

- NOTES** AEWTP029C
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CDM 2015

Client notified of duties: **TBC**
 Principal Designer: **TBC**

Unless noted below, all known hazards have been highlighted on the drawing:

**Red line site boundary:
7.07 acres / 2.86 ha**

P01	30/11/23	ES	AL
Initial Issue			
REV	Date	Drawn by: -	Checked by: -
Status Purpose of Issue			
S4	For Approval		
drawing stage	RIBA Stage 3 - Planning		
client			
Stockport Council			
project			
Cheadle Eco Business Park			
drawing title			
Site Location Plan			
date	30/11/23	drawn	ES
scale@A3	1:1250	checked	AL

Job No **12153-AEW-SI-XX-DR-A-0501**
 Rev **P01**
 aew architects
 0161 214 4370
 www.aewarchitects.com
 AEW Reference Number

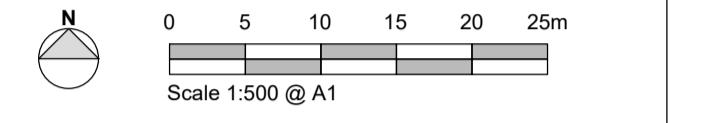


Red line site boundary:
7.07 acres / 2.86 ha

NOTES AEWTP026C

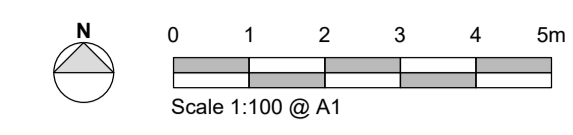
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- Existing Buildings
- Existing Vegetation

P01	30/11/23	ES	AL
Initial Issue			
REV	Date	Drawn by:-	Checked by:-
S4			
Status Purpose of Issue			
drawing stage RIBA Stage 3 - Planning			
client			
Stockport Council			
project			
Cheadle Eco Business Park			
drawing title			
Existing Site Plan			
date	30/11/23	drawn	ES
scale@A1	1:500	checked	AL



NOTES AEWTP026C

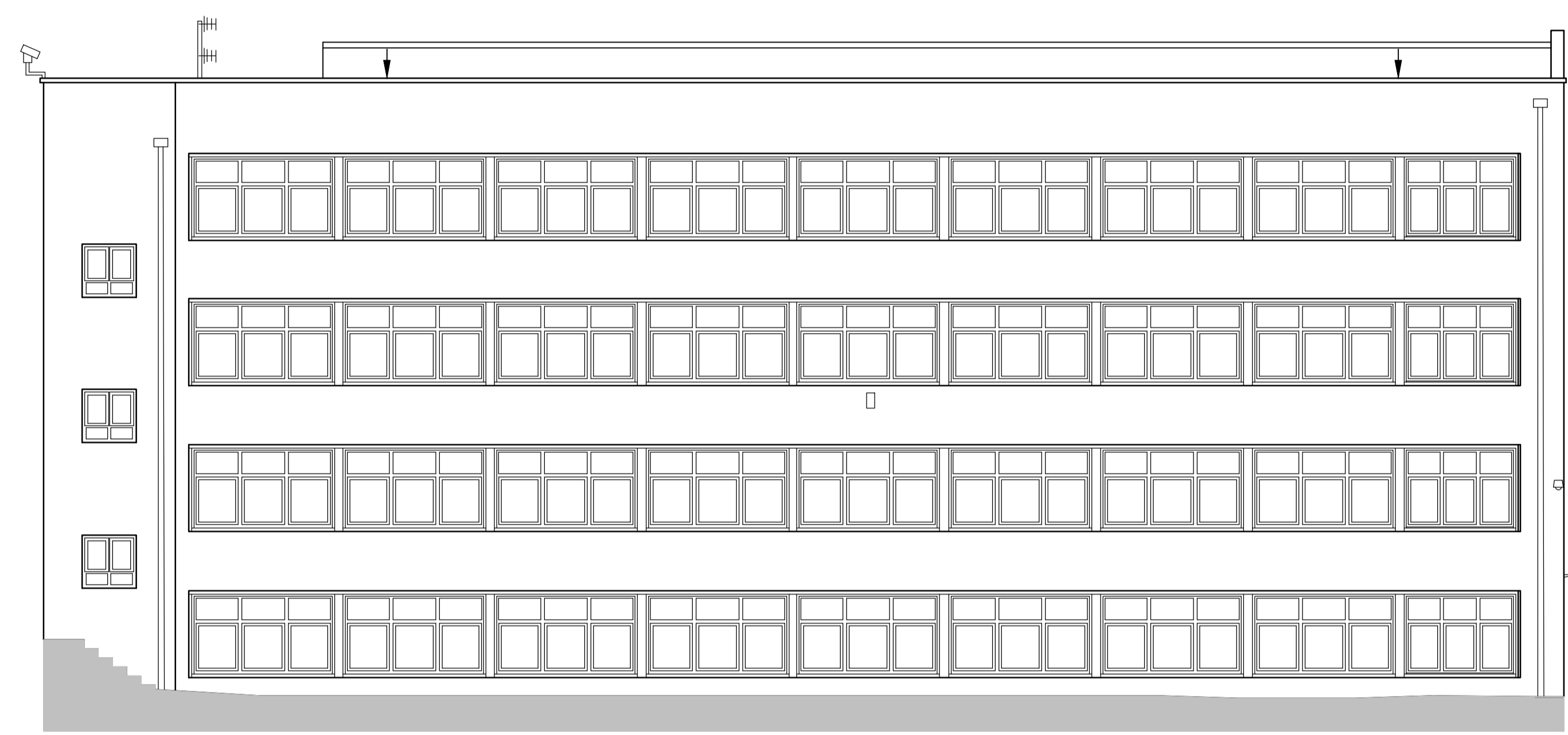
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CDM 2015

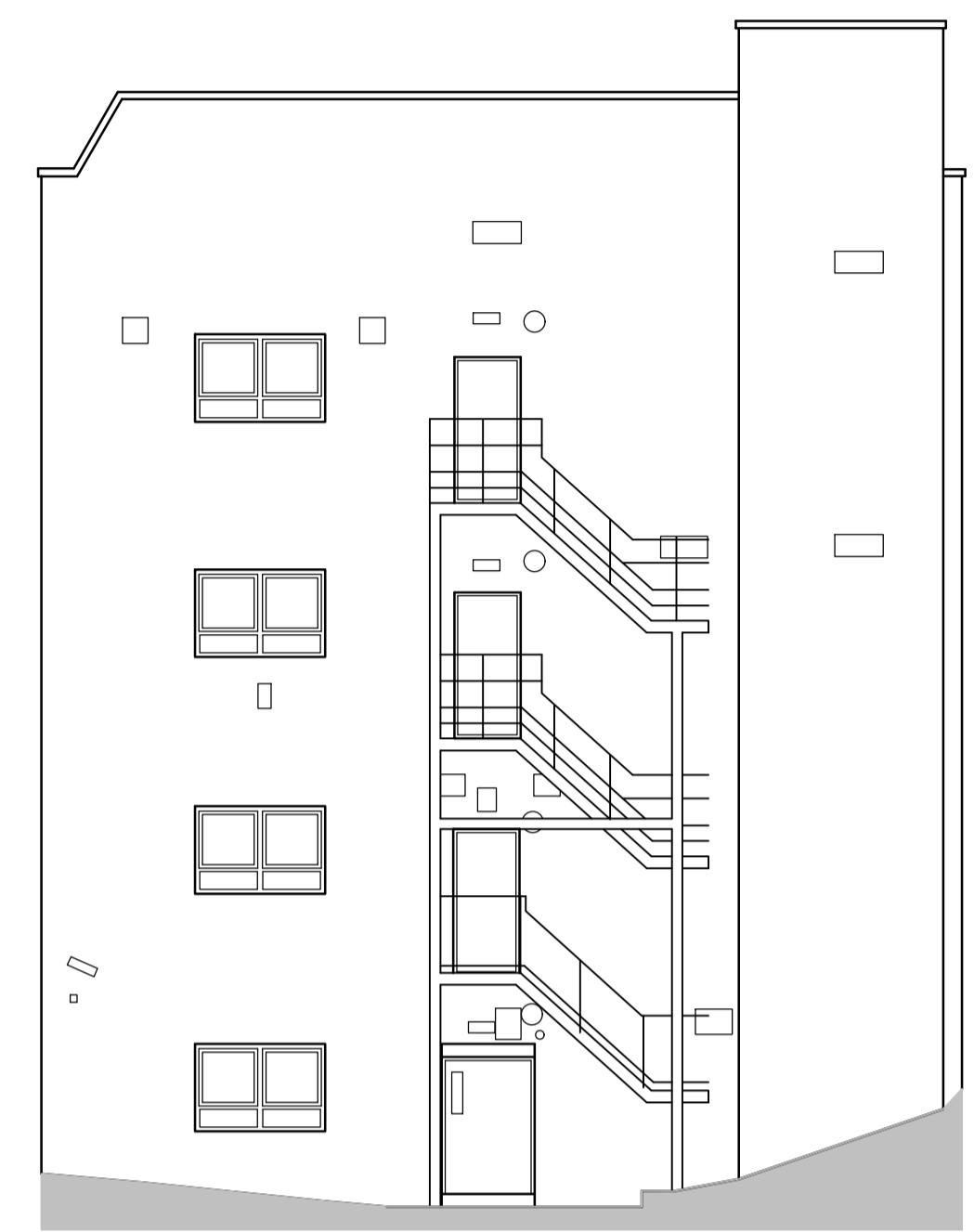
Client notified of duties: **TBC**
 Principal Designer: **TBC**

Unless noted below, all known hazards have been highlighted on the drawing:

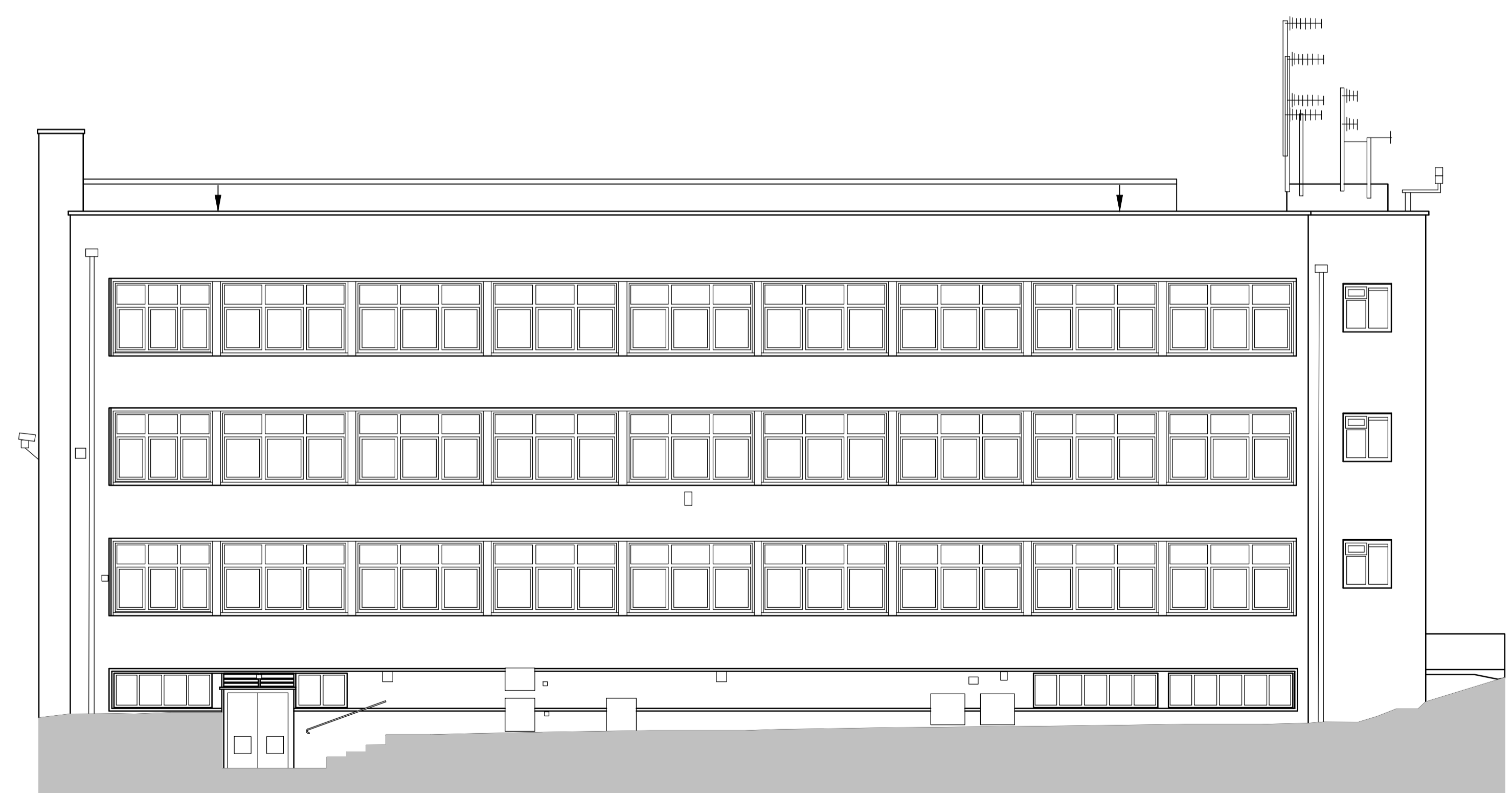
- NOTE:**
- Elevations based on CBRE drawings:
 - 0443604-E1
 - 0443604-E2
 - 0443604-E3
 - 0443604-E4



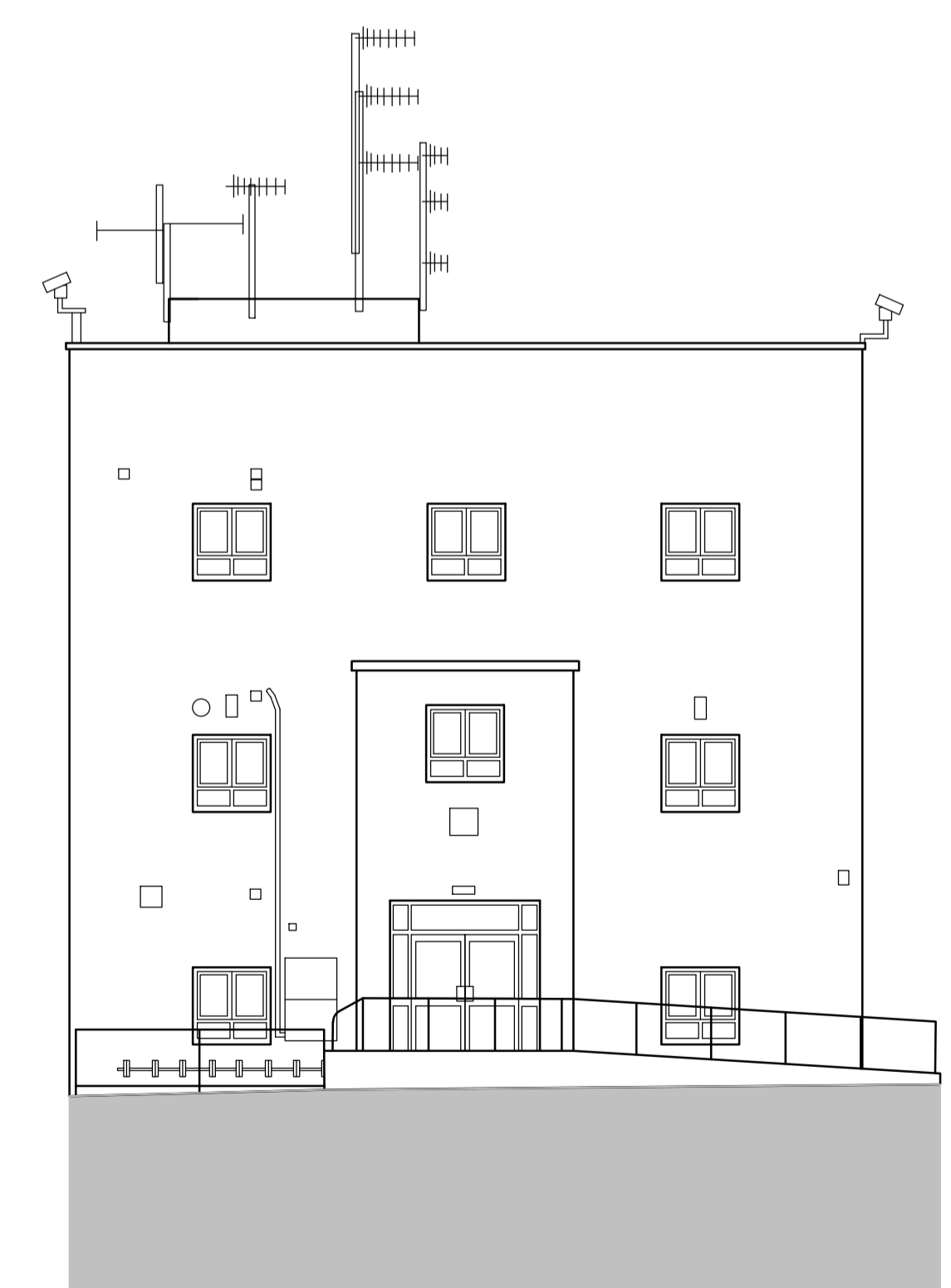
North Elevation



West Elevation

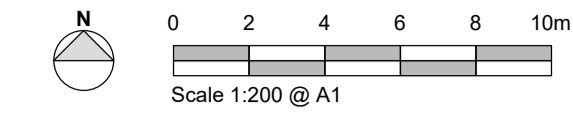


South Elevation



East Elevation

P01	01/12/23	MW	AL	
Initial Issue				
REV	Date	Drawn by -	Checked by -	
Status Purpose of Issue				
S4 For Approval				
drawing stage RIBA Stage 3 - Planning				
client				
Stockport Council				
project				
Cheadle Eco Business Park				
drawing title				
Enterprise House Existing Elevations				
date	01/12/23	drawn	MW	
scale@A1	1:100	checked	AL	



NOTES

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CDM 2015

Client notified of duties: **TBC**

Principal Designer: **TBC**

Unless noted below, all known hazards have been highlighted on the drawing:

NOTE:

- Elevations based on CBRE drawings:
- 0443604-E5
 - 0443604-E6
 - 0443604-E7
 - 0443604-E8
 - 0443604-E9
 - 0443604-E12



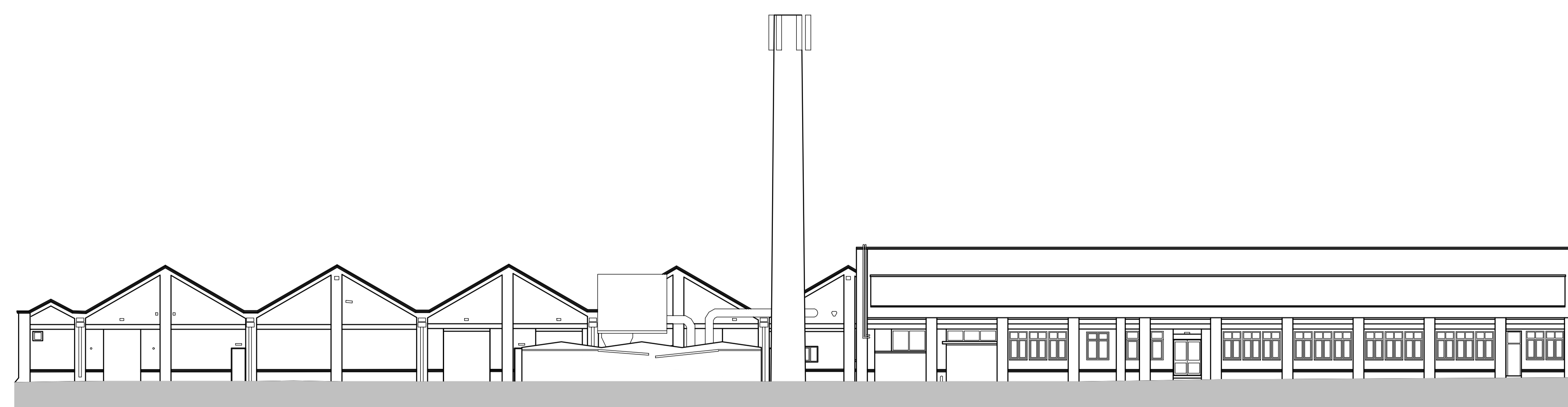
North Elevation



East Elevation



West Elevation



South Elevation

P01	01/12/23	MW	AL
Initial Issue			

REV	Date	Drawn by -	Checked by -

Status	Purpose of Issue
S4	For Approval

drawing stage	RIBA Stage 3 - Planning
client	

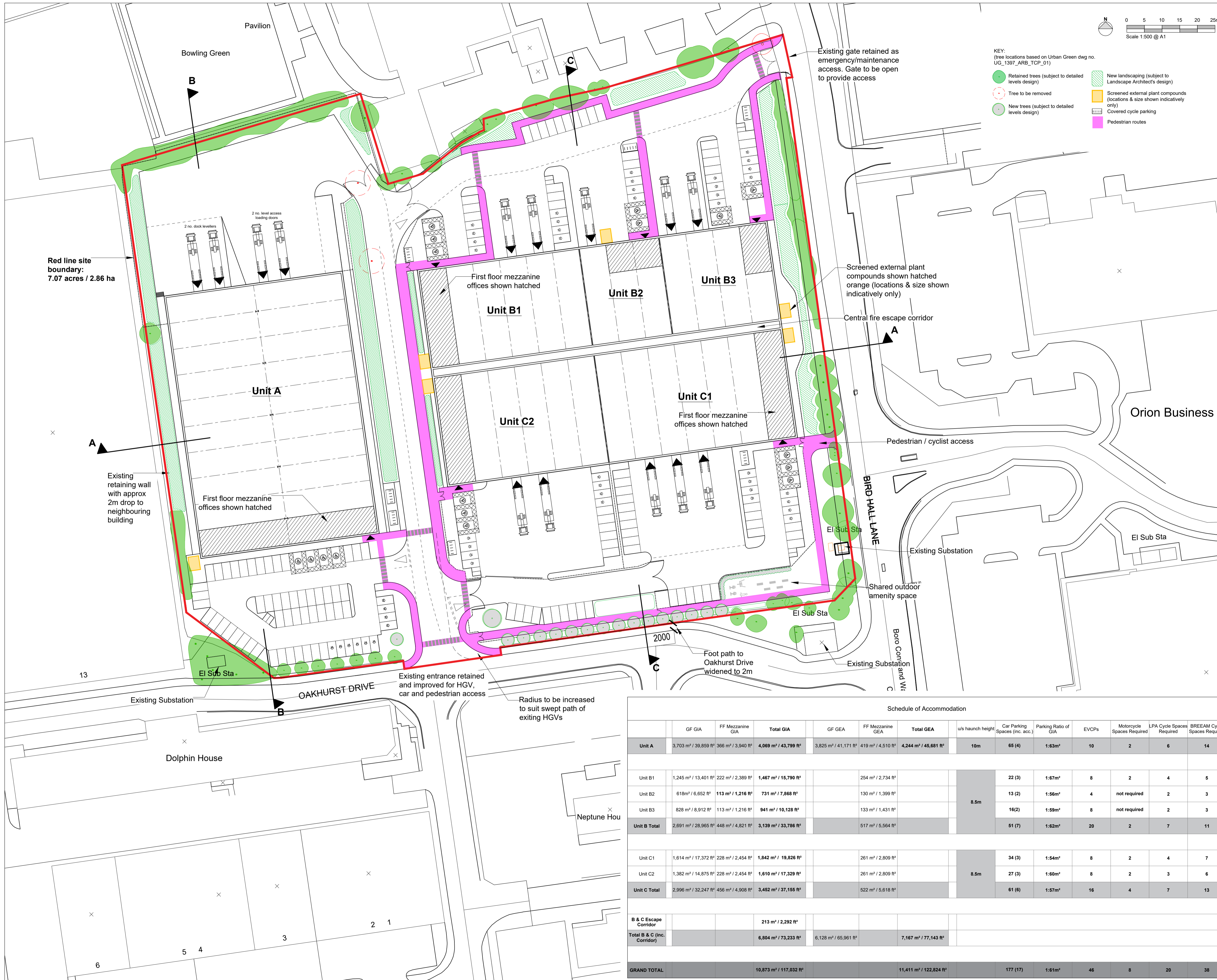
Stockport Council

project

Cheadle Eco Business Park

drawing title	Phoenix House Existing Elevations
---------------	--

date	01/12/23	drawn	MW
scale@A1	1:100	checked	AL



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CDM 2015
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Schedule of Accommodation													
	GF GIA	FF Mezzanine GIA	Total GIA	GF GEA	FF Mezzanine GEA	Total GEA	u/s haunch height	Car Parking Spaces (inc. acc.)	Parking Ratio of GIA	EVCPs	Motorcycle Spaces Required	LPA Cycle Spaces Required	BREEAM Cycle Spaces Required
Unit A	3,703 m ² / 39,859 ft ²	366 m ² / 3,940 ft ²	4,069 m² / 43,799 ft²	3,825 m ² / 41,171 ft ²	419 m ² / 4,510 ft ²	4,244 m² / 45,681 ft²	10m	65 (4)	1:63m ²	10	2	6	14
Unit B1	1,245 m ² / 13,401 ft ²	222 m ² / 2,389 ft ²	1,467 m² / 15,790 ft²		254 m ² / 2,734 ft ²		8.5m	22 (3)	1:67m ²	8	2	4	5
Unit B2	618 m ² / 6,652 ft ²	113 m ² / 1,216 ft ²	731 m² / 7,868 ft²		130 m ² / 1,399 ft ²			13 (2)	1:56m ²	4	not required	2	3
Unit B3	828 m ² / 8,912 ft ²	113 m ² / 1,216 ft ²	941 m² / 10,128 ft²		133 m ² / 1,431 ft ²			16(2)	1:59m ²	8	not required	2	3
Unit B Total	2,691 m² / 28,965 ft²	448 m² / 4,821 ft²	3,139 m² / 33,786 ft²		517 m² / 5,564 ft²			51 (7)	1:62m²	20	2	7	11
Unit C1	1,614 m ² / 17,372 ft ²	228 m ² / 2,454 ft ²	1,842 m² / 19,826 ft²		261 m ² / 2,809 ft ²		8.5m	34 (3)	1:54m ²	8	2	4	7
Unit C2	1,382 m ² / 14,875 ft ²	228 m ² / 2,454 ft ²	1,610 m² / 17,329 ft²		261 m ² / 2,809 ft ²			27 (3)	1:60m ²	8	2	3	6
Unit C Total	2,996 m² / 32,247 ft²	456 m² / 4,908 ft²	3,452 m² / 37,155 ft²		522 m² / 5,618 ft²			61 (6)	1:57m²	16	4	7	13
B & C Escape Corridor			213 m² / 2,292 ft²										
Total B & C (inc. Corridor)			6,804 m² / 73,233 ft²	6,128 m² / 65,961 ft²		7,167 m² / 77,143 ft²							
GRAND TOTAL			10,873 m² / 117,032 ft²			11,411 m² / 122,824 ft²		177 (17)	1:61m²	46	8	20	38

P05	05/05/24	ES	AL
Cycle lane omitted			
P04	04/04/24	ES	AL
Footpath to Oakhurst Drive revised, Unit B parking revised, accessible parking revised to all units, cycle way added, pedestrian routes revised, in response to Stockport Council Highways Comments			
P03	30/11/23	MW	AL
Schedule update			
P02	30/11/23	ES	AL
Planning Issue			
P01	29/11/23	ES	AL
Initial Issue			
REV	Date	Drawn by:-	Checked by:-
Status	Purpose of Issue		
S4	For Approval		
drawing stage	RIBA Stage 3 - Planning		
client			
Stockport Council			
project			
Cheadle Eco Business Park			
drawing title			
Proposed Site Plan			
date	28/11/23	drawn	ES
scale@A1	1:500	checked	AL

Scale Bars		TO BE USED ONLY AS GUIDANCE	
1:100	mm	0 1000 2000 3000 4000 5000	
1:200	mm	0 1000 2000 3000 4000 5000	
1:500	M	0 10 20 30 40 50 60 70	
1:1250	M	0 10 20 30 40 50 60 70	

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12153-AEW-BA-XX-M3-A-0007

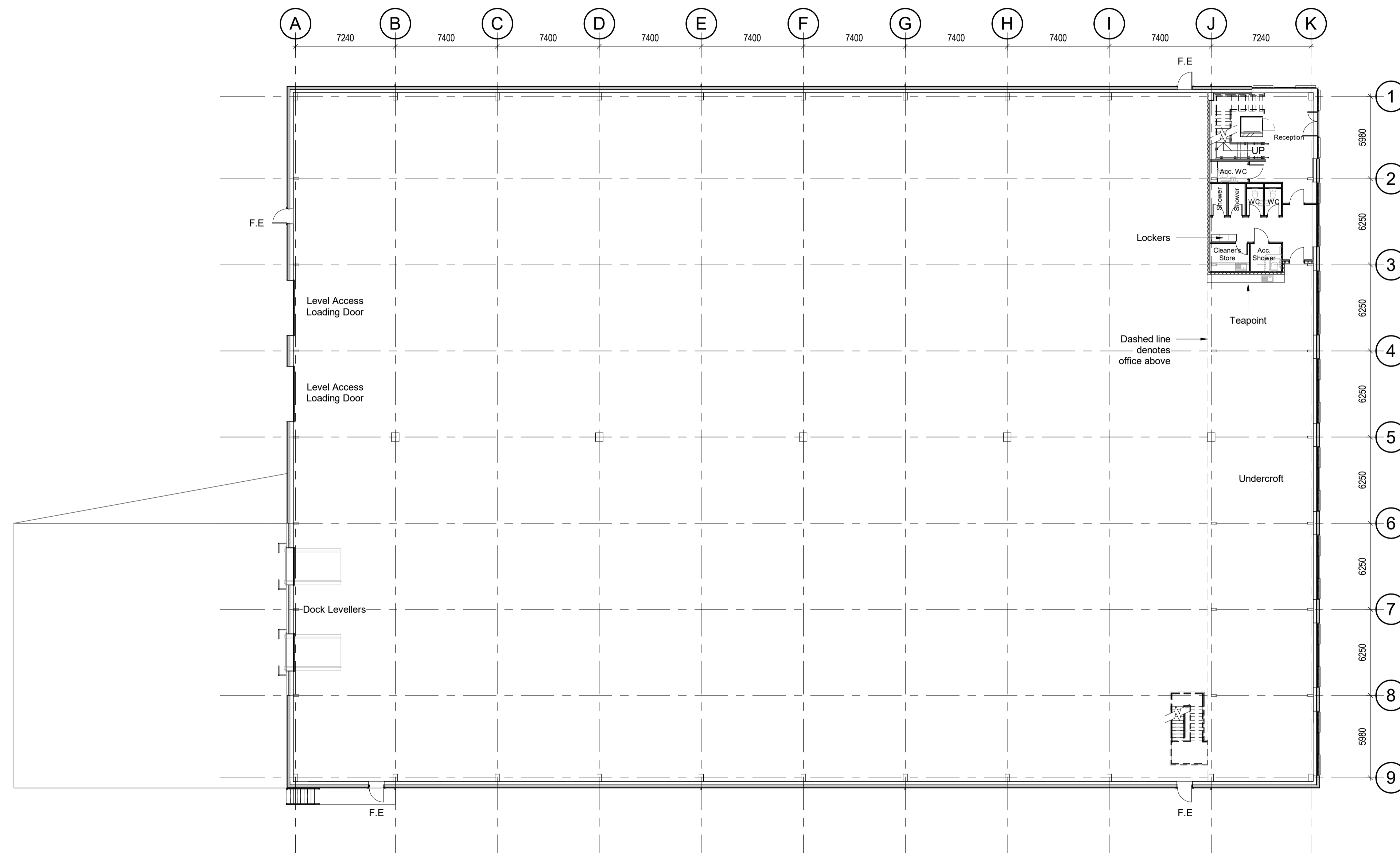
CDM 2015

Client notified of duties: **TBC**
Principal Designer: **TBC**

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NOTE:

Zones assumed for rafter depths, purlin zone and roof cladding thickness subject to specialist sub-contractor input.



Proposed Ground Floor Plan
Scale @ 1 : 200

Rev	Date	Initial Issue	MW	AL
P01	28/11/23	Initial Issue	MW	AL

Status	Purpose of Issue
S4	For Approval

drawing stage **RIBA Stage 3 - Planning**
client

Stockport Council

project **Cheadle Eco Business Park**

drawing title **Unit A GA Plan**

date	Nov 2023	drawn	MW
scale @ A1	1 : 200	checked	AL

Scale Bars		TO BE USED ONLY AS GUIDANCE	
1:100	M	0	1000
1:200	M	0	2000
1:500	M	0	5000
1:1250	M	0	10000

NOTES

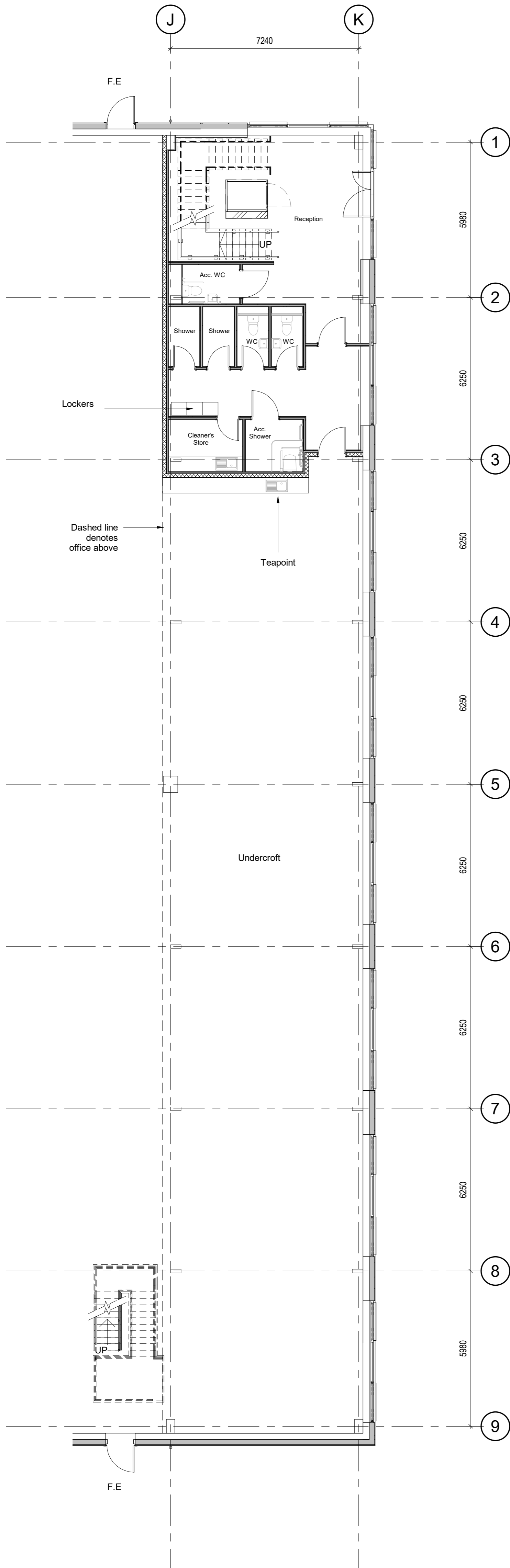
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CDM 2015

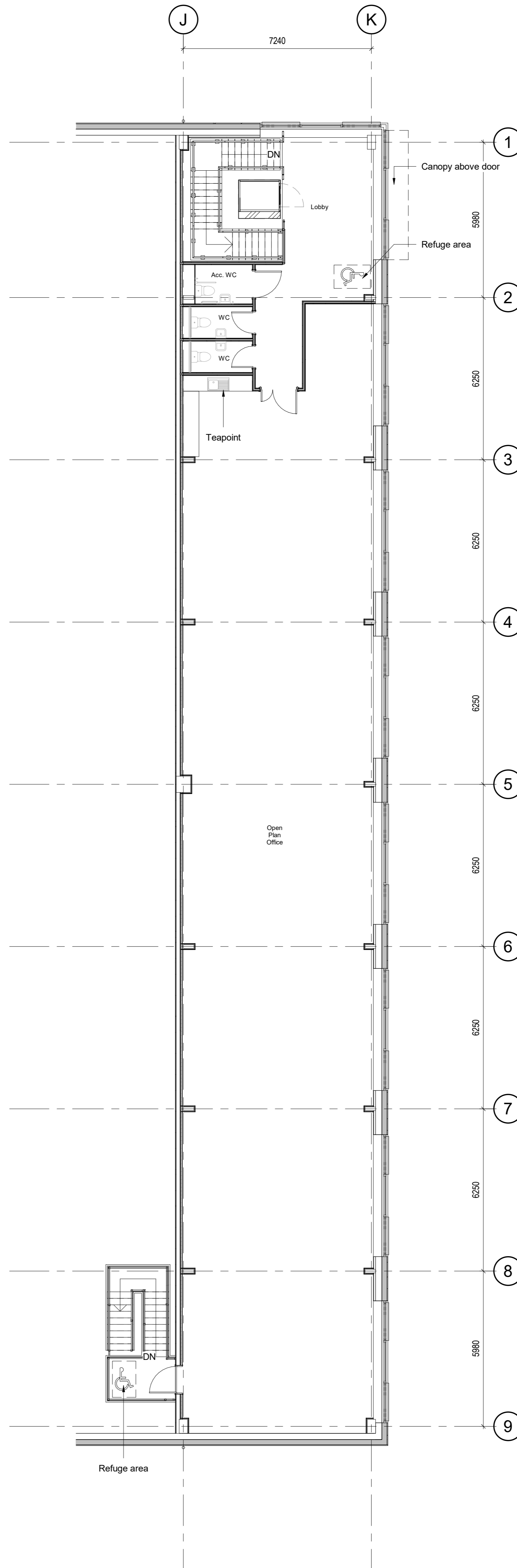
Client notified of duties: **TBC**
Principal Designer: **TBC**
Unless noted below, all known hazards have been highlighted on the drawing:

NOTE:

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Proposed Ground Floor Office Plan
Scale @ 1 : 100



Proposed First Floor Office Plan
Scale @ 1 : 100

Rev	Date	Description	Drawn by	Checked by
P01	28/11/23	Initial Issue	MW	AL

Status: **S4** Purpose of Issue: **For Approval**

drawing stage: **RIBA Stage 3 - Planning**

client: **Stockport Council**

project: **Cheadle Eco Business Park**

drawing title: **Unit A GA Office Plans**

date: **Nov 2023** drawn: **MW**

scale @ A1: **1 : 100** checked: **AL**

Rev **P01**

Dwg No **12153-AEW-BA-ZZ-DR-A-0512**

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Scale Bars		TO BE USED ONLY AS GUIDANCE			
1:100	mm	0	1000	2000	3000
1:200	mm	0	1000	2000	3000
1:500	M	0	10	20	30
1:1250	M	0	10	20	30

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12153-AEW-BA-XX-M3-A-0007

CDM 2015

Client notified of duties: **TBC**
Principal Designer: **TBC**

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NOTE:

- Zones assumed for rafter depths, purlin zone and roof cladding thickness subject to specialist sub-contractor input.
- Size, number and location of rainwater goods and gutters to be determined by roof specialist.

ROOF FABRIC - MATERIALS SCHEDULE

- | | |
|---|--|
| 1 | Roof Cladding – Trapezoidal Profile in HPS Ultra Finish, Colour: Goosewing Grey (RAL 7038) |
| 2 | Rooflights
GRP, in-plane, non-fragile, triple skinned Translucent |
| 3 | Rainwater Goods & Gutters (square)
Outboard, proprietary plastisol coated pressed metal
PPC Anthracite Grey (RAL 7016) |
| 4 | Verge Flashing
Profiled plastisol coated pressed metal
PPC Anthracite Grey (RAL 7016) |



Proposed Roof Plan
Scale @ 1 : 200

Rev	Date	Initial Issue	MW	AL
P01	28/11/23	Initial Issue	MW	AL
Rev	Date	Description	Drawn by	Checked By
Status	Purpose of Issue			
S4	For Approval			
drawing stage	RIBA Stage 3 - Planning			
client	Stockport Council			
project	Cheadle Eco Business Park			
drawing title	Unit A Roof Plan			
date	Nov 2023	drawn	MW	
scale @ A1	As indicated	checked	AL	



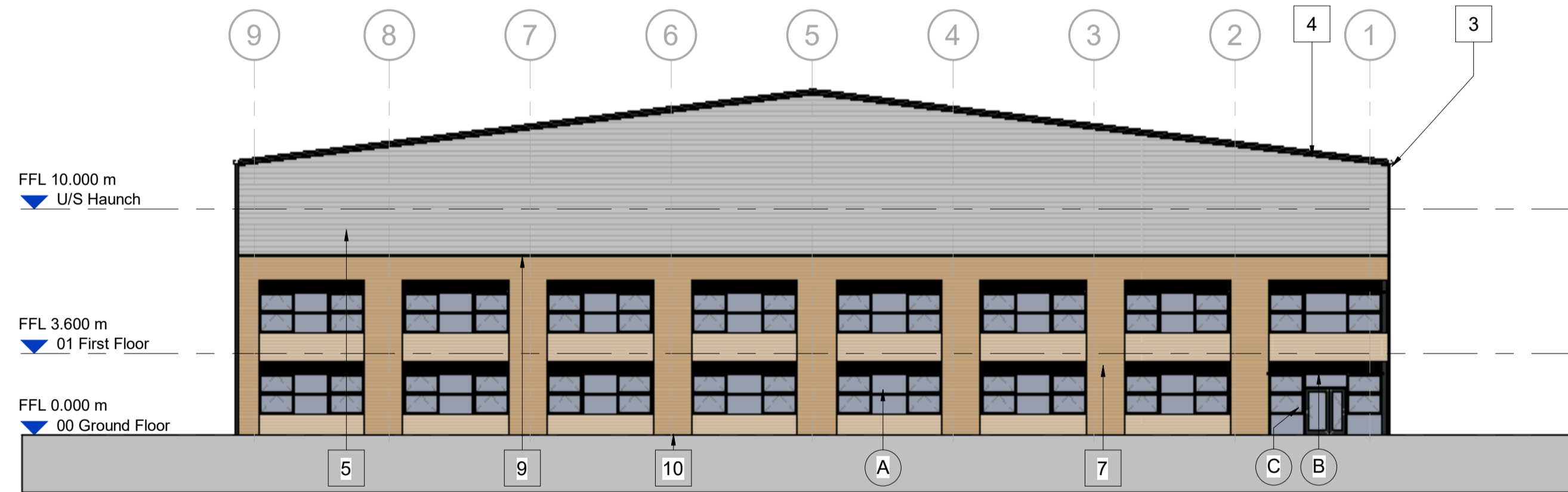
Proposed North Elevation

Scale @ 1 : 200



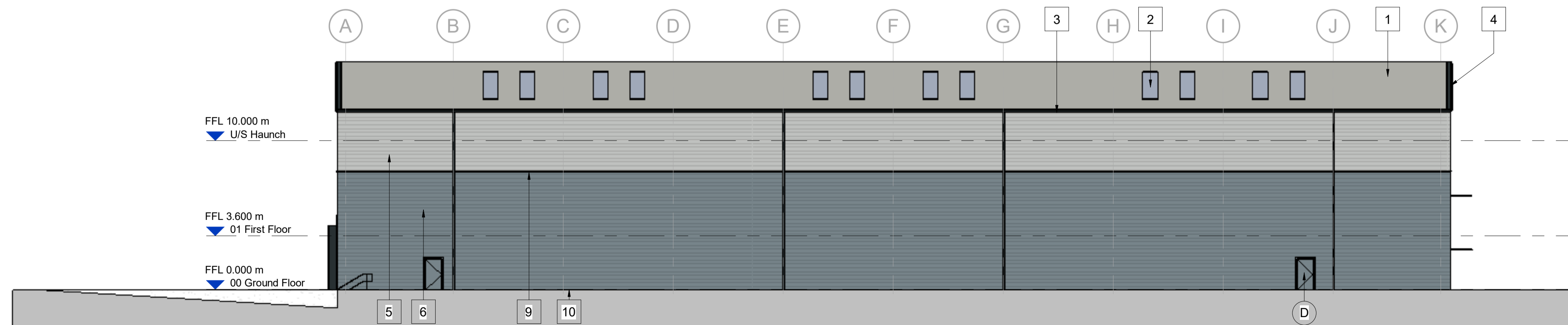
Proposed East Elevation

Scale @ 1 : 200



Proposed South Elevation

Scale @ 1 : 200



Proposed West Elevation

Scale @ 1 : 200

BUILDING FABRIC - MATERIALS SCHEDULE

- 1 Roof Cladding – Trapezoidal Profile in HPS200 Ultra Finish Colour: Goosewing Grey (RAL 7038)
- 2 Rooflights GRP, in-plane, non-fragile, triple skinned Translucent
- 3 Rainwater Goods & Gutters (square) Outboard, proprietary plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)
- 4 Verge Flashing Profiled plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)
- 5 Wall Cladding – Type 1, Horizontally Laid Trapezoidal Profile Colorcoat Prisma or HPS200 Ultra Finish – Oyster (RAL 7035) or Albatross (RAL 240/80/05)
- 6 Wall Cladding – Type 2, Horizontally Laid Trapezoidal Profile Colorcoat Prisma or HPS200 Ultra Finish – Alaska Grey (RAL 7000)
- 7 Wall Cladding – Type 3, Horizontally Laid Accoya Timber Cladding, with contrasting finish/colour between and below windows
- 8 Wall Cladding – Type 4, Composite Panel Colorcoat Prisma or HPS200 Ultra Finish - Alaska Grey (RAL 7000)
- 9 Transition Flashing Profiled plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)
- 10 Cladding Base Drip Flashings Profiled plastisol coated pressed metal PPC finish to match above cladding

- A Glazing – Type 1, Curtain Wall stick system Aluminium framed, PPC Anthracite Grey (RAL 7016) Double glazed infill units with integrated ventilation louvres and brise soleil
- B Office Entrance – Canopy Cantilevered Glazing, matched to Curtain Walling Steel arm supports, PPC Anthracite Grey (RAL 7016)
- C Office Entrance – Personnel Access Doorset Aluminium framed (TB), PPC Anthracite Grey (RAL 7016) Double glazed infill units (matched to Curtain Wall)
- D Personnel Access / Escape Doorset Galvanised Steel, PPC Anthracite Grey (RAL 7016) Thermally insulated core
- E Operational Door – Level Access Sectional Insulated Shutter Plastisol Coated finish, PPC Anthracite Grey (RAL 7016)
- F Operational Door - Dock Leveller Sectional Insulated Shutter Plastisol Coated Finish, PPC Anthracite Grey (RAL 7016)

Scale Bars TO BE USED ONLY AS GUIDANCE

1:100	mm	0	1000	2000	3000	4000	5000
1:200	mm	0	500	1000	1500	2000	2500
1:500	M	0	5	10	15	20	25
1:1250	M	0	10	30	50	70	90

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12153-AEW-BA-XX-M3-A-0007

CDM 2015

Client notified of duties: **TBC**
Principal Designer: **TBC**

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NOTE:

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Rev	Date	Description	Drawn By	Checked By
P01	28/11/23	Initial Issue	MW	AL

Status Purpose of Issue
S4 For Approval

drawing stage **RIBA Stage 3 - Planning**

client **Stockport Council**

project **Cheadle Eco Business Park**

drawing title **Unit A GA Elevations**

date	Nov 2023	drawn	MW
scale @ A1	As indicated	checked	AL

Scale Bars		TO BE USED ONLY AS GUIDANCE	
1:100	mm	0	1000
1:200	mm	0	2000
1:500	M	0	50
1:1250	M	0	25

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12153-AEW-BB-XX-M3-A-0008

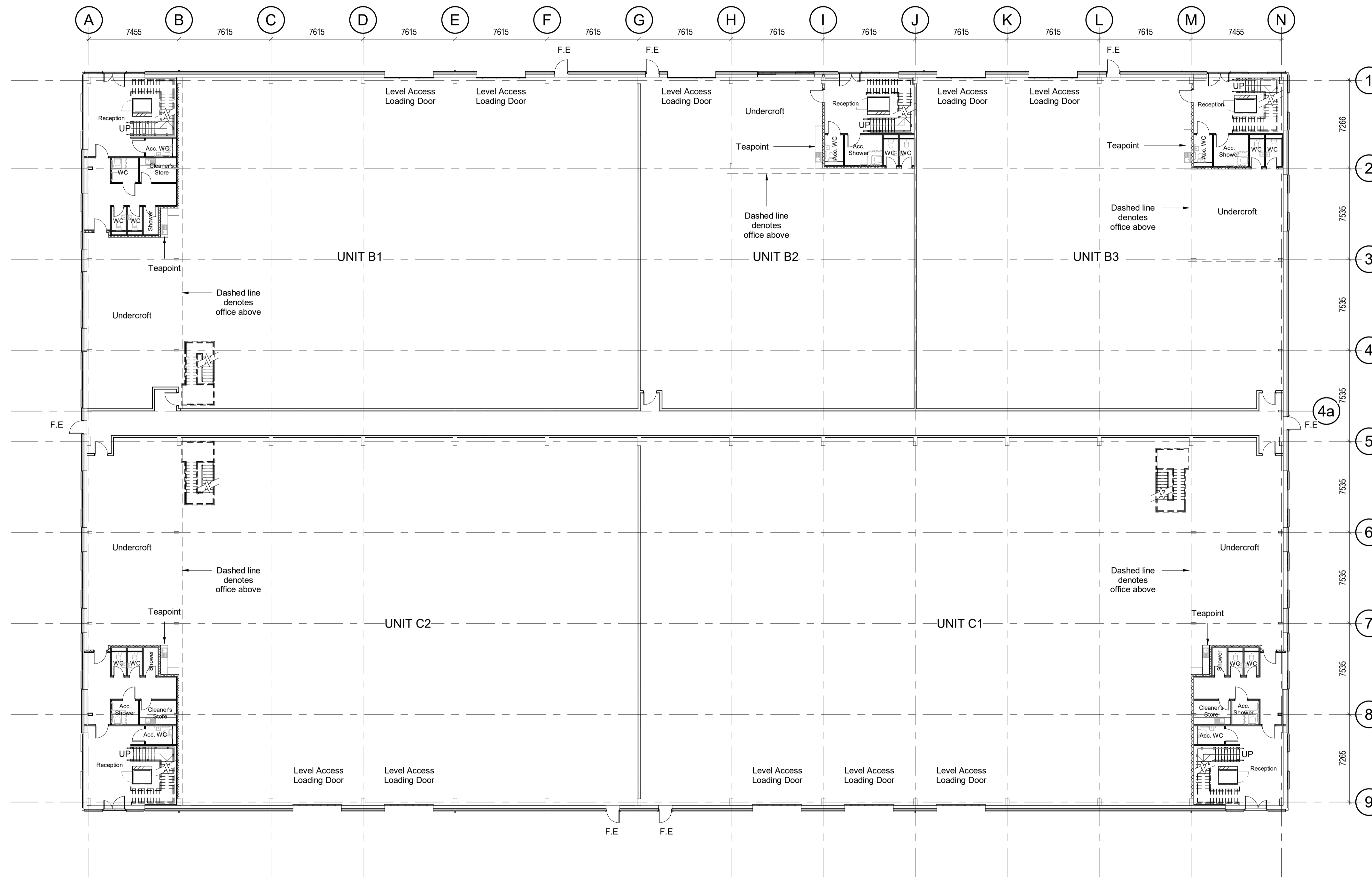
CDM 2015

Client notified of duties: **TBC**
Principal Designer: **TBC**

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NOTE:

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Proposed Ground Floor
Scale @ 1 : 200

Rev	Date	Description	MW	AL
P01	28/11/23	Initial Issue	MW	AL
Rev	Date	Description	Drawn by	Checked By
Status	Purpose of Issue			
S4	For Approval			
drawing stage	RIBA Stage 3 - Planning			
client	client			

Stockport Council

project

Cheadle Eco Business Park

drawing title

Unit B & C GA Plans

date: Nov 2023 drawn: MW
scale @ A1 1 : 200 checked: AL

Rev No **P01**
 12153-AEW-BB-00-DR-A-0521
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Scale Bars		TO BE USED ONLY AS GUIDANCE	
1:100	mm	0 1000 2000 3000 4000	
1:200	mm	0 1000 2000 3000 4000	
1:500	M	0 10 20 30 40 50	
1:1250	M	0 10 20 30 40 50	

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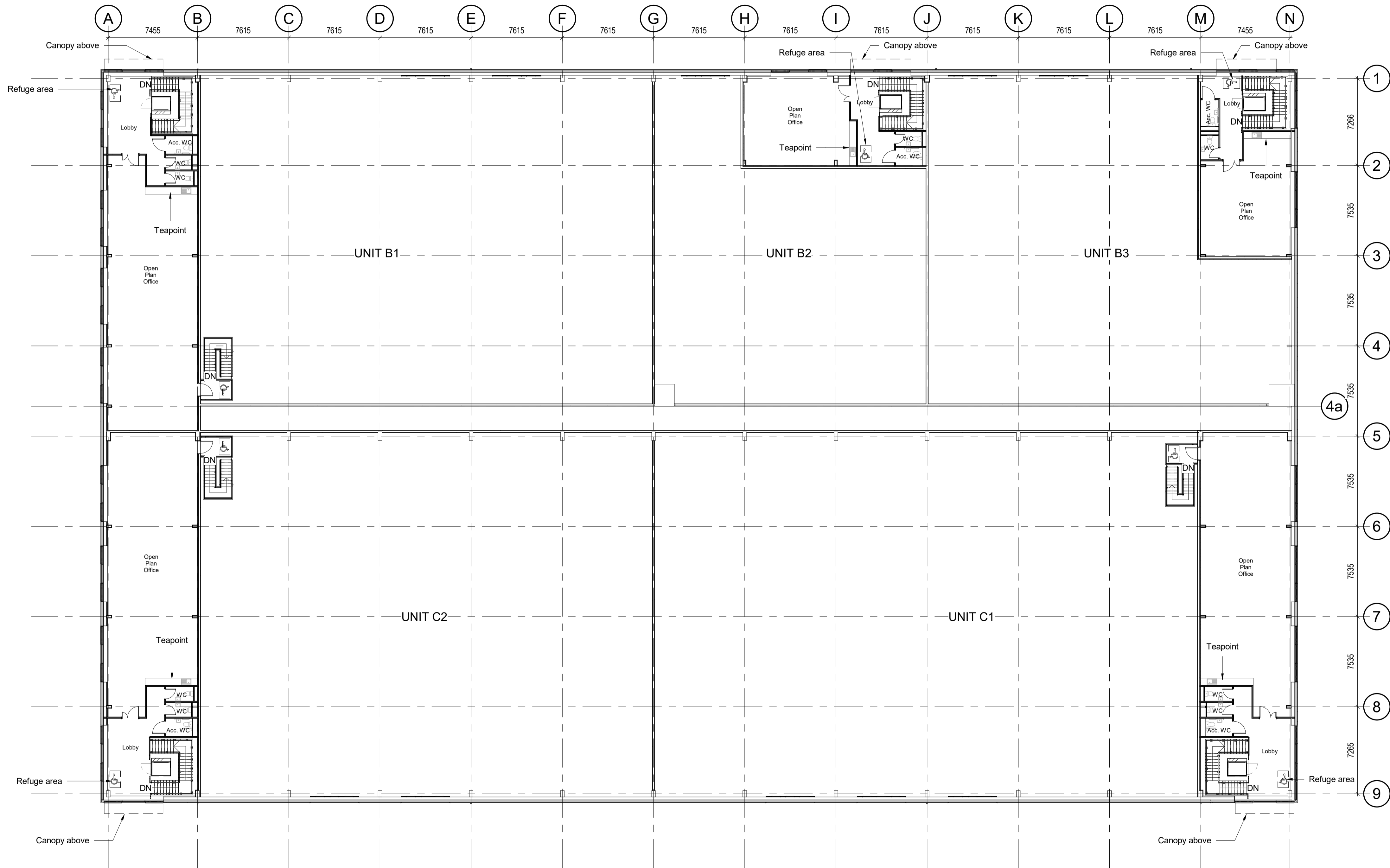
CDM 2015

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Principal Designer: **TBC**

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NOTE:

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Proposed First Floor
Scale @ 1 : 200

Rev	Date	Description	MW	AL
P01	28/11/23	Initial Issue	MW	AL

Status: Purpose of Issue
S4 For Approval

drawing stage: **RIBA Stage 3 - Planning**
client:

Stockport Council

project:

Cheadle Eco Business Park

drawing title:

Unit B & C GA Office Plans

date: Nov 2023 drawn: MW
scale @ A1: 1 : 200 checked: AL

Rev No **P01**
 12153-AEW-BB-01-DR-A-0522
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ROOF FABRIC - MATERIALS SCHEDULE

- | | |
|---|---|
| <p>1 Roof Cladding – Trapezoidal Profile in HPS200 Ultra Finish, Colour: Goosewing Grey (RAL 7038)</p> <p>2 Rooflights
GRP, in-plane, non-fragile, triple skinned Translucent</p> <p>3 Rainwater Goods & Gutters (square)
Outboard, proprietary plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)</p> | <p>4 Verge Flashing
Profiled plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)</p> <p>5 Insulated Valley Gutter
Outboard, proprietary plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)</p> |
|---|---|

Scale Bars TO BE USED ONLY AS GUIDANCE

1:100	mm	0	1000	2000	3000	4000	5000
1:200	mm	0	1000	2000	3000	4000	5000
1:500	M	0	10	20	30	40	50
1:1250	M	0	10	20	30	40	50

NOTES

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 - Any discrepancies are to be reported to the architect before any work commences
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 - All works are to be undertaken in accordance with Building Regulations and the latest British Standards.
 - All proprietary materials and products are to be used strictly in accordance with the manufacturers recommendations.
- This drawing contains the following model files:-
12153-AEW-BB-XX-M3-A-0008

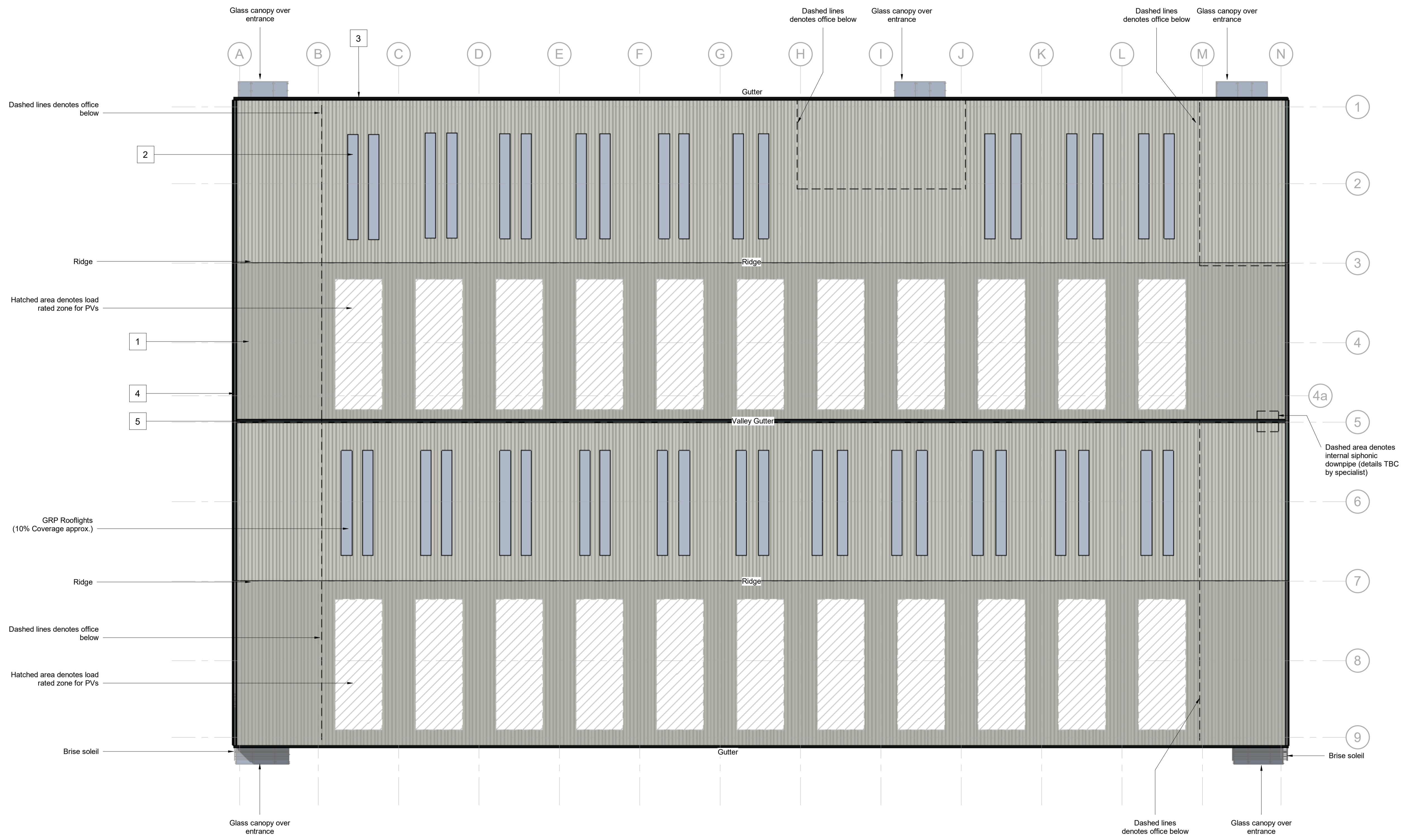
CDM 2015

Client notified of duties: **TBC**
Principal Designer: **TBC**

Unless noted below, all known hazards have been highlighted on the drawing.

NOTE:

- Zones assumed for rafter depths, purlin zone and roof cladding thickness subject to specialist sub-contractor input.
- Size, number and location of rainwater goods and gutters to be determined by roof specialist.



Proposed Roof Plan
Scale @ 1 : 200

Rev	Date	Initial Issue	MW	AL
P01	28/11/23	Initial Issue	MW	AL

Status: For Approval
drawing stage: **RIBA Stage 3 - Planning**

client: **Stockport Council**

project: **Cheadle Eco Business Park**

drawing title: **Unit B & C GA Roof Plan**

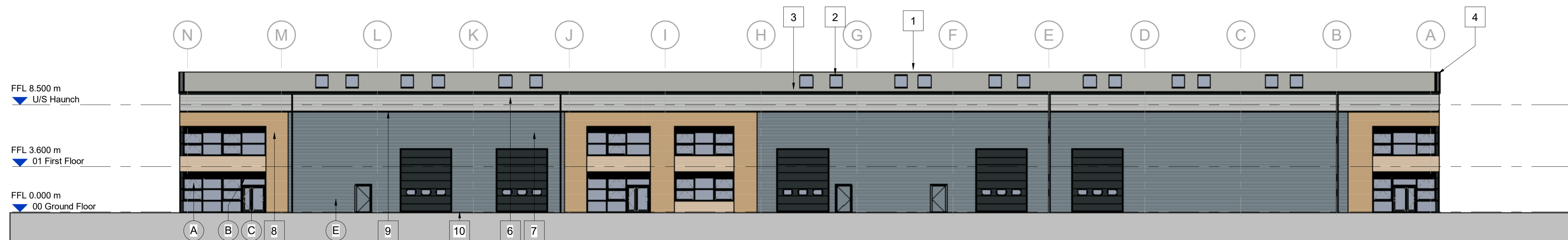
date: Nov 2023 drawn: MW
scale @ A1: As indicated checked: AL

Scale Bars		TO BE USED ONLY AS GUIDANCE	
1:100	mm	0 1000 2000 3000 4000 5000	
1:200	mm	0 1000 2000 3000 4000 5000	
1:500	M	0 10 20 30 40 50	
1:1250	M	0 10 20 30 40 50	

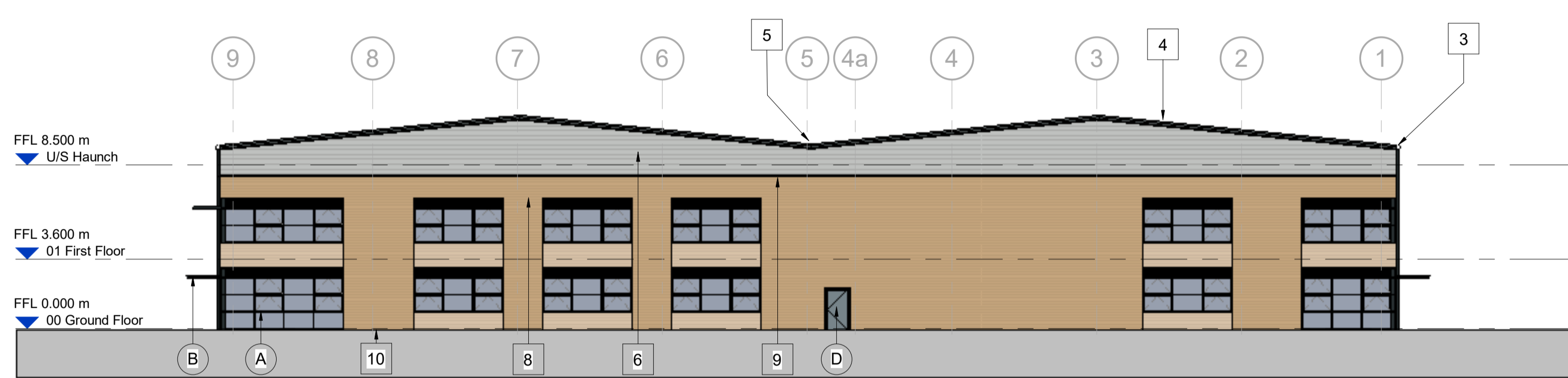
NOTES

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- All proprietary materials and products are to be used strictly in accordance with the manufacturers recommendations.

This drawing contains the following model files:-
12153-AEW-BB-XX-M3-A-0008



Proposed North Elevation
Scale @ 1 : 200



Proposed East Elevation
Scale @ 1 : 200

BUILDING FABRIC - MATERIALS SCHEDULE

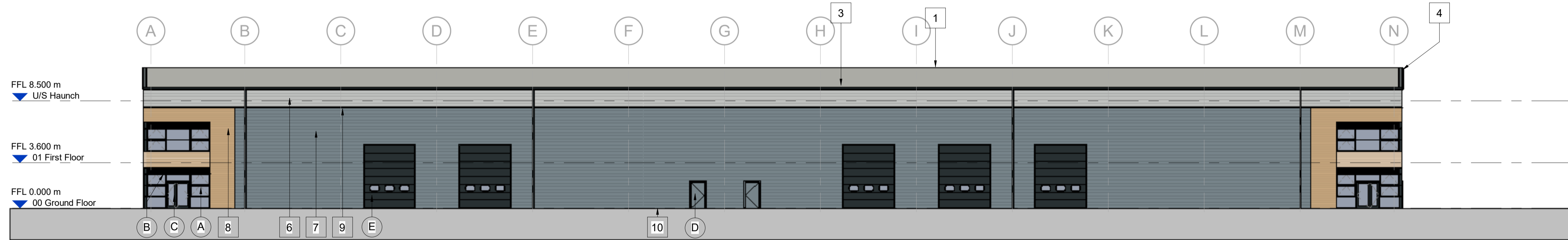
- | | |
|---|---|
| <p>1 Roof Cladding – Trapezoidal Profile in HPS200 Ultra Finish Colour: Goosewing Grey (RAL 7038)</p> <p>2 Rooflights
GRP in-plane, non-fragile, triple skinned Translucent</p> <p>3 Rainwater Goods & Gutters (square)
Outboard, proprietary plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)</p> <p>4 Verge Flashing
Profiled plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)</p> <p>5 Insulated Valley Gutter
Outboard, proprietary plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)</p> <p>6 Wall Cladding – Type 1, Horizontally Laid Trapezoidal Profile Colorcoat Prisma or HPS200 Ultra Finish – Oyster (RAL 7035) or Albatross (RAL 240/80/05)</p> <p>7 Wall Cladding – Type 2, Horizontally Laid Trapezoidal Profile Colorcoat Prisma or HPS200 Ultra Finish – Alaska Grey (RAL 7000)</p> <p>8 Wall Cladding – Type 3, Horizontally Laid Accoya Timber Cladding, with contrasting finish/colour between and below windows</p> | <p>9 Transition Flashing
Profiled plastisol coated pressed metal PPC Anthracite Grey (RAL 7016)</p> <p>10 Cladding Base Drip Flashings
Profiled plastisol coated pressed metal PPC finish to match above cladding</p> <p>A Glazing – Type 1, Curtain Wall stick system
Aluminium framed, PPC Anthracite Grey (RAL 7016)
Double glazed infill units, with integrated ventilation louvres and brise soleil</p> <p>B Office Entrance – Canopy
Cantilevered Glazing, matched to Curtain Walling
Steel arm supports, PPC Anthracite Grey (RAL 7016)</p> <p>C Office Entrance – Personnel Access Doorset
Aluminium framed (TB), PPC Anthracite Grey (RAL 7016)
Double glazed infill units (matched to Curtain Wall)</p> <p>D Personnel Access / Escape Doorset
Galvanised Steel, PPC Alaska Grey (RAL 7000)
Thermally insulated core</p> <p>E Operational Door – Level Access
Sectional Insulated Shutter
Plastisol Coated finish, PPC Anthracite Grey (RAL 7016)</p> |
|---|---|

CDM 2015

Client notified of duties: **TBC**
Principal Designer: **TBC**

Unless noted below, all known hazards have been highlighted on the drawing.

NOTE:
Zones assumed for rafter depths, purlin zone and roof cladding thickness subject to specialist sub-contractor input.



Proposed South Elevation
Scale @ 1 : 200



Proposed West Elevation
Scale @ 1 : 200

Rev	Date	Initial Issue	MW	AL
P01	28/11/23			
Rev	Date	Description	Drawn by	Checked By

Status: Purpose of Issue
S4 For Approval

drawing stage: **RIBA Stage 3 - Planning**

client: **Stockport Council**

project: **Cheadle Eco Business Park**

drawing title: **Unit B & C GA Elevations**

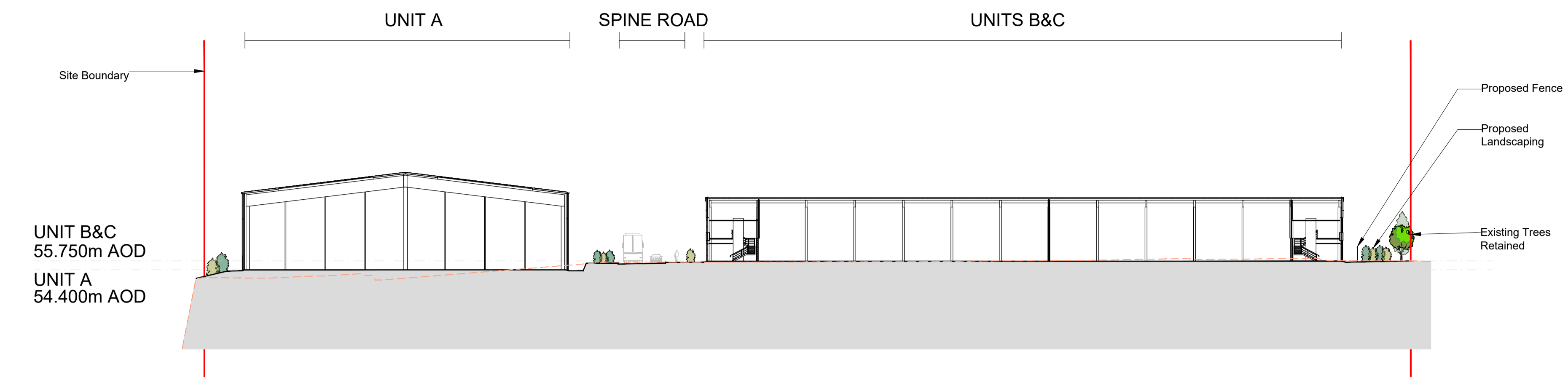
date: Nov 2023 drawn: MW
scale @ A1 As indicated checked: AL

- NOTES**
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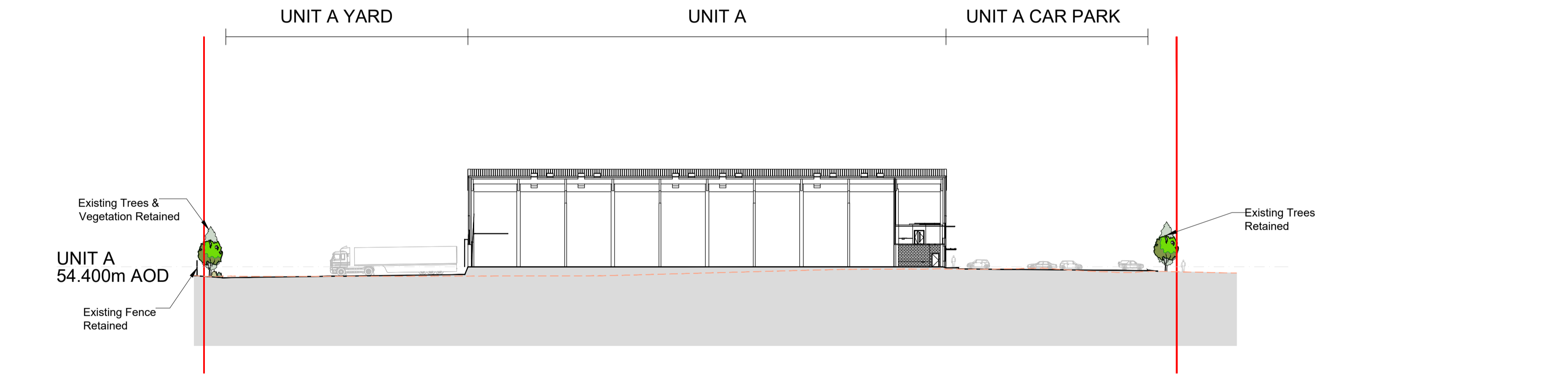
CDM 2015
 Client notified of duties: **TBC**
 Principal Designer: **TBC**
 Unless noted below, all known hazards have been highlighted on the drawing.



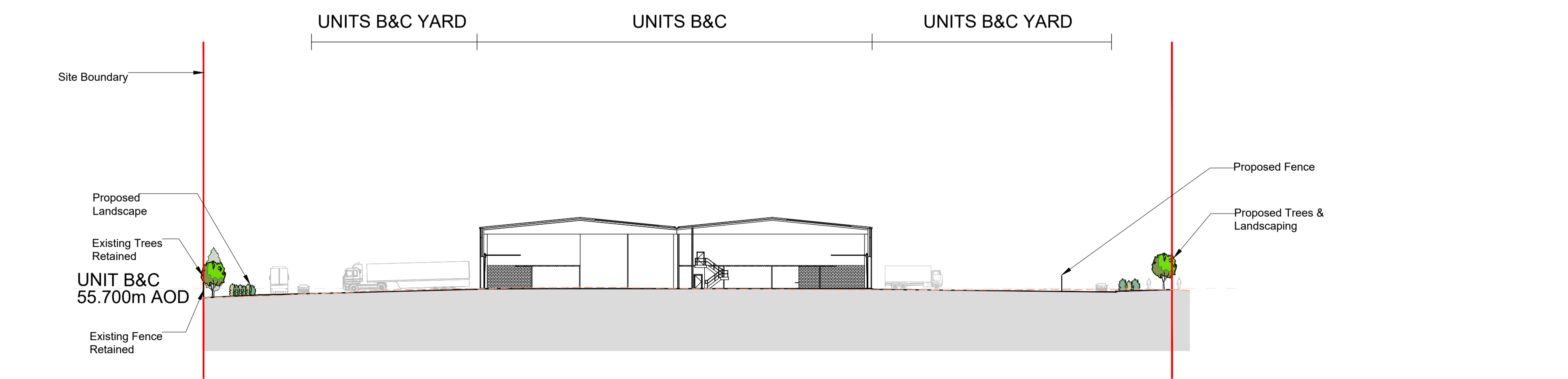
Key Plan
 0 10 20 30 40 50m
 Scale 1:1250 @ A1



Section AA



Section BB



Section CC



P01	01/12/23	ES	AL
Initial Issue			
REV	Date	Drawn by: -	Checked by: -
Status Purpose of Issue			
S4 For Approval			
drawing stage RIBA Stage 3 - Planning			
client			
Stockport Council			
project			
Cheadle Eco Business Park			
drawing title			
Proposed Site Sections			
date	01/12/23	drawn	ES
scale@A1	1:500	checked	AL