

Basement Flat
35 Priory Terrace
LONDON NW6 4DG

WRITTEN STATEMENT

APPLICATION FOR APPROVAL OF PROPOSED WORK TO REAR FLAT ROOF OF
BASEMENT FLAT

APPLICATION SUBMISSION LIST

WRITTEN STATEMENT
LOCATION PLAN FOR GREEN ROOF
SECTION DRAWING OF PROPOSED GREEN ROOF
FUTURE MANAGEMENT PLAN

INTRODUCTION

The property is a basement flat in a four storey semi detached house.

Approval was given for a single storey rear extension under planning reference 2022/2682/P

The current application is to alter the external appearance and fenestration of the rear extension.

Part of this application includes these details for a green roof system on the extension

PROPOSAL

The proposal is for a green roof to be installed on a flat roof rear extension covering some 22 sq metres.

There is no permanent access to the roof and maintenance will need to be via ladder access.

For safety reasons it is desirable that maintenance requirements are therefore kept to a minimum.

This leads to the choice of an Extensive Sedum planting system as being the roof finish requiring least maintenance.

The proposal is shown on the attached section drawing of the system.

MAINTENANCE

A proposed Maintenance Schedule will be provided to the occupiers of the basement floor flat in the following terms

SEDUM ROOF MAINTENANCE SCHEDULE

IT IS A REQUIREMENT OF CAMDEN COUNCIL THAT YOUR GREEN ROOF IS TO BE RETAINED AND MAINTAINED IN GOOD CONDITION WITH REGULAR MAINTENANCE

1 ROOF INSPECTION

Your sedum roof should be inspected at least twice a year for weeds and seeds carried in by wind and this unwanted vegetation should be carefully removed by hand. Do this preferably in Spring and Autumn.

At the same time check that drainage systems are clear and working properly.

2 FERTILIZATION

A sedum roof must be fertilised twice a year in late April and early September

3 IRRIGATION

A well rooted sedum roof requires no additional water. Only under extreme drought conditions is it necessary to provide your sedum roof with water

NOTE 1

You will not harm your sedum roof plants by walking on them when carrying out maintenance. They are strong enough to survive this.

NOTE 2

If your green roof does not have safe permanent access and safe barrier edging, then maintenance and access should only be carried out by qualified professionals using roof harness systems and safe access systems

end

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