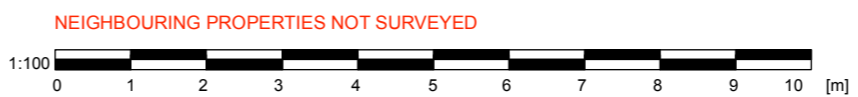


+ 11814	RIDGE HEIGHT
+ 11519	LOFT HEIGHT
+ 9207	LOFT FLOOR
+ 9087	SECOND FLOOR CEILING
+ 6416	SECOND FLOOR FFL
+ 6154	SECOND FLOOR CEILING
+ 5116	FIRST/SECOND FLOOR LANDING
+ 3258	FIRST FLOOR FFL
+ 2988	GROUND FLOOR CEILING
+ 2299	FIRST FLOOR LANDING
0.00	GROUND FLOOR FFL
- 201	BASEMENT CEILING
- 1809	BASEMENT FFL

NOTES:

- 1.- New 8m rear-side extension at ground floor.
- 2.- New double doors.
- 3.- Existing window to be replaced for double glazed window to match existing.
- 4.- New door to replace existing window. Style to match existing fenestration.
- 5.- Existing railing to be replaced with new traditional metal balustrade.
- 6.- New brickwork parapet (1m high from proposed terrace level) with 0.5m high timber panelling on top to act as a side privacy screen.
- 7.- Possible new external soil vent pipe.
- 8.- New tall fixed window.
- 9.- New conservation style rooflight.
- 10.- Replacement of existing roof tiles to match existing.
- 11.- New manually operated waterproof retractable awning with a 3000mm projection by Primrose Awnings or similar..
- 12.- New external wall lights, exact model and type TBC.

KEY	
	EXISTING
	TO BE REMOVED
	PROPOSED
	ASSUMED EXISTING BOUNDARY



PROPOSED REAR ELEVATION

FOR PLANNING APPLICATION

REV.	DATE	DESCRIPTION	REV.	DATE	DESCRIPTION	REV.	DATE	DESCRIPTION	NOTE:	CLIENT:	PROJECT:	<p>SIMON MILLER ARCHITECTS T+44 (0)20 8201 9875 info@simonmillerarchitects.com simonmillerarchitects 11 Portsdown Mews Temple Fortune London NW11 7HD</p>	DATE:	JANUARY 2024	
A.	09.05.2024.	NOTE 11 REGARDING RETRACTABLE AWNING AMENDED.							ALL DIMENSIONS ARE IN MILLIMETERS. INCONSISTENCIES ARE TO BE REPORTED TO THE ARCHITECT IMMEDIATELY.	ALEX MICHIE	GROUND FLOOR REAR EXTENSION, LOFT CONVERSION AND INTERNAL AND EXTERNAL ALTERATIONS		DRAWN BY:	JMC	
B.	13.06.2024.	DRAWING AMENDED TO SHOW No. 21 BOSCASTLE ROAD REAR OF BUILDING.							COPYRIGHT IS HELD BY SIMON MILLER ARCHITECTS LTD.	SITE:	DRAWING TITLE:		SCALE:	1:100 @ A3	
										23 BOSCASTLE ROAD, LONDON, NW5 1EE	PROPOSED REAR ELEVATION		DRAWING NO.:	567 PL09	
													REVISION:	B	