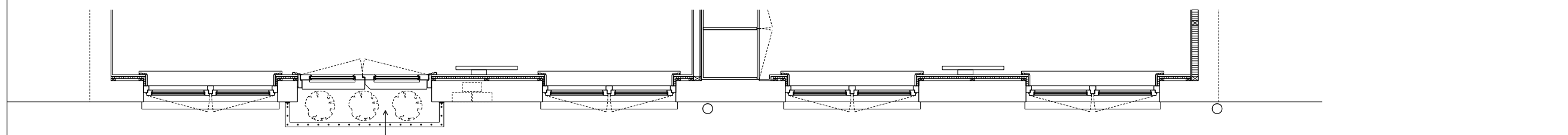
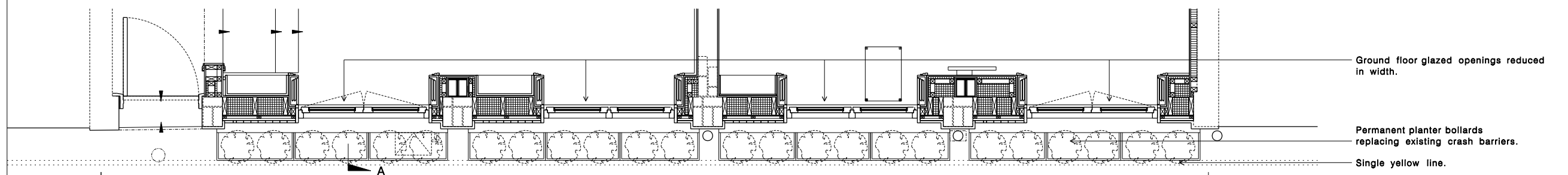


PROPOSED FRONT ELEVATION



PROPOSED PLAN SECTION THROUGH FIRST FLOOR FRONT ELEVATION



PROPOSED PLAN SECTION THROUGH GROUND FLOOR FRONT ELEVATION

- New chimney for new 1st floor fireplace, built to match taller chimney to roof at no 6.
- New double glazed flat roof lights to existing openings.
- 'Warm' flat roof with new composite rubber cover (dark grey). 10 cm added in height to front elevation to allow for rigid insulation layer above existing retained roof structure.
- Existing painted timber framed outward opening pairs of casement windows replaced to match existing frames but fitted with glazing achieving a greater thermal performance.
- Existing window opening extended downwards. New painted timber framed, inward opening clear double glazed door set with painted railings in front and a shallow cantilever to allow space for plants.
- Two new downpipe sections to match existing. Routed underground into internal manhole at no 3 as currently.
- Painted render to lower half of front elevation.
- Existing glazed openings to the ground floor reduced in width. The third and fourth opening from the left to be aligned in height.
- Two new painted timber framed inward opening double door sets along with two sets of openings, consisting of two large fixed panels, each with a small operable window over for ventilation.
- The outline of the existing openings is to be retained by the installation of timber and rendered panels set back from the main facade.
- Openings to be aligned with 1st floor openings.
- Permanent planter bollards replacing existing crash barriers.
- New painted timber panelled front door leaf to existing opening.

KEY TO NUMBERED MATERIALS:

- 1 Terracotta and brick chimney.
- 2 Galvanised rod balustrade with a painted finish. Painted steel angle base.
- 3 Painted timber panel. Set back to retain outline of existing opening to facade.
- 4 Painted rendered panel. Set back to retain outline of existing opening to facade.
- 5 Painted render to lower half of main facade.
- 6 Galvanised steel planter bollard with a powder-coated paint finish.

04.08.2014
 Rev Date

PLANNING

Kristensen Architects
 Unit 2 Epoot Court
 31 Kilburn Lane
 London W10 4AE

3 ST GEORGE'S MEWS
 LONDON NW1 8XE

Proposed front elevation
 Proposed plan sections through front elevation

1:50 at A3

219-00-202

