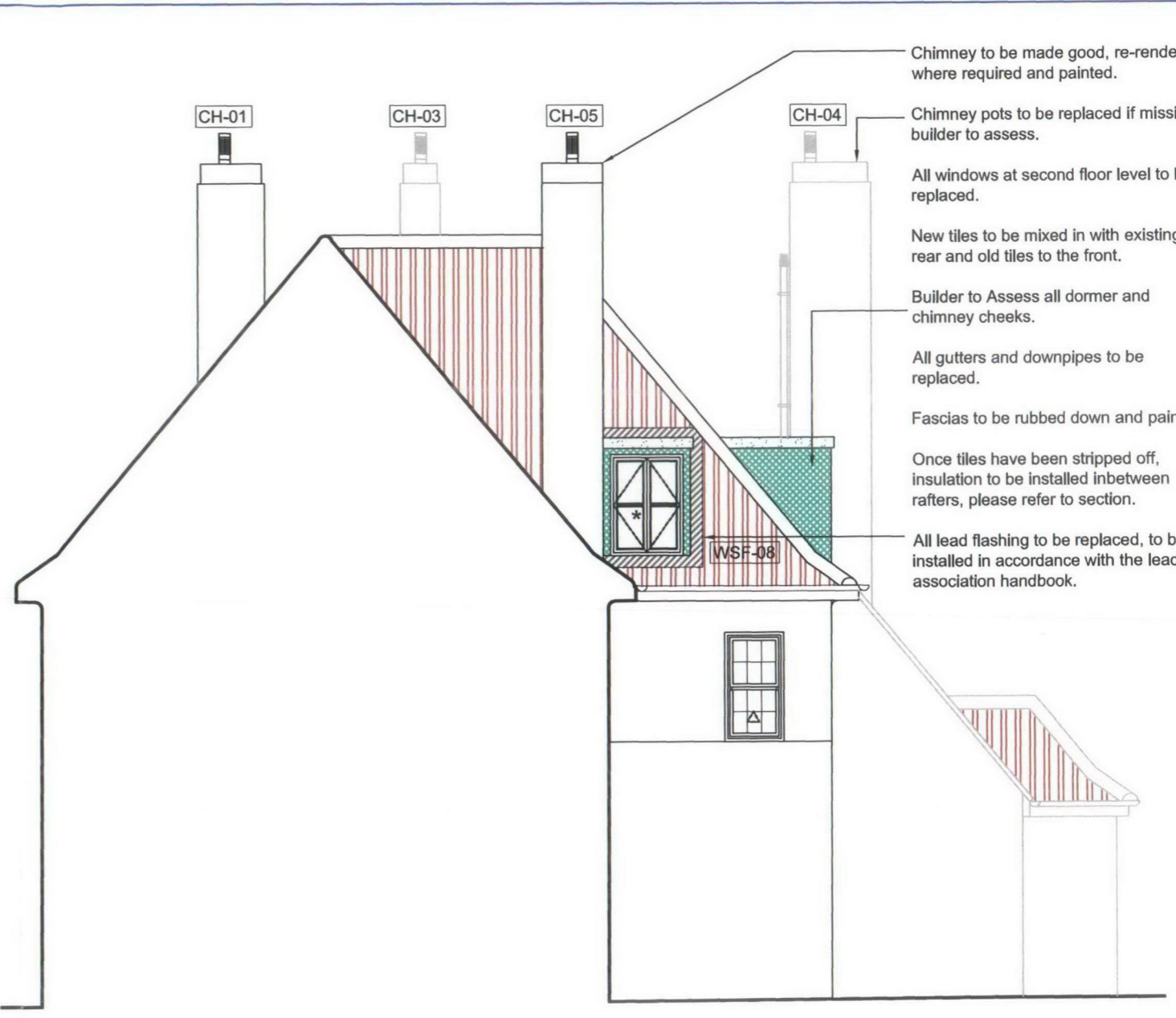


Existing Side Elevation - View D  
Scale 1:100



Proposed Side Elevation - View D  
Scale 1:100

- Chimney to be made good, re-rendered where required and painted.
- Chimney pots to be replaced if missing builder to assess.
- All windows at second floor level to be replaced.
- New tiles to be mixed in with existing at rear and old tiles to the front.
- Builder to Assess all dormer and chimney cheeks.
- All gutters and downpipes to be replaced.
- Fascias to be rubbed down and painted.
- Once tiles have been stripped off, insulation to be installed inbetween rafters, please refer to section.
- All lead flashing to be replaced, to be installed in accordance with the lead association handbook.

KEY	
⑩	Flat roofing material
⑬	Lead
	Unknown material- possible painted asbestos sheeting will require investigation by specialist once scaffolding is erected.
	Tiles

**PLEASE NOTE**  
THESE DRAWINGS ARE FOR THE PURPOSE OF PLANNING ONLY  
THESE ARE NOT CONSTRUCTION DRAWINGS

**PLANNING ISSUE**

Note:  
Existing windows are ill fitting single glazed crittle windows. To be replaced with painted timber double glazed frames.

- \* Window to Habitable rooms to have an unobstructed openable area of at least 0.33m<sup>2</sup> and at least 450mm high and 450mm wide. Builder to check window sizes on site visit. Proposed windows to be doubled glazed with timber frames and trickle vents.
- All existing first floor windows to be eased by contractor and allow for installation of missing catches.
- Full external redecc, all existing render, brickwork to be re-painted colour to be confirmed.
- All existing guttering and downpipes to be stripped off and new ogee 6" black guttering to be installed with new brackets.
- Main contractor to allow £200.00 PC sum for jet washing drains.

PRELIMINARY	PLANNING	CONSTRUCTION	TENDER
TITLE		Re- Roofing works to Somerstown Coffee House 60 Chalton Street, London for CWPC.	
DETAIL		Existing and Proposed Side Elevation View D	
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