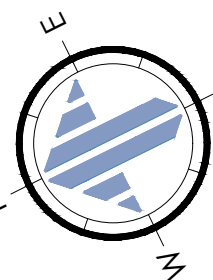


FOR PLANNING
AND LISTED
BUILDING CONSENT
PURPOSES ONLY

NOT FOR CONSTRUCTION



T7 to be cut
back by 1m on
building side

T5
Malus
C1

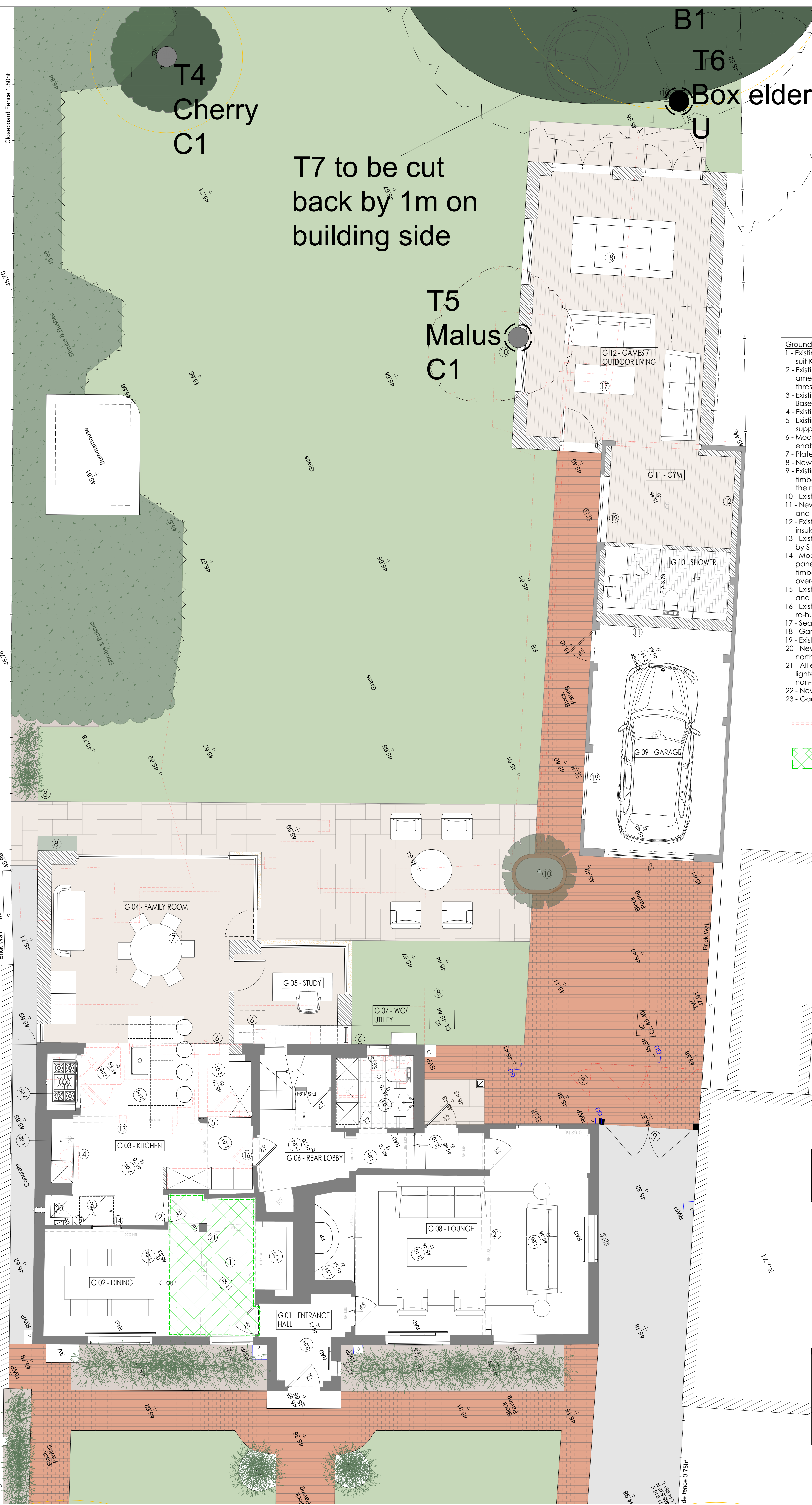
T4
Cherry
C1

T6
Box elder
U

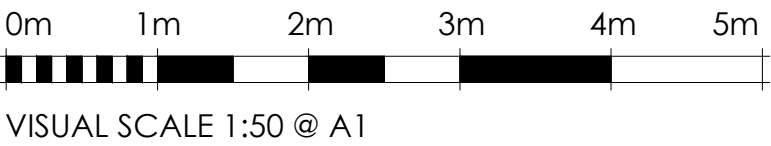
- Ground Floor General Arrangement Key:
- Existing floor to be reduced in level to suit Kitchen
 - Existing step to be omitted, and door amended to suit adjustments at the threshold
 - Existing trap hatch over stairs to Basement
 - Existing Aga to be removed
 - Existing oak timber post retained to support existing beams over
 - Modifications to existing drainage to enable construction of new extension
 - Plateau rooflight over
 - New planting beds
 - Existing gates to be removed. New timber gates to be installed in line with the rear elevation
 - Existing tree to be removed
 - New separating wall between Garage and Shower Room
 - Existing walls to be lined with thermal insulation
 - Existing oak post to be removed. TBC by Structural Engineer
 - Modern infill to be removed and glazed panel to be inserted between existing timber studs (within former door opening, overall width TBC upon opening up)
 - Existing modern finishes to be removed and new lath and plaster installed
 - Existing door to be removed and re-hung to open into the Rear Lobby
 - Seating Area
 - Games Area
 - Existing window enlarged
 - New boiler with balanced flue through north flank wall
 - All existing oak beams and posts to be lightened, using a chemical-free, non-abrasive treatment
 - New Garden Outbuilding
 - Gardener's WC

Red dashed lines denote elements to be removed/demolished

Cross hatch denotes extent of floor to be lowered to suit Kitchen



GROUND FLOOR GENERAL ARRANGEMENT - AS PROPOSED
SCALE @ 1:50 ON AN A1 SHEET



REV.	DATE.	BY.	AMENDMENT.	CHK.
*	*	*	*	*

PLANNING



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NOTES:
DO NOT SCALE OFF THIS DRAWING UNLESS FOR PLANNING PURPOSES.
CHECK ALL DIMENSIONS ON SITE BEFORE ANY WORK IS COMMENCED.
ALL GOODS MATERIALS AND WORKMANSHIP MUST CONFORM WITH
CURRENT BUILDING REGULATIONS, BRITISH STANDARDS AND CODES OF
PRACTICE.

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WITHOUT WRITTEN CONSENT.

CLIENT:
Mr. & Mrs. Nunn

PROJECT:
Crosskeys
76 High Street
Lindfield
West Sussex, RH16 2HP

DRAWING:
Ground Floor General Arrangement
As Proposed

DATE: 08.05.2026	SCALE AT A1: 1:50	DRAWN BY: RH CHECKED BY: MC
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JOB NO. GH712	DRAWING NO. PL.002	REV. *
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