

PROPOSED ELEVATIONS




PROPOSED WORKS

1. New hipped dormer to side elevation, to house new stair to loft. Set back from side wall with timber framed casement windows to match others
2. Side face of hipped roof extended towards rear elevation to create loft room. Tiles to be pre-worn matching clay tiles blended to existing roof surface with matching curved ridge tiles.
3. New loft flat roof section behind tiled side to create loft room. Metal trim flashing and fascia to join angled roof in single line. Rear elevation clad in roof tile to match general roof.
4. New rear glazed doors with glass Juliet balcony guarding. Doors to match lower metal doors in dark brown/black finish. Additional low access window to section of flat roof for maintenance only, locked Glass Juliet guarding provided. Sides and flanks in clay tiles to match roof.
5. Existing low brick stack raised to accommodate loft, or removed with neighbour's consent.
6. New conservation rooflight to side and front of loft, as per neighbouring and local loft additions.
7. Location of soil pipe adjusted to suit new WC arrangement internally



Scale line@ 1:100

<p>Revisions</p> <p style="text-align: center; color: red; font-weight: bold; font-size: 1.2em;">For Planning</p> <p style="font-size: 0.8em;">1. This drawing and all the designs herein are the sole property of HAT and may not be used without written authorisation. 2. These drawings are not for construction and the contractor must verify all site dimensions and must notify h&d of any discrepancies. 3. Do not scale from this drawing all dimensions shown to be confirmed on site prior to construction 4. All measurements in metric</p>	Project		Drawing	
	14 Makepeace Avenue Loft Extension		PROPOSED REAR ELEVATION	
	Scale	Date	Drawing No	Revision
	1:100@A3	Nov 2024	288_EL-03	
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