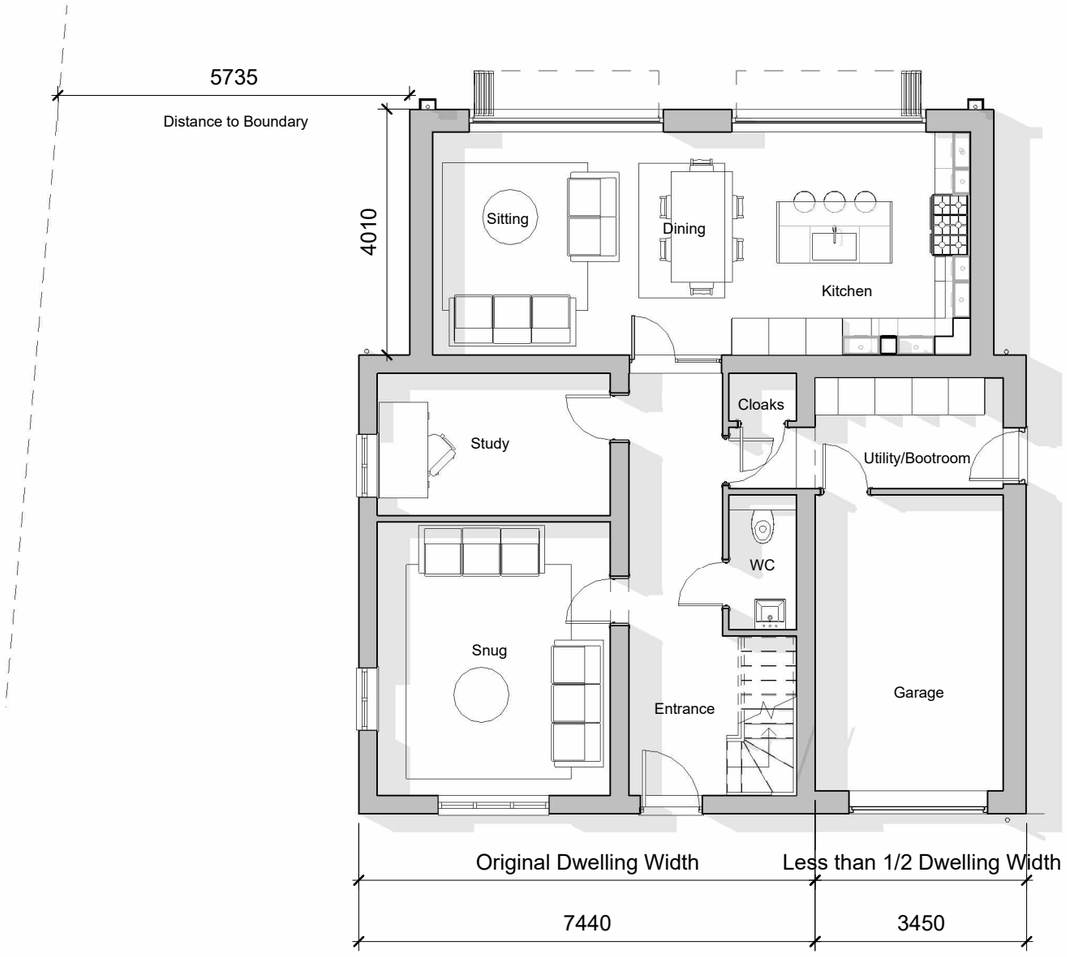
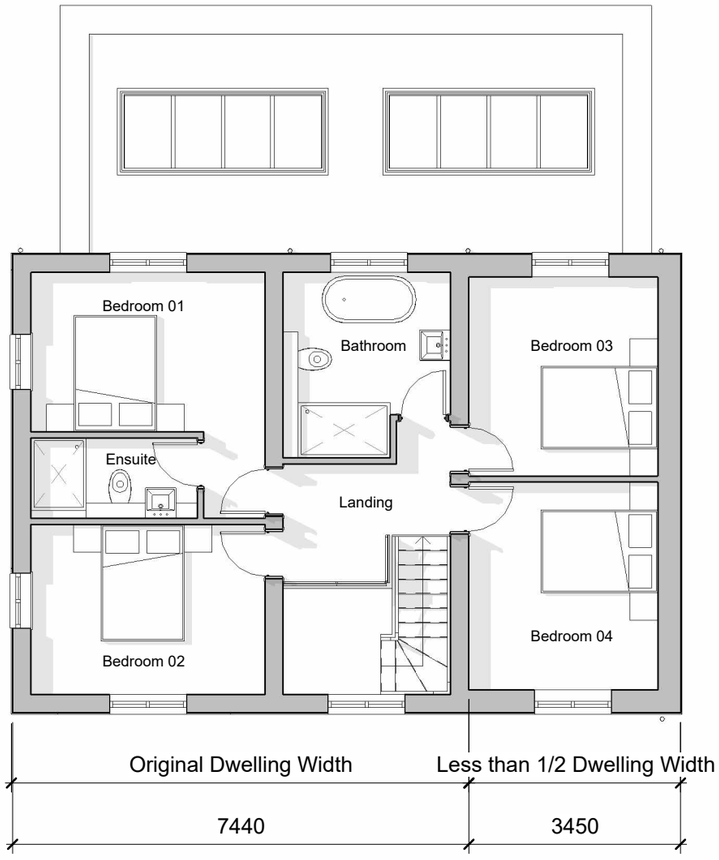
Rear Extension

Any extensions within one metre of the boundary will normally be limited to a maximum of 3.5 metres in length. For every additional metre from the boundary this can be increased by one metre.



Proposed - Ground Floor Plan

Scale: 1 : 100



Proposed - First Floor Plan

Scale: 1 : 100

Side Extension

- *a pitched roof will normally be essential. The roof of the proposed extension should match the original in terms of pitch and shape. The ridge line should either follow, or be lower than the original dwelling;*
- *to allow for maintenance and access, it is recommended that a distance of 1m be left between the extension and the side boundary.*
- *the width of the extension should not be more than half the width of the original frontage of the property;*

GENERAL NOTE:

1. UNDER NO CIRCUMSTANCES SHOULD DIMENSIONS BE SCALED FROM THIS DRAWING 'IF IN DOUBT ASK'.
2. THE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL OTHER RELEVANT DRAWINGS AND SPECIFICATION, ANY DISCREPANCIES, ERRORS OR OMISSIONS TO BE BROUGHT TO THE ATTENTION OF 'D2 Architects'.
3. ALL DIMENSIONS ARE TO BE CHECKED PRIOR TO COMMENCEMENT.
4. THIS DRAWING IS THE PROPERTY OF 'D2 Architects' AND MUST NOT BE COPIED OR REPRODUCED EITHER IN WHOLE OR IN PART WITHOUT WRITTEN PERMISSION.

Rev:	Description:	Date:
X	First Issue	14.08.25
A	Planning Amend	23.10.25

PLANNING

Scheme Title:
Bedwell Cottage, Wrexham
Drawing Reference:
Proposed Plans

Scale @ A3: **1 : 100**
Drawn by: **TGS**
Checked by: **MOH**

Project Number:	Drawing Number:	Revision:
6685	**PL02**	**A**

ARCHITECTS

Soughton House
2 Nicholas Street Mews
Chester
Cheshire
CH1 2NS

01244 820 984

admin@d2architects.co.uk
www.d2architects.co.uk