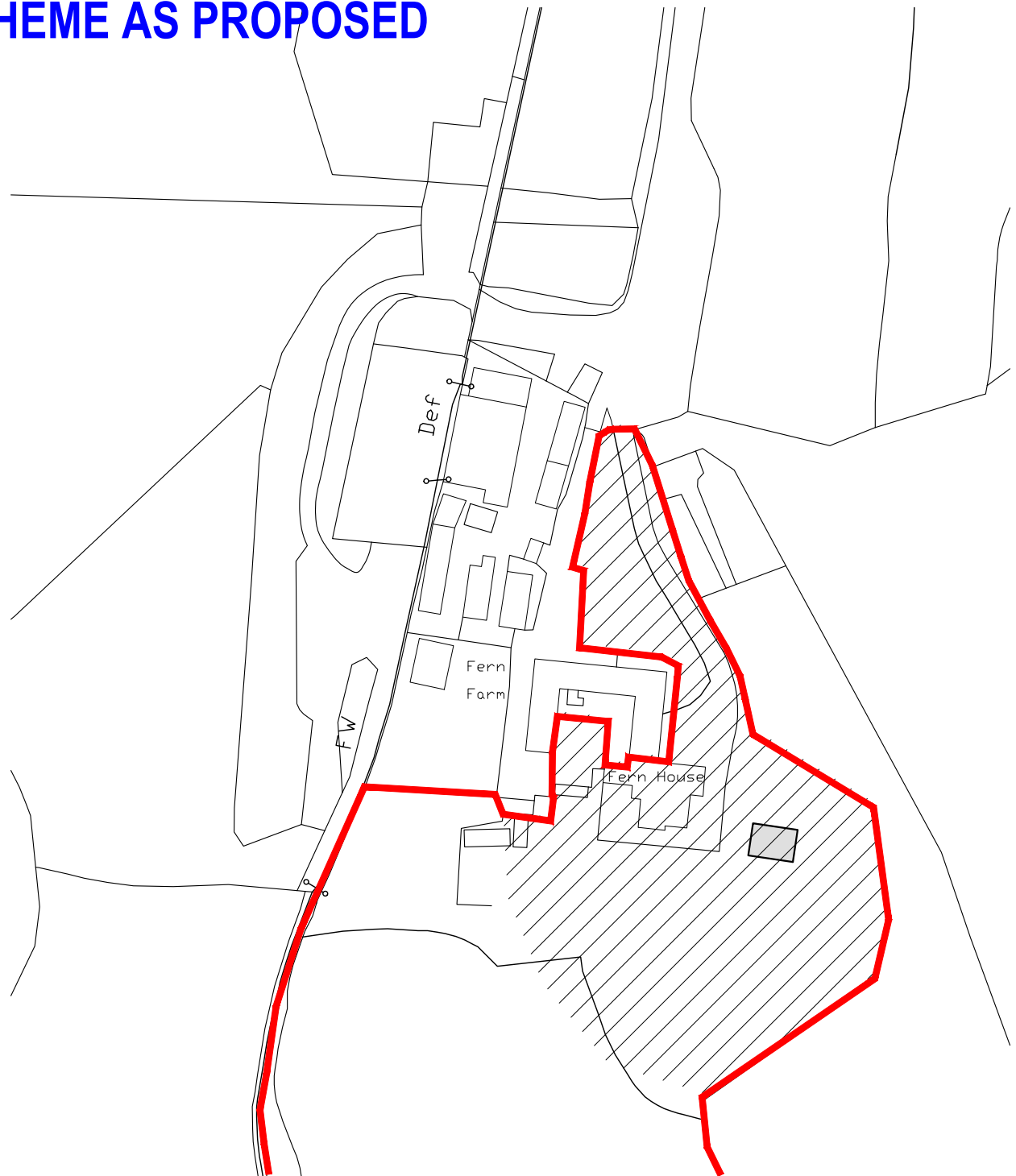
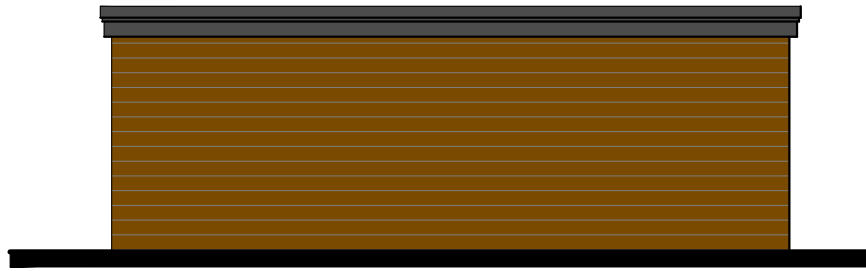
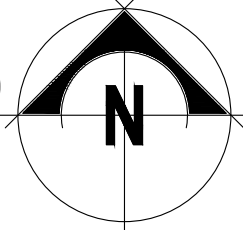


SCHEME AS PROPOSED

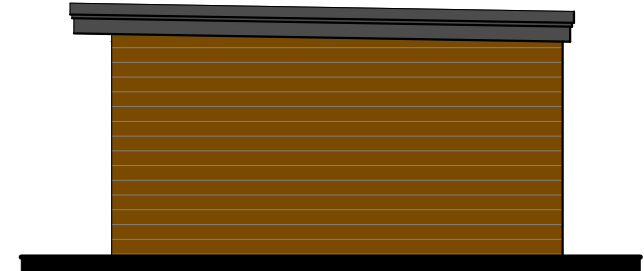


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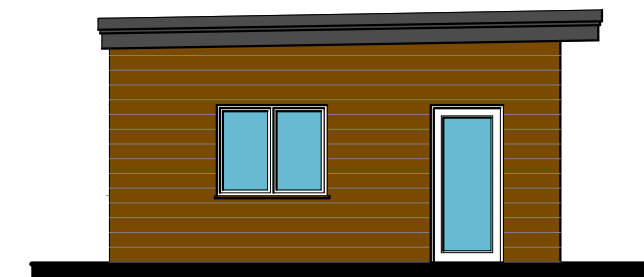
LOCATION PLAN 1 : 1250



REAR ELEVATION



SIDE ELEVATION



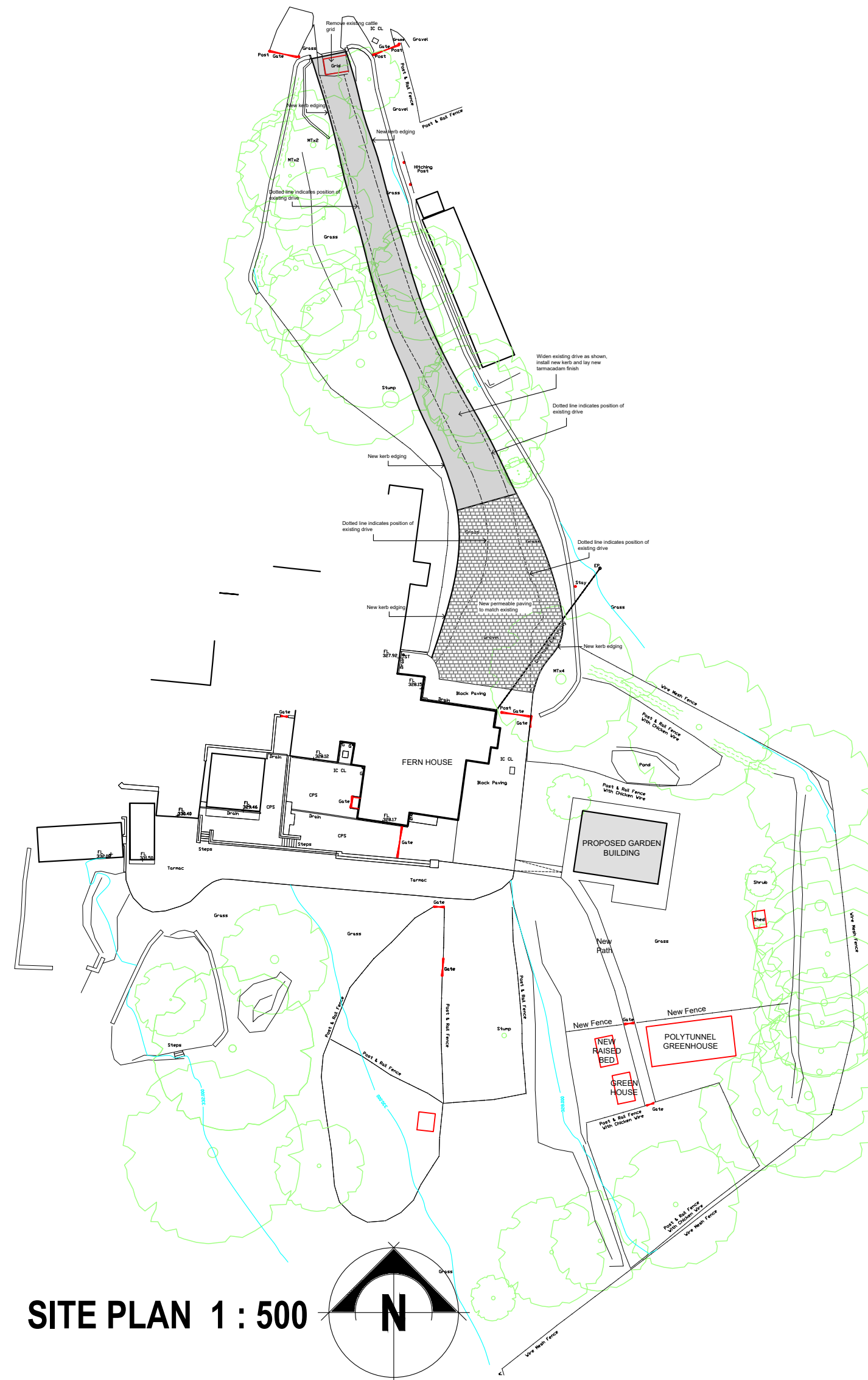
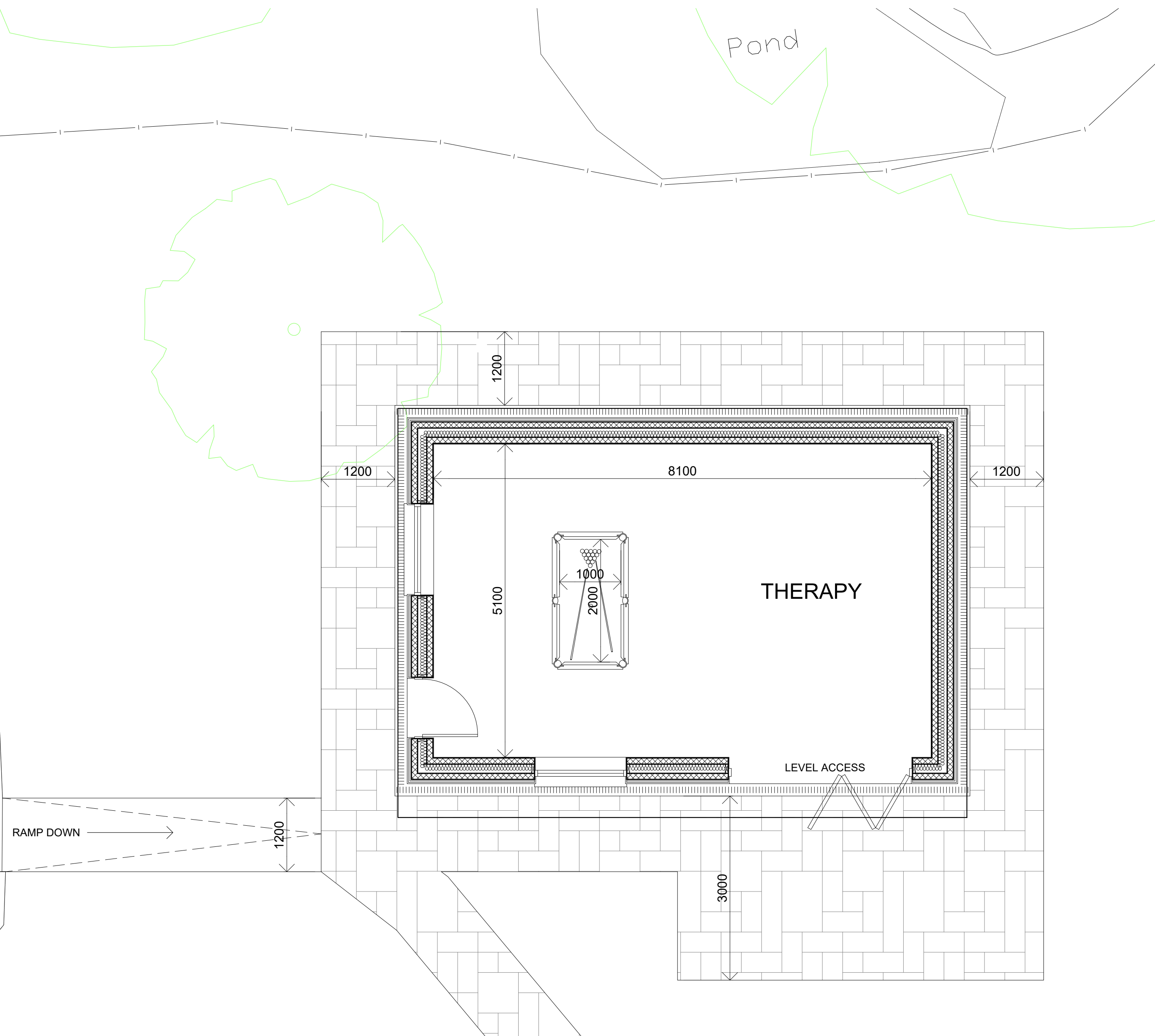
SIDE ELEVATION



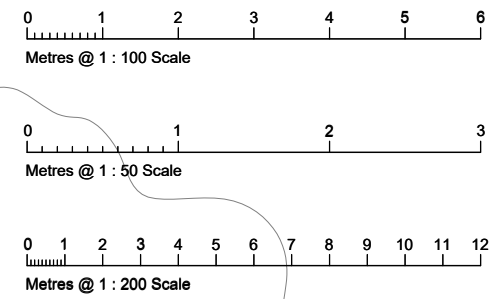
FRONT ELEVATION

FERN HOUSE

GROUND FLOOR PLAN 1:50



SITE PLAN 1 : 500



The Contractor is responsible for checking all dimensions on site prior to commencement of the works. Any errors are to be reported to Wyvern Partnership LLP as soon as possible.

Any construction work carried out prior to receiving all necessary approvals for Planning and/or Building Regulations is entirely at the client's / householders risk.

All building work is to be completed to the satisfaction of the Local Authority Building Control Officer and in accordance with current Building Regulations and as such, additional unforeseen building works may be required on site.

The Contractor shall inspect all adjoining properties - when applicable - which may be affected by the works prior to commencement and must report any defects to the owner.

The Contractor shall be entirely responsible for the security, strength and stability of the building during the course of the works.

Drawings produced for the purpose of obtaining Building Regulation Approval do not constitute full working drawings.

Drawings produced for Accommodation and Suitability Reports are to be used to assess the suitability of a property to meet the needs of a client and no other purpose. All proposals are subject to a detailed survey and Local Planning Authority approval.

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Gross Internal Floor Area:
Ground Floor = XXX sq m (Excluding Garage)
First Floor = XXX sq m

Partnership LLP
Wyvern

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Client:
IRWIN MITCHELL SOLICITORS

Project:
**EXTENSION AND ADAPTATIONS TO
FERN HOUSE
FERN ROAD
BUXTON
SK17 9NP**

Drawing:
SCHEME AS PROPOSED

Project No. 13131C CH)	Dwg No. 01	Drawn By CW
Date JAN 2023	Scale 1 : 100 @ A1	

Wyvern Partnership LLP is a limited liability partnership registered in England and Wales with registered number 06420302. The firm partner is used herein to refer to a member of the Wyvern Partnership LLP.

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Partners:
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