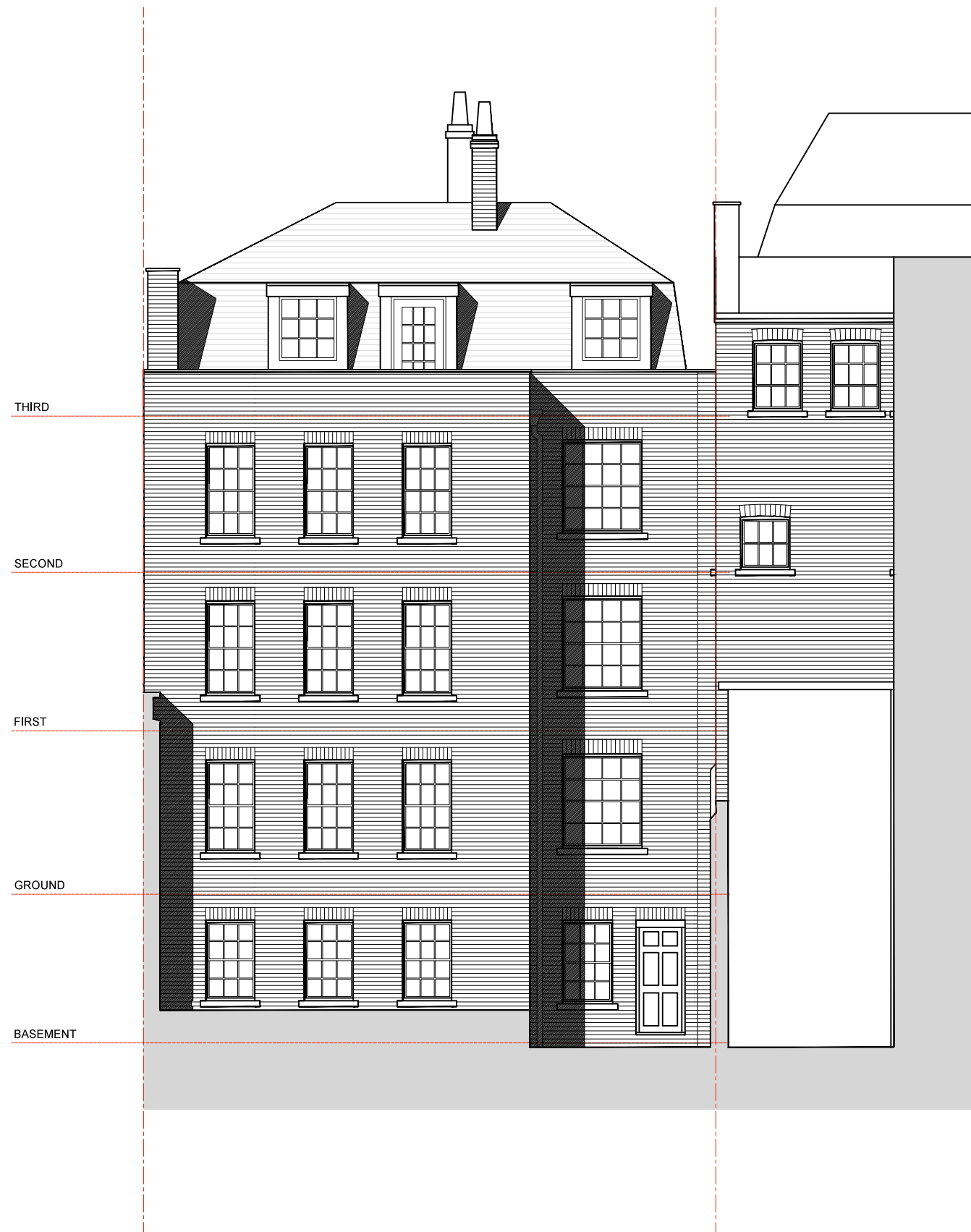
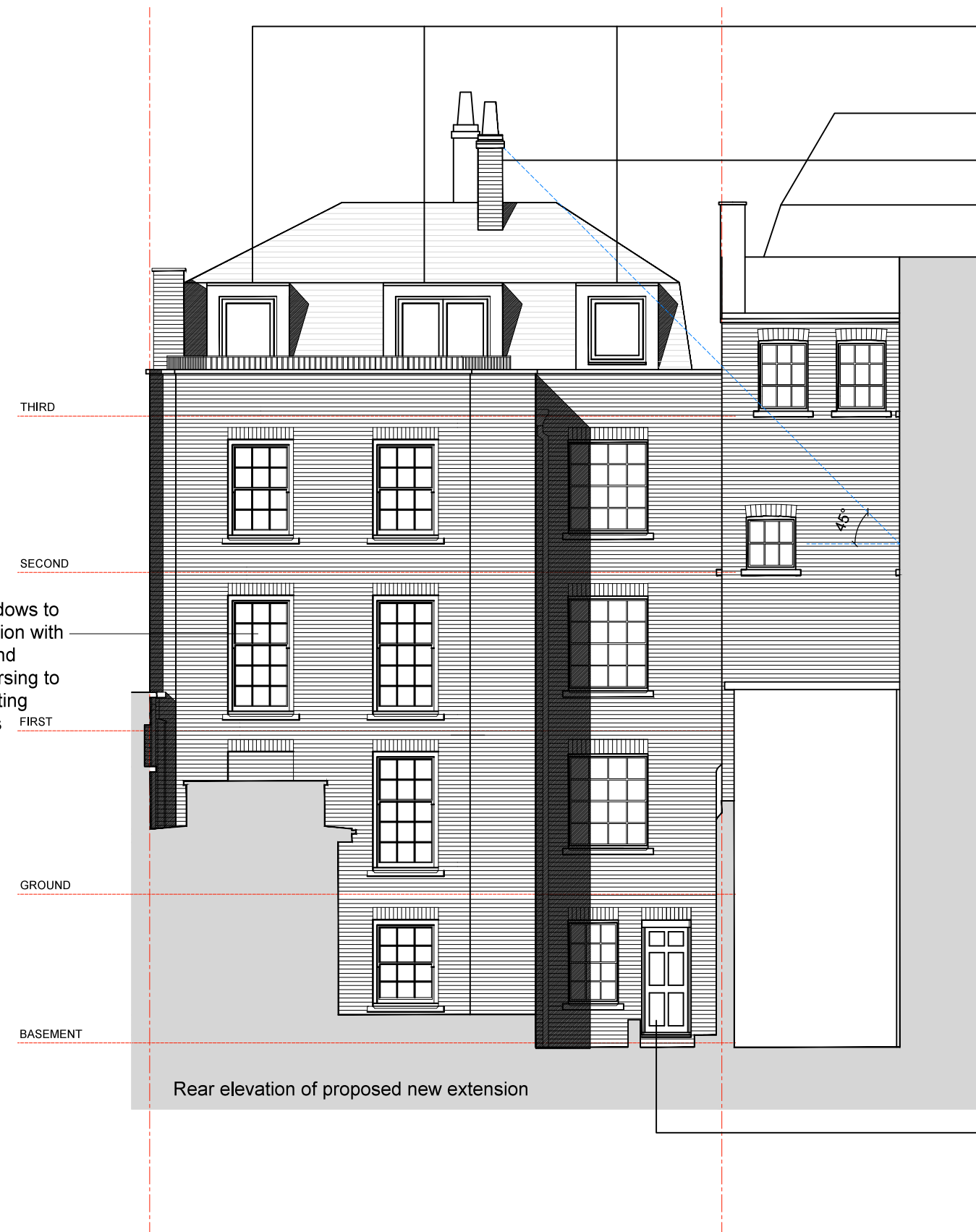


EXISTING REAR ELEVATION 01



EXISTING REAR ELEVATION 02



PROPOSED REAR ELEVATION 03

New dormer windows to replace existing to be clad with powder coated aluminium panels colour light grey. New windows and doors to be composite timber (internal) / aluminium external colour light grey

Existing chimney stacks retained externally and removed internally

New timber sash windows to proposed rear extension with new stone sub sills and brickwork soldier coursing to line through with existing replacement windows

Fire escape door to be painted solid timber door, colour white to match window frames and equipped with emergency push bar hardware and self closer

Revisions		
P2	Planning Issue	30.11.12

Materials to Proposed Extension

Facing brickwork to be half lap stretcher bond, type to match existing, joints cut and weathered.

Brick soldier course detail to all window heads.

All existing windows and sub cills to be replaced with new.

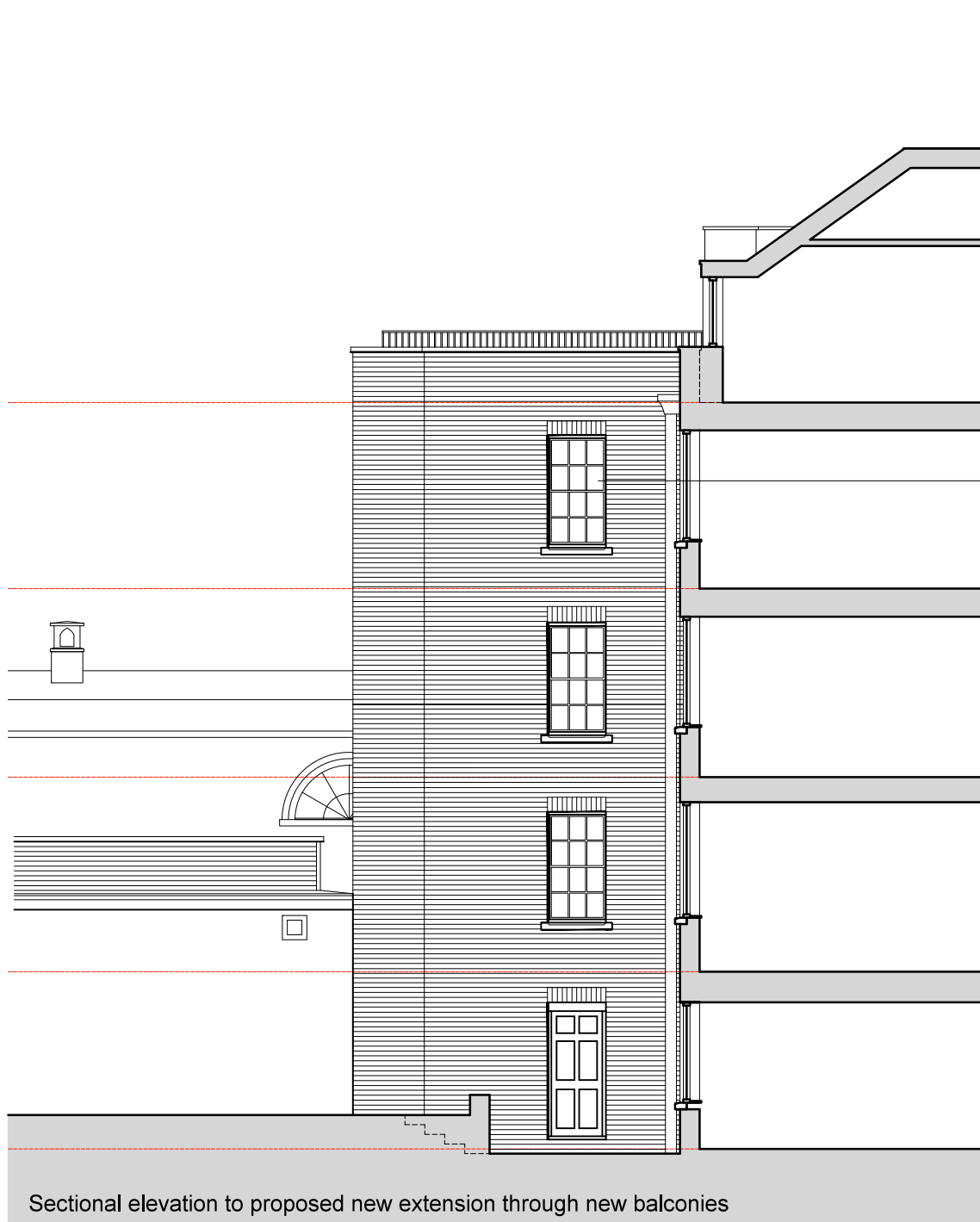
New windows and doors to match existing. Windows to be balanced painted timber double glazed sash windows. Sub cills to be reconstituted Portland stone, weathered and throated.

Guarding to existing roof terrace to be painted metal railings, colour black located behind the existing parapet wall 1100mm high.

Existing rainwater goods to be retained and redecorated, colour black. No new rainwater goods are required.

Parapet coping stones to the rear to be replaced throughout with new reconstituted stone coping units weathered and throated, profile to match existing.

Existing mansard slate roof to be retained and locally repaired where required. Lead flashings to be made good where required.

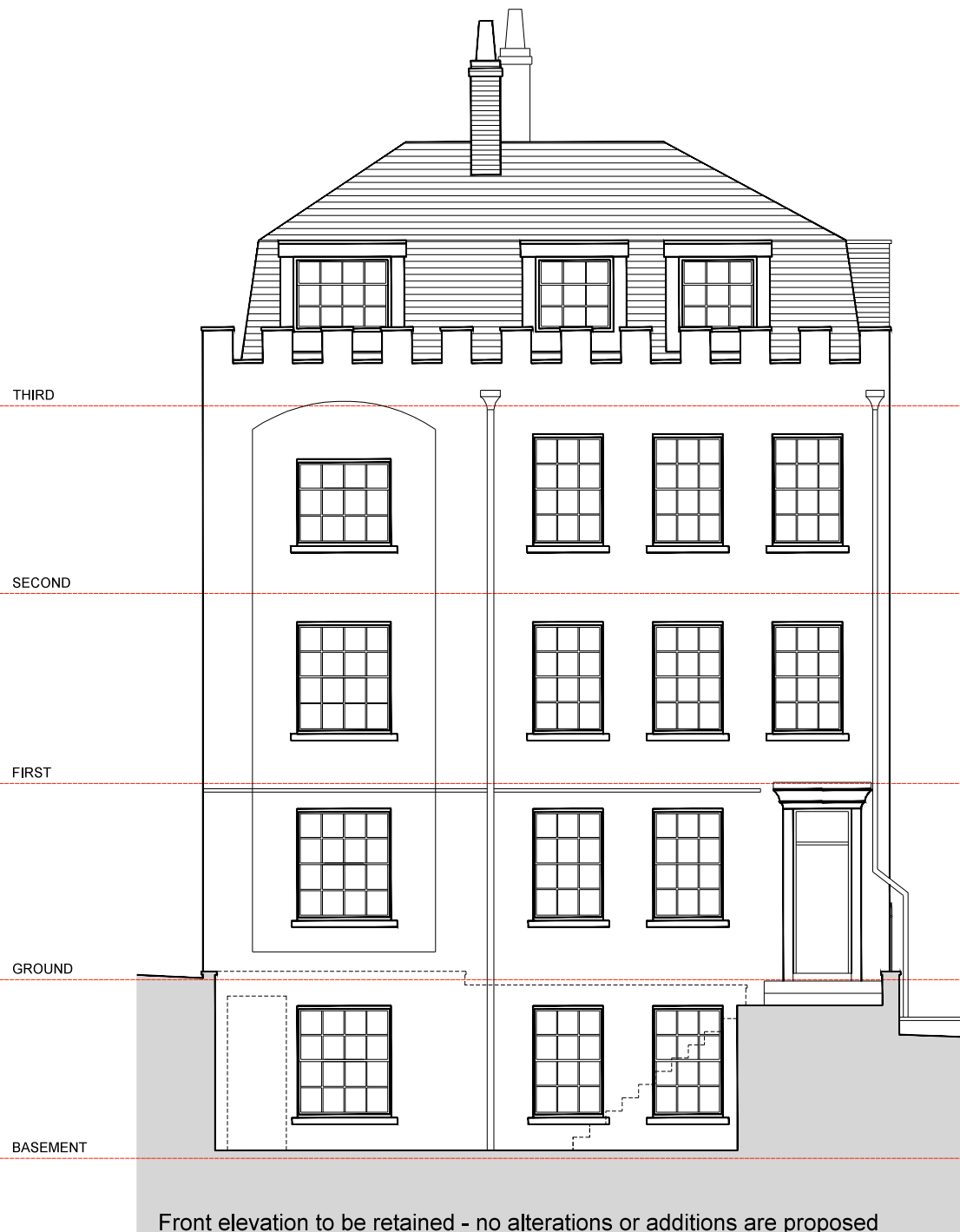


PROPOSED REAR ELEVATION 04



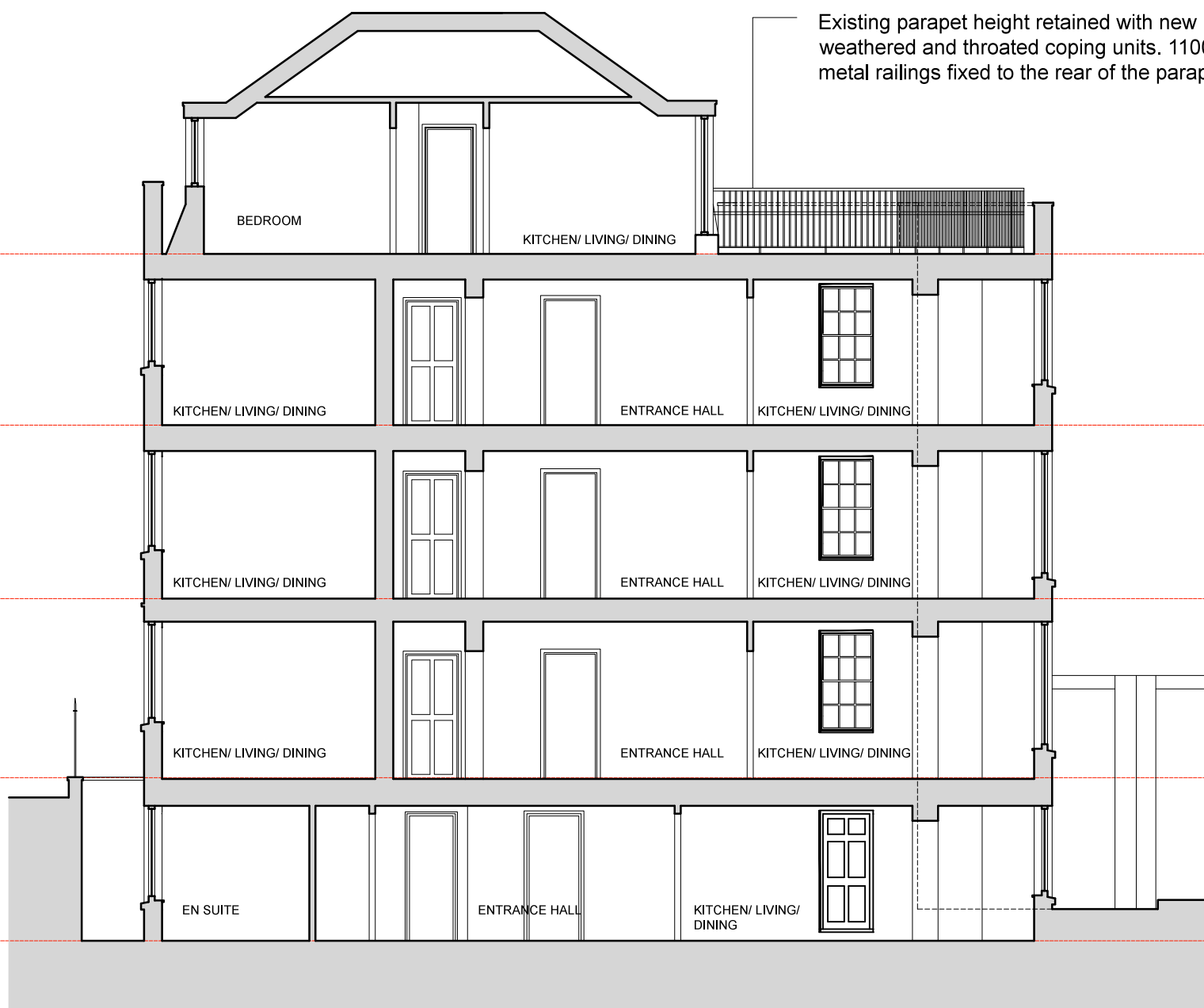
EXISTING REAR ELEVATION 05

New painted timber sash windows to match existing with new pre-cast reconstituted portland stone sub cills



EXISTING FRONT ELEVATION 06

Front elevation to be retained - no alterations or additions are proposed



PROPOSED BUILDING SECTION 07

Existing parapet height retained with new pre cast concrete weathered and throated coping units. 1100mm high painted metal railings fixed to the rear of the parapet wall.

PLANNING

PLANNING

Client

Fairstreet Ltd

Project

23 Pond Street Hampstead
London NW3 2PN

Drawing title

Rear Elevations
EXISTING AND PROPOSED

ApplebyArchitects

3 Waterfrets Cottages
Burnt House Lane
Langton Green
Tunbridge Wells
TN3 0JR

Tel: 07772 880708
Email: nicka@appleby-architects.com
Web: www.appleby-architects.com

Project number	Drawing number	Revision
12020	020	P2

