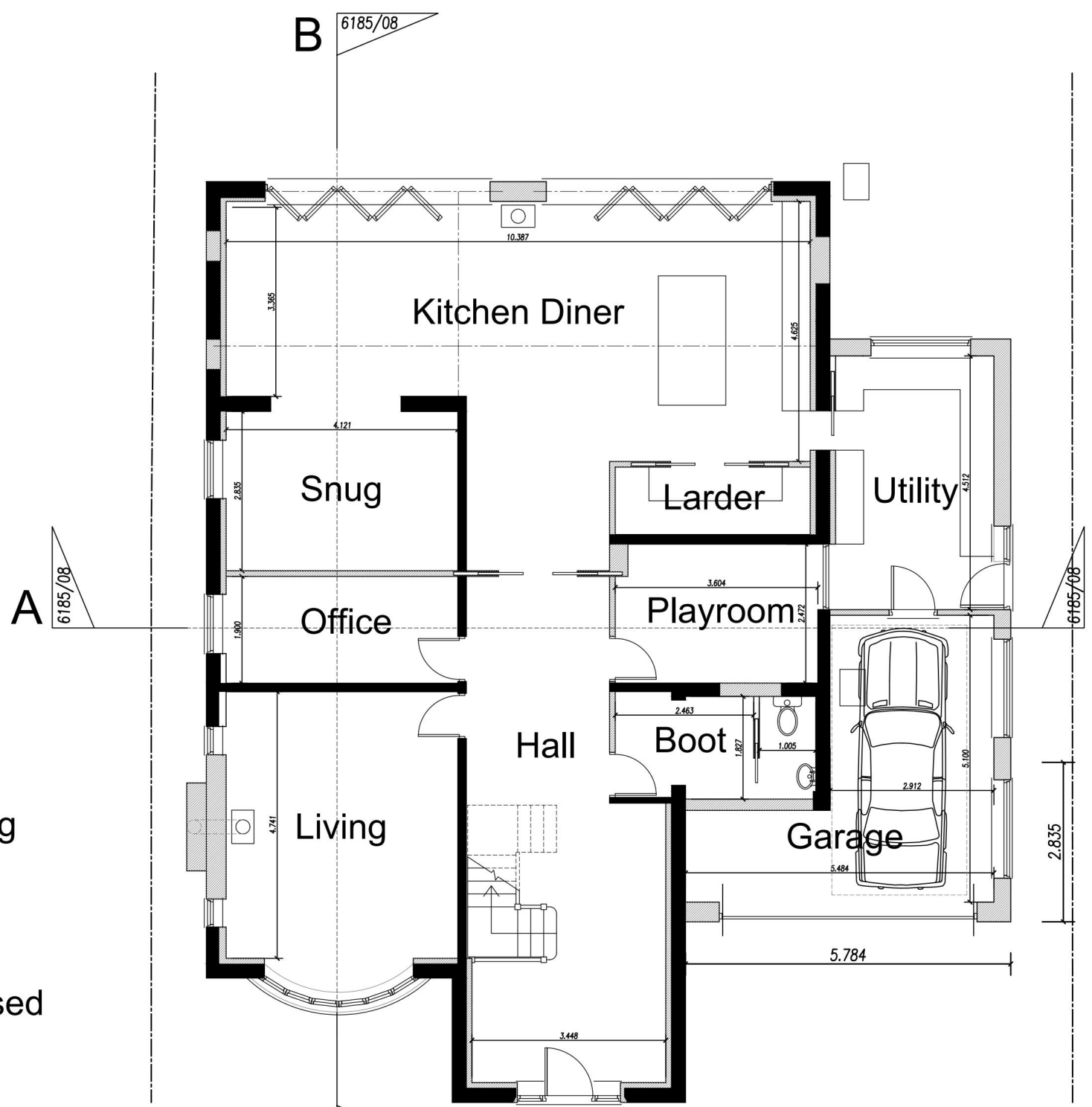
East Side Elevation



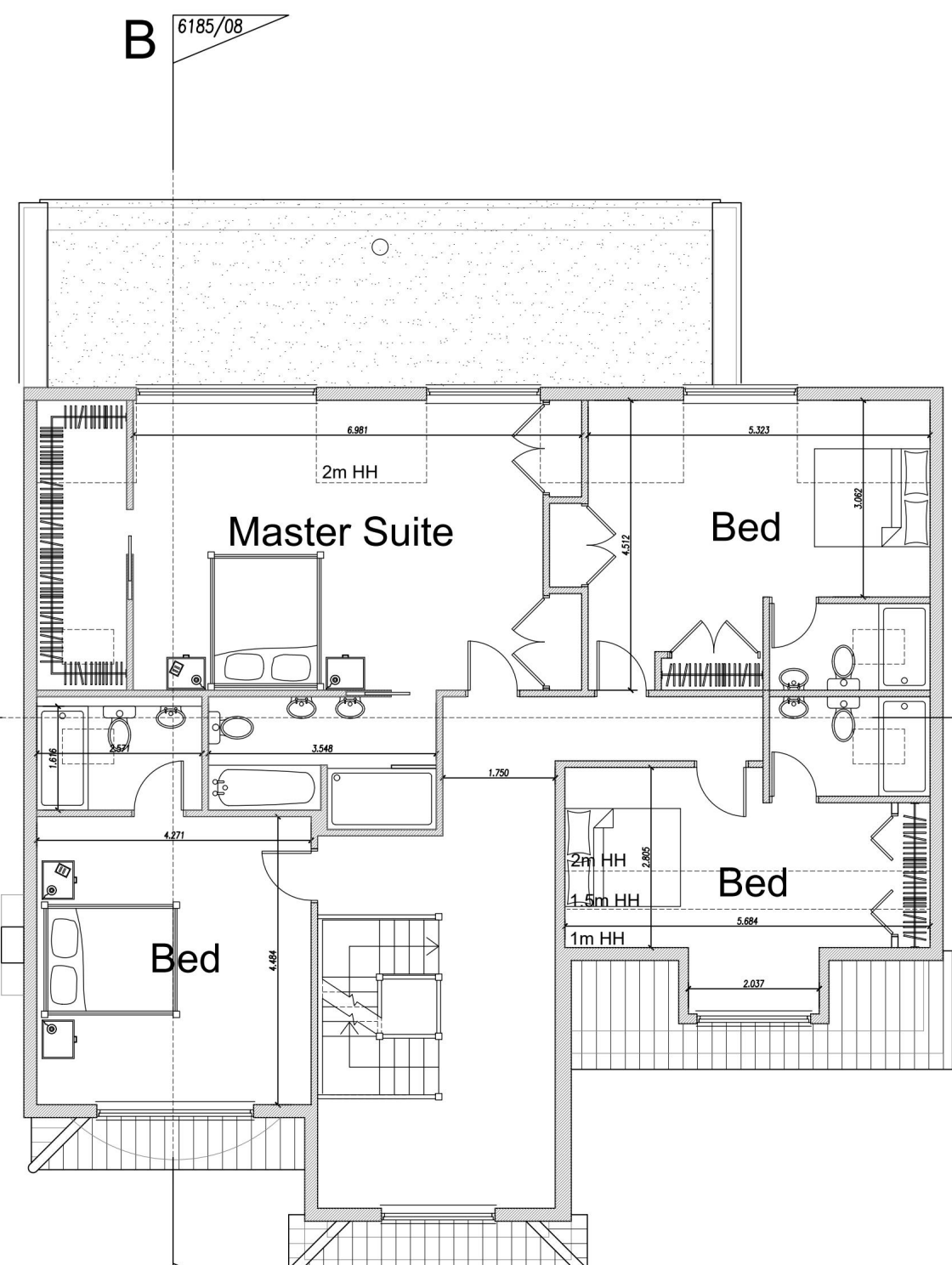
Rear Elevation



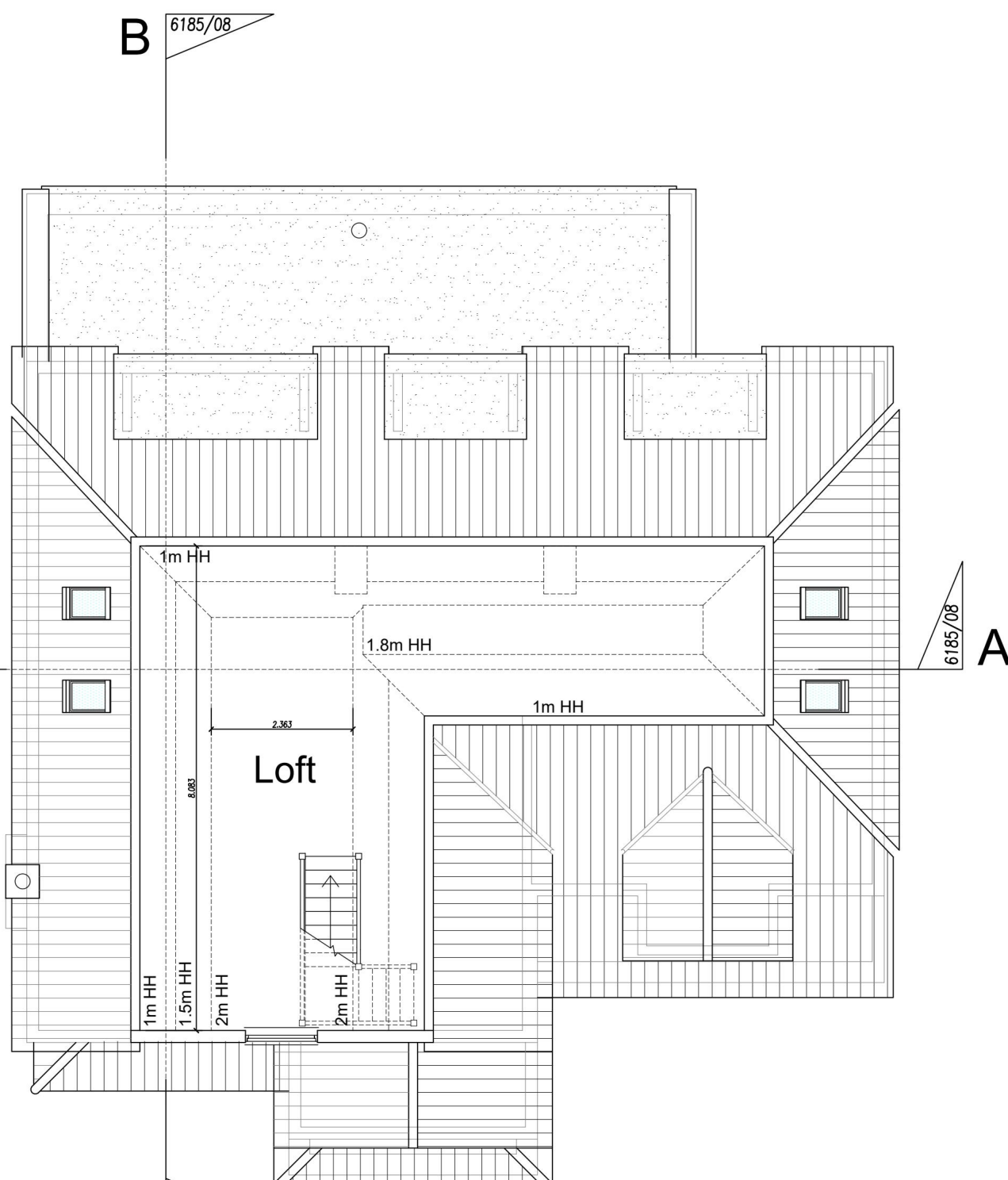
West Side Elevation



Ground Floor Plan
178.20 Sqm
Total - 378.79 Sqm



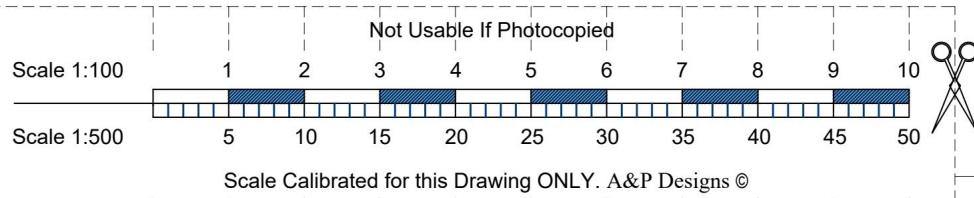
First Floor Plan
146.15 Sqm



Second Floor Plan
54.44 Sqm

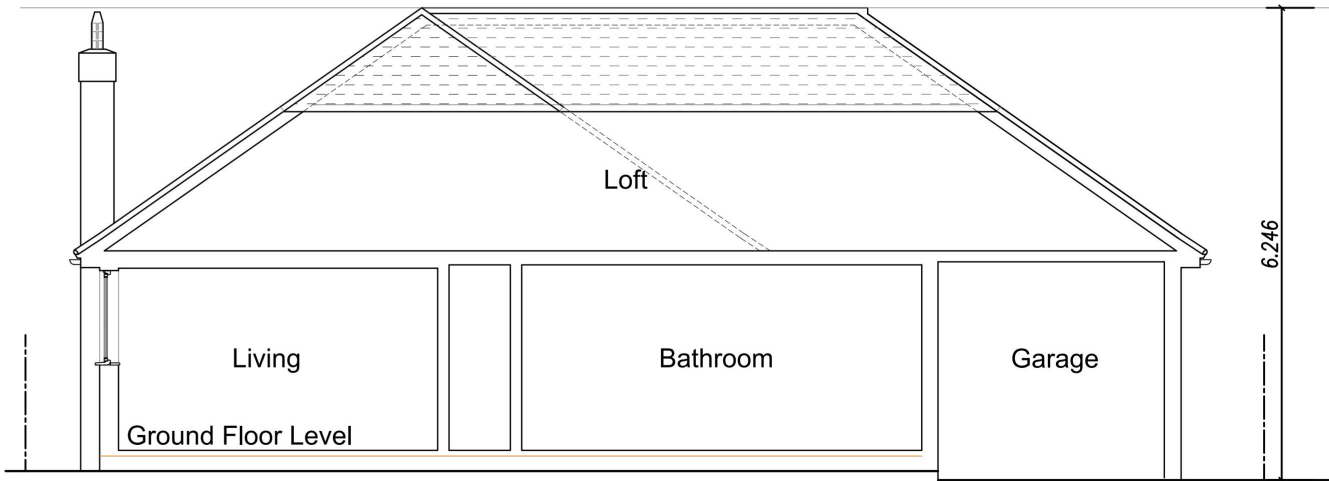
Existing
Proposed

A Sectional dividers added. 18.06.2025		
No.	Revision	Date
Conditions of acceptance of this drawing are that it is not copied or disclosed to a third party without written permission © 2024.		
Site 23 Links Avenue, Romford, RM2 6NB		
Project Proposed First floor addition to create a Chalet style bungalow with area to the loft, front addition to extend the garage forward		
Proposed Plans & Elevations		
A & P Designs Architectural Plans, Building Consultants Telephone: 01245 268886 E-mail: info@aandpdesigns.co.uk www.aandpdesigns.com		
Job/ Drawing No.	Drawn By	Rev
6185/05	CRW	A
Scale	Date	
1:100 @ A1	March 2025	

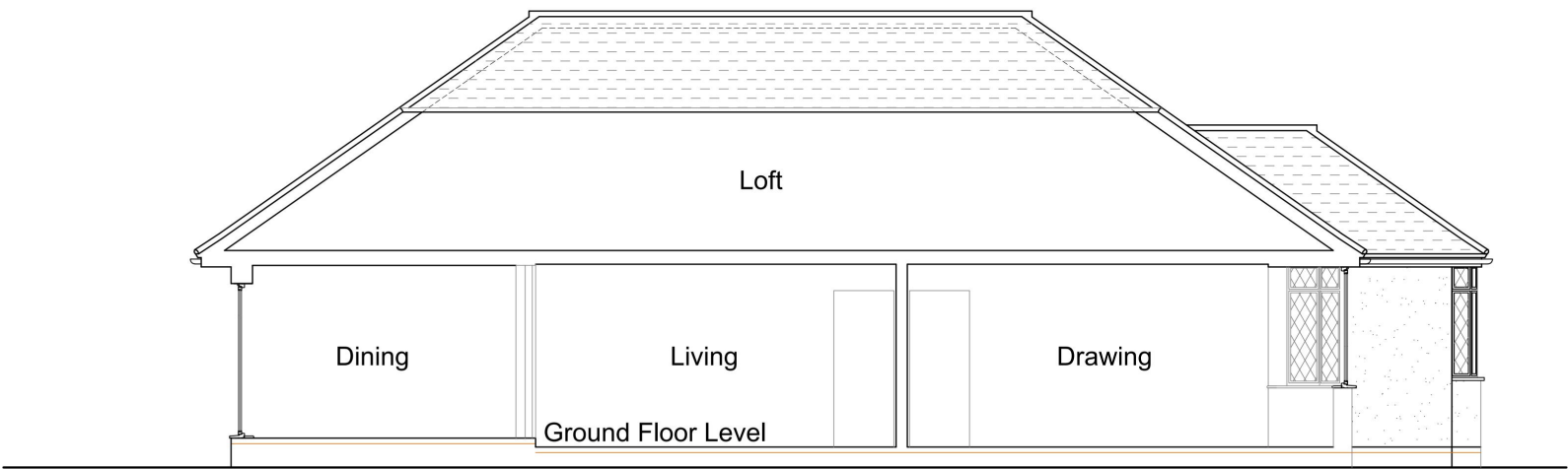


Existing

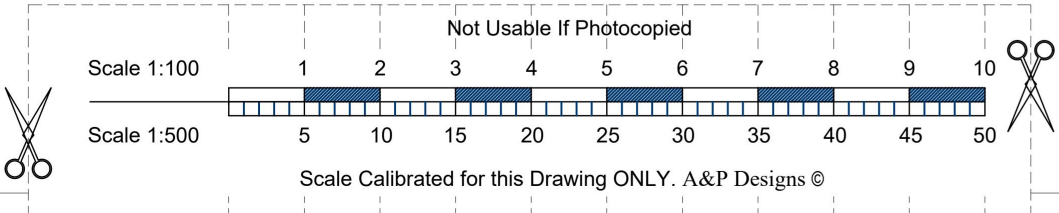
All dimensions to be checked on site by contractor prior to commencement on site. Drawings scaled for Local Authority Planners Use Only.



Section A - A



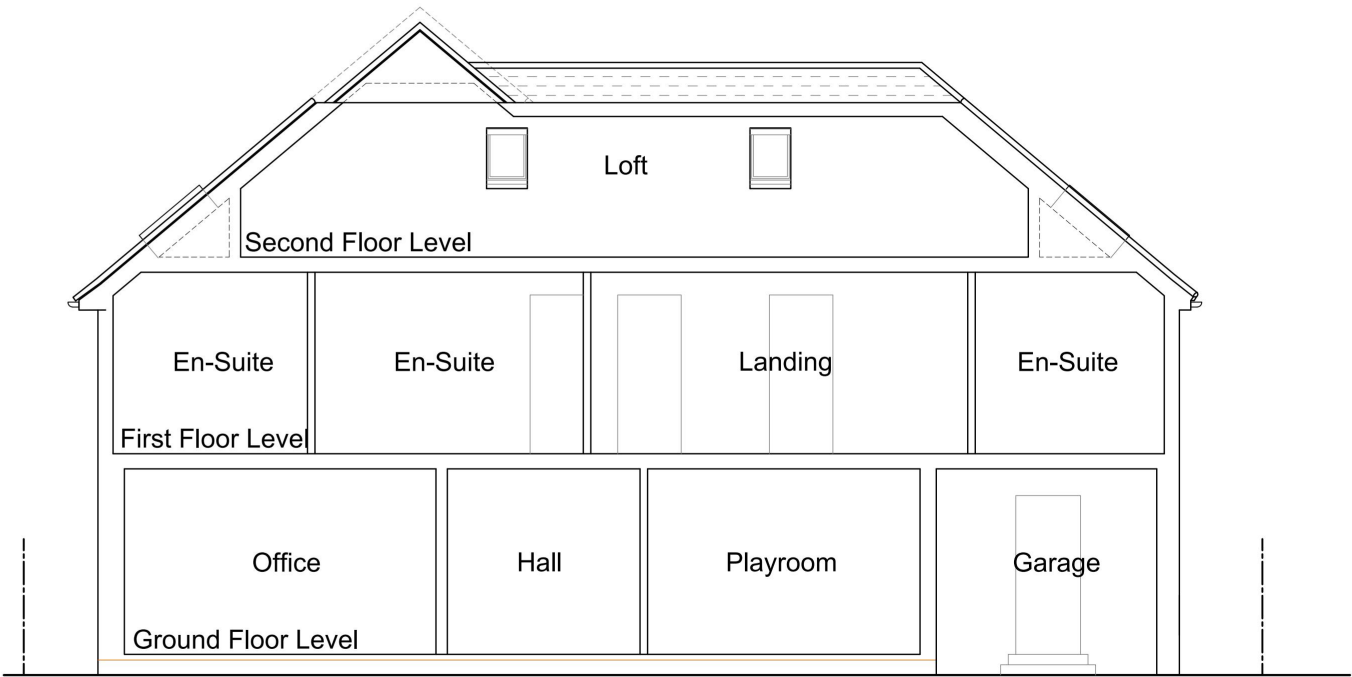
Section B - B



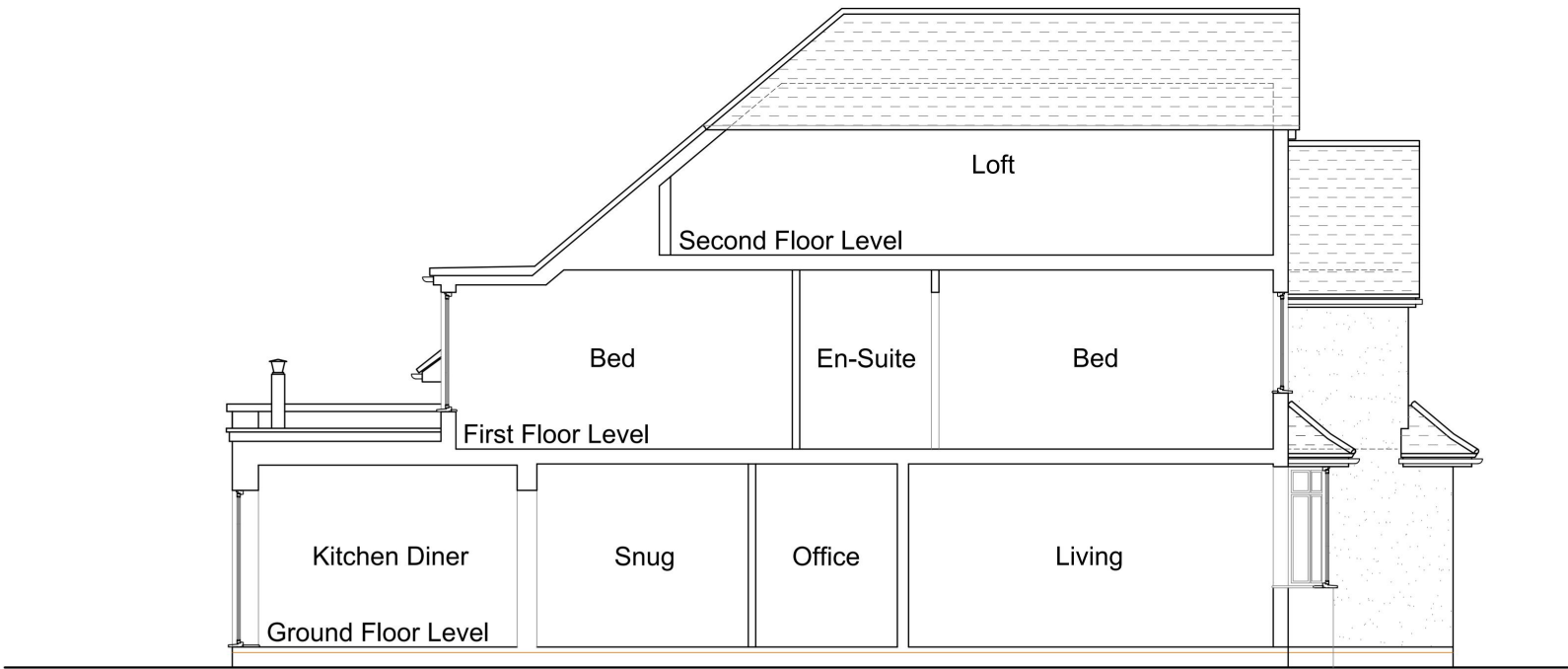
No.	Revision	Date								
Conditions of acceptance of this drawing are that it is not copied or disclosed to a third party without written permission © 2024.										
Site	23 Links Avenue, Romford, RM2 6NB									
Project	Proposed First floor addition to create a Chalet style bungalow with area to the loft, front addition to extend the garage forward Existing Sectional Elevations									
A & P Designs Architectural Plans, Building Consultants & Surveyors Telephone: 01245 268886 E-mail: info@aandpdesigns.co.uk www.aandpdesigns.com										
Job/ Drawing No.	6185/07	Drawn By CRW								
Scale	1:100 @ A3	Rev. <table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>								
Date		June 2025								

Proposed

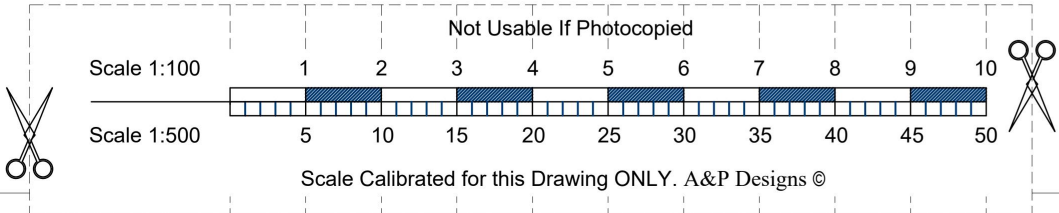
All dimensions to be checked on site by contractor prior to commencement on site. Drawings scaled for Local Authority Planners Use Only.



Section A - A



Section B - B



No.	Revision	Date
Conditions of acceptance of this drawing are that it is not copied or disclosed to a third party without written permission © 2024.		
Site	23 Links Avenue, Romford, RM2 6NB	
Project	Proposed First floor addition to create a Chalet style bungalow with area to the loft, front addition to extend the garage forward Proposed Sectional Elevations	
A & P Designs Architectural Plans, Building Consultants & Surveyors Telephone; 01245 268886 E-mail: info@aandpdesigns.co.uk www.aandpdesigns.com		
Job/ Drawing No.	Drawn By	Rev.
6185/08	CRW	
Scale	Date	
1:100 @ A3	June 2025	