

NOTES:
Contractors must verify all dimensions on site before commencing any work. Figured dimensions to take precedence over scaled dimensions. Contractors must not scale from this drawing unless express instructions are given by Catherine Banfield. The copyright of this drawing is reserved. The drawing must not be disclosed without authority.

REV	DATE	AUTHOR/COMMENT
01	01.10.24	CB - Wall lantern spec altered. Alterations to details of works to front garden wall & railings



A EXISTING FRONT ELEVATION
Scale: 1:50



B PROPOSED FRONT ELEVATION
Scale: 1:50



C EXISTING EXTERIOR

Repaint existing gates in black gloss finish

Strip paint finish from existing exterior doors and windows to ground floor shopfront, stain and seal

Replace existing antique brass push plates and kick plates with new to match existing

Retain all existing floor finishes with exception of aluminium chequer plate to cellar drop and step area. Allow to replace this with matt black chequer plate

New railing to top of low garden wall.
Ref: gatesrailingsdirect.co.uk - H600mm vertical railing with GRD3 flat arrow shaped railhead - or similar to approval. Black finish

New timber capping to top of low garden walls, stain and seal

Build up piers of existing garden wall to height of existing pots. Piers will allow fixings to railings, for lateral restraint. New planting to tops of piers.

New antique brass wall lanterns to replace existing wall lights

Existing flood lights to be retained, overhaul to ensure all lamps are working and warm white

Existing fascia sign and trough light and existing illuminated swing sign to be retained as existing, overhaul to ensure all lamps are working and warm white

Remove existing planted pots and allow to build up pier in brick, rendered to match existing with paint finish. Finish in pier cap

Retain existing low walls and piers

Remove pots and build up piers to height of existing pots

Remove existing decking, fit new railings. Posts fixed to top of wall and rails to new piers. Allow to fit timber capping to tops of walls inside railings

Decorations Key:

- Paint shopfront, and garden walls to match Paper & Paint Library: Beyond Blue
- Timber stained doors and windows in a medium oak finish
- Paint windows, decorative columns, headers and detailing to upper floors to match Little Greene 'Portland Dark'
- Paint walls to upper floors to match Little Greene 'Portland Light'

Supplier: Black Country Metalwork
Ref: Brass Dorchester Wall Lantern on Royal Bracket
Antique brass finish to lantern
Size: H840 x W280 x P370mm
Single, extra warm white, squirrel cage, LED filament lamp

Supplier: Classical Creations
Ref: Chamfered Pier Caps
Colour: Charcoal
Size: 535 x535mm

arrow head top

fixing posts back to garden wall

New railing to top of low garden wall.
Ref: gatesrailingsdirect.co.uk - H610mm vertical railing with GRD3 flat arrow shaped railhead - or similar to approval. Black finish

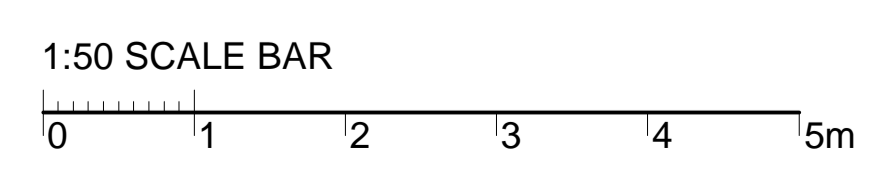
Planting in free standing pots to pier caps. Pots to be fixed to pier caps with concealed internal bolt.

new timber capping to top of wall

new railings to top of wall

TYPICAL PLAN OF GARDEN WALL
Scale 1:20

NOTE: All painted timberwork to be in satin eggshell



Client: YOUNG & CO'S BREWERY PLC		Dwg No: 2406.04.01LBP	Drawn By: CB
Site: ROEBUCK, HAMPSTEAD	First Issue: 12.08.2024	Scale @ A1: 1:50	
Title: EXISTING & PROPOSED FRONT ELEVATION		Issue: LISTED BUILDING/PLANNING	

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