

## 11a SHARPLESHALL STREET & 10 EGLON MEWS NW18YN

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### Planning condition no.15

planning permission ref: 2012/1328/P

AUGUST 2014

**CHASSAY**  
**+LAST** ARCHITECTS

## DRAWING LIST

### PLANNING CONDITION NO.15

MS2/ PC/ 09 A GREEN ROOFS: SUPPLEMENTARY INFORMATION - REV.A  
MS2/ PC/ B451 GREEN ROOF AND RW CHUTE OUTLET DETAILS - COMMERCIAL

MS2/ PC/ F101 LIVING GREEN WALL DETAILS  
MS2/ PC/ F102 GREEN WALL DESIGN STRATEGY

AUGUST 2014

**CHASSAY**  
**+LAST** ARCHITECTS

BERKELEY WORKS  
BERKLEY GROVE  
LONDON NW1 8XY

T.020 7483 7700  
F.020 7483 7733  
E.info@chassaylast.co.uk

## Green Roofs: Supplementary Information

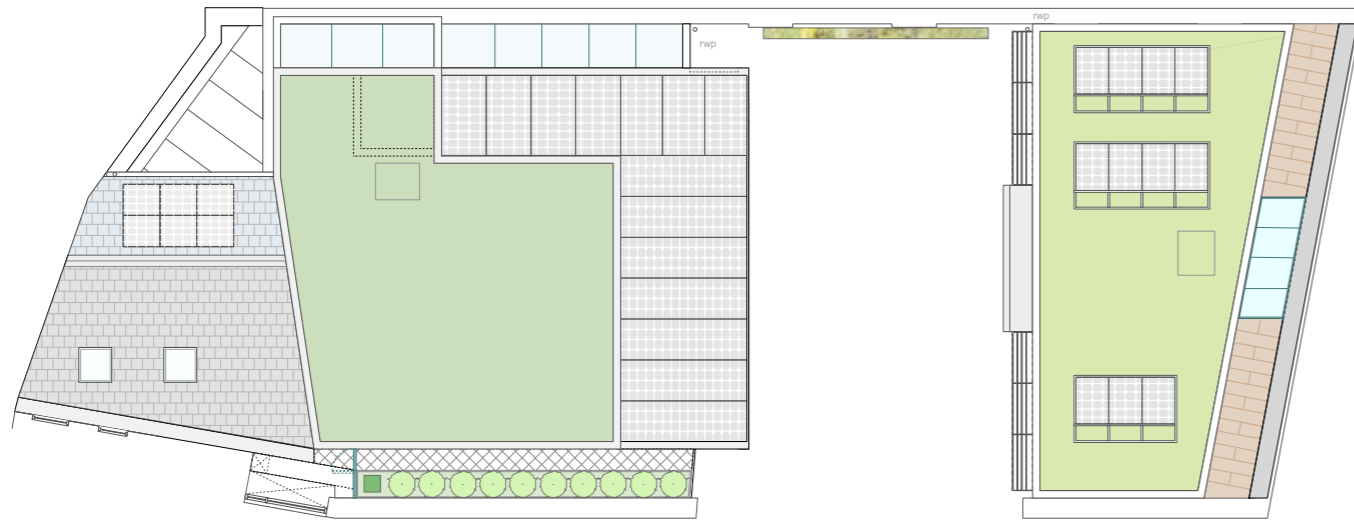
The opportunity to provide plug planted green roofs will provide

- visual amenity for the many surrounding neighbours
- reduced urban heat island effect
- reduction in stormwater surcharge
- improved biodiversity
- new wildlife habitat

### Concept:

It is proposed to have a biodiverse meadow mix across both blocks of buildings (shown on plan) to create a variety of vegetation and characters for a mixed use development.

Green roof system to involve an extensive green roof build up using an approved substrate-based system, allowing 150mm-200mm depth specially prepared soils over an approved reservoir board system, drainage and waterproofing as recommended by supplier. (see section) All roof types to be gently undulating substrate depths, meeting edge strip at 150mm depth. Edge strips of 500mm wide approved gravel around edge of parapets advised for maintenance. For edge containment & parapet details refer to architects details.



### Planting Schedule

The proposal seeks to enhance ecological measures by incorporating green roof planting to two sections of flat roofs as illustrated below. Two kinds of species rich grassland (acid and neutral) roofs are proposed:

#### Meadow mix roof planting:

Plants to be supplied as a 'wildflower turf' base, with specialist seeds for acid & neutral grassland sown in, as supplied by coronet turf, Basingstoke (tel 01256 771222) or similar approved source. Wild turf base to comprise 50% Grasses, 50% Wildflowers including the following plants:

#### Grasses:

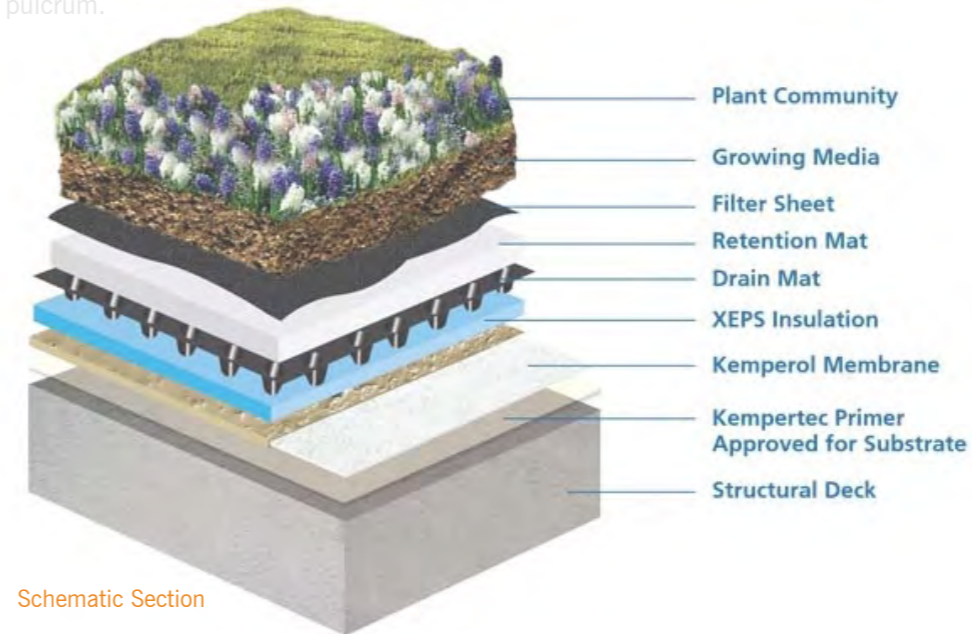
Sheeps Fescue, Small Leaved Timothy, Creep Red Fescue, Crested Dogstail

#### Wildflowers;

Yarrow, Common Knapweed, Field Scabious, Gallium Verum, Meadow Cranesbill, St. Johns Wort, Cats Ear, Oxeye Daisy, Birdsfoot Trefoil, Ragged Robin, Musk Mallow, Ribwort Plantain, Cowslip, Self Heal, Meadow Buttercup, Yellow Rattle, Salad Burnet, Red Capion, Betony, Turfed Vetch, Conon Vetch, Wild Carrot, Common Sorrel, Meadowsweet, White Campion, Autumn Hawbit, Greater Hawbit, Common Toadflax, Wild Red Clover, Bladder Campion, Wild Marjoram.

Specialist seeds to be sown into base for acid grassland mix to include:

Stachys officinalis, Luzula pilosa, campanula rotundaifolia, Stellaria graminea, Viola riviniana, Ranunculus acris, Carex ovalis, Sanguisorba minor, Geum urbanum Teucrium scordonium, Hypericum pulcrum.



Specialist seeds to be sown into base for neutral grassland mix to include:

Lotus corniculatus, Hypochoeris radiata, Gallium verum, Leucanthemum vulgare, Achillia millefolium, Salvia officinalis, Scabiosa columbaria, Rumex actosa, Prunella vulgaris, Clinopodium vulgare.

#### Installation & Maintenance:

Follow guidance from suppliers for correct laying of turf. Ensure all wildflower turf is well watered in at outset to fill reservoir boards below.

Make visit to plants at least two times per year to check health and establishment. Check drip irrigation system is functioning, and in times of drought, water using irrigation system to ensure plants do not dry out. Strim back dead flower heads after flowering season in autumn, and compost arising.

#### Irrigation:

Drip irrigation lines to be installed into soil at 300mm centres and fed by rainwater recycling tanks, topped up by automatic mains supply when required.

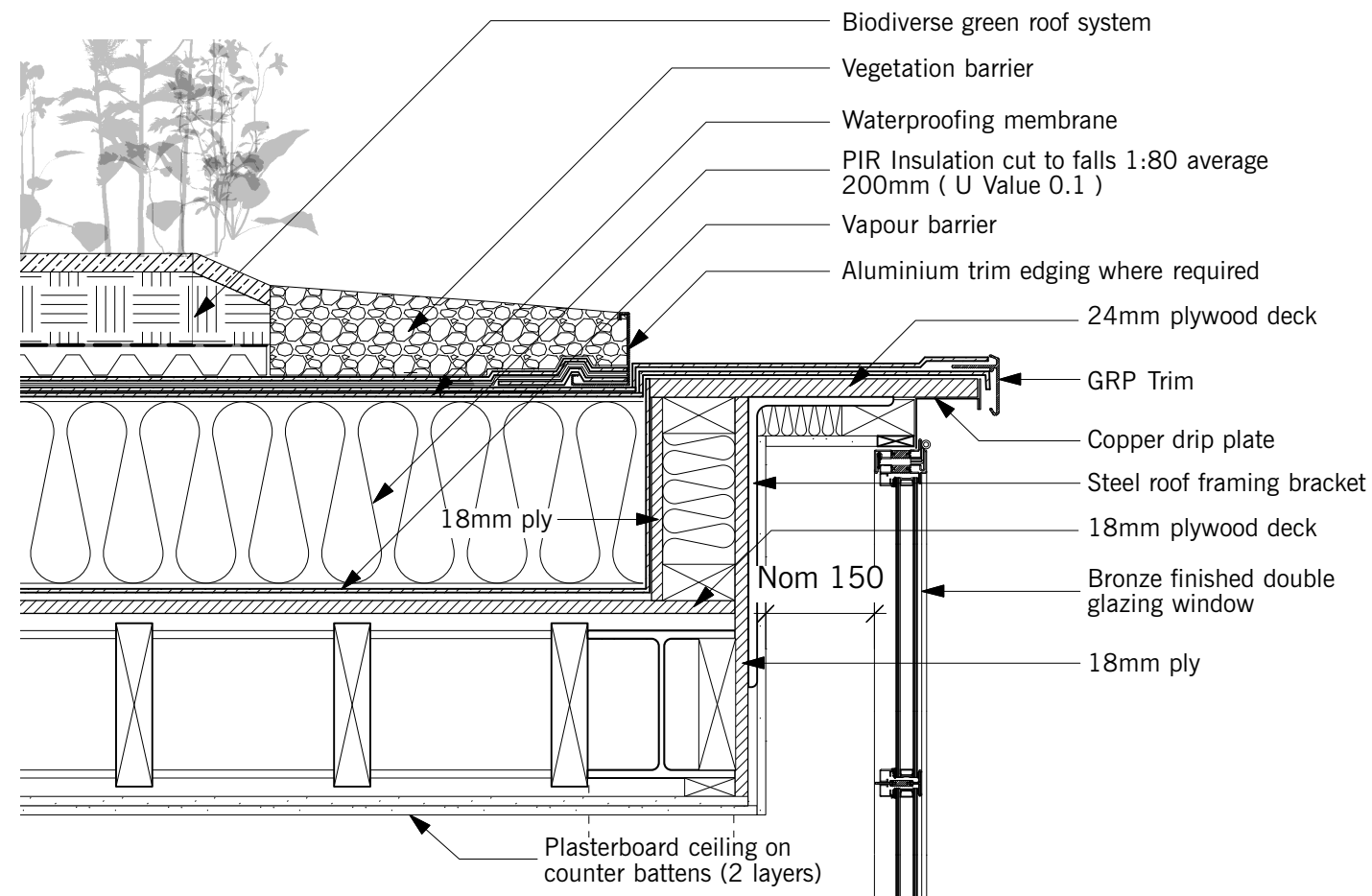
<p>DO NOT SCALE THIS DRAWING</p> <p>WRITTEN DIMENSIONS ONLY TO BE USED</p> <p>ALL DIMENSIONS ARE IN MILLIMETRES</p> <p>ALL DIMENSIONS TO BE VERIFIED ON SITE</p> <p>ANY INCONSISTENCIES TO BE REPORTED TO THE ARCHITECT IMMEDIATELY</p> <p>© CHASSAY + LAST ARCHITECTS</p>	<p>GENERAL NOTES:</p> <p>1) THIS DRAWING IS TO BE USED IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS, ENGINEERS AND SPECIALISTS DRAWINGS AND DETAILS</p> <p>2) THIS DRAWING IS INTENDED TO DEFINE THE DESIGN PROFILES ONLY FOR THE EXTERNAL/INTERNAL APPEARANCE</p> <p>3) THE CONSTRUCTION SHOWN IS INDICATIVE ONLY</p> <p>4) THE CONTRACTOR SHOULD PROVIDE DESIGN PROPOSALS</p>	Date	Rev.	By	Description of change	Checked	<p>status</p> <p>PLANNING CONDITIONS</p> <p>11A SHARPLESHALL STREET + 10 EGLON MEWS</p> <p>LONDON NW1 8YN</p>	<p>BERKELEY WORKS T.0207 483 7700</p> <p>BERKLEY GROVE F. 0207 483 7733</p> <p>LONDON NW18XY ISDN. 0207 483 7734</p> <p>www.chassaylast.co.uk e-mail: info@chassaylast.co.uk</p>	<p>CHASSAY + LAST ARCHITECTS</p>
		26.07.13	A	JCh	Update plan and schematic section	-			
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<p>drawn by JCh checked by JG date 05.10.11 scale NTS stage E number MS2/ PC/ 09 rev A</p>									

Seed Mixture for Green Roofs:

80% wildflowers 20% grasses

- Agrimonia eupatoria - agromony
- Lotus corniculatus - birdsfoot trefoil
- Silene vulgaris - bladder campion
- Ranunculus bulbosus - bulbous buttercup
- Linaria vulgaris - common toadflax
- Knautia arvensis - field scabious
- Anthyllis vulneraria - kidney vetch
- Galium verum - lady's bedstraw
- Malva moschata - musk mallow
- Poterium sanguisorba - salad burnet
- Prunella vulgaris - selfheal
- Daucus carota - wild carrot
- Achillia millefolium - yarrow

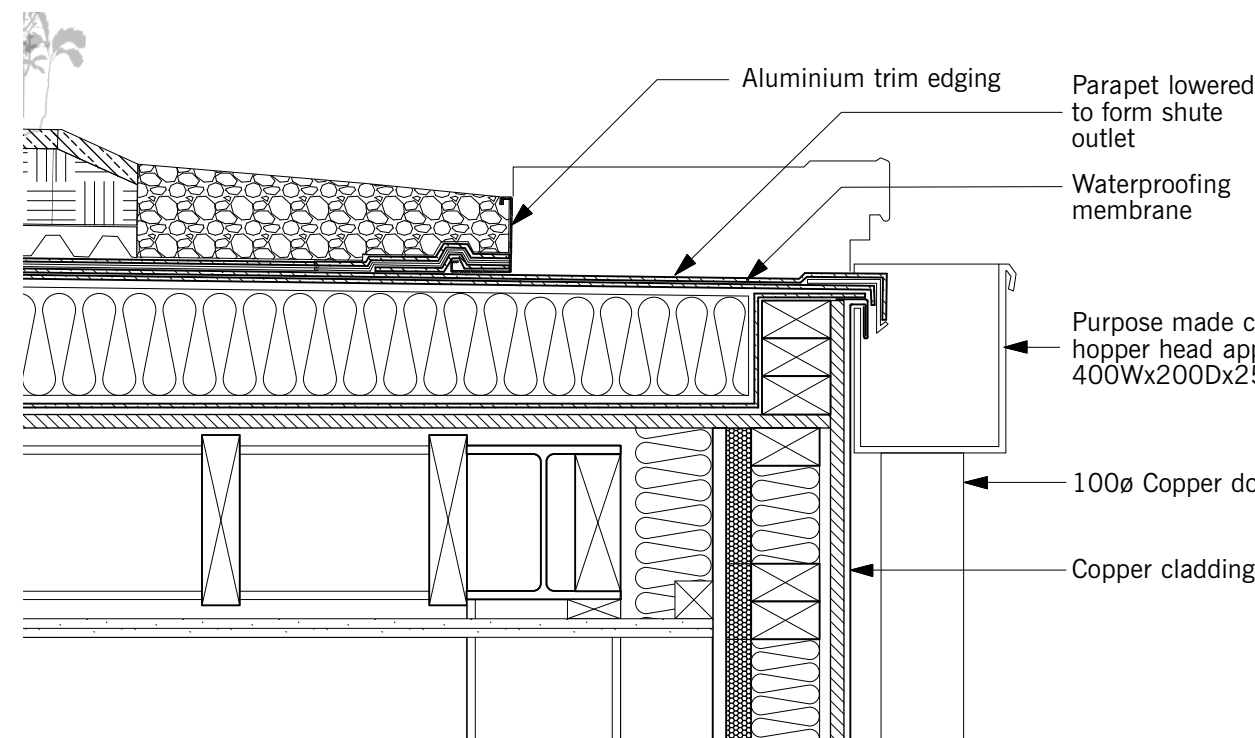
- Festuca brevipila - hard fescue
- Festuca rubra ssp commutata - chewings fescue
- Festuca rubra - slender red fescue



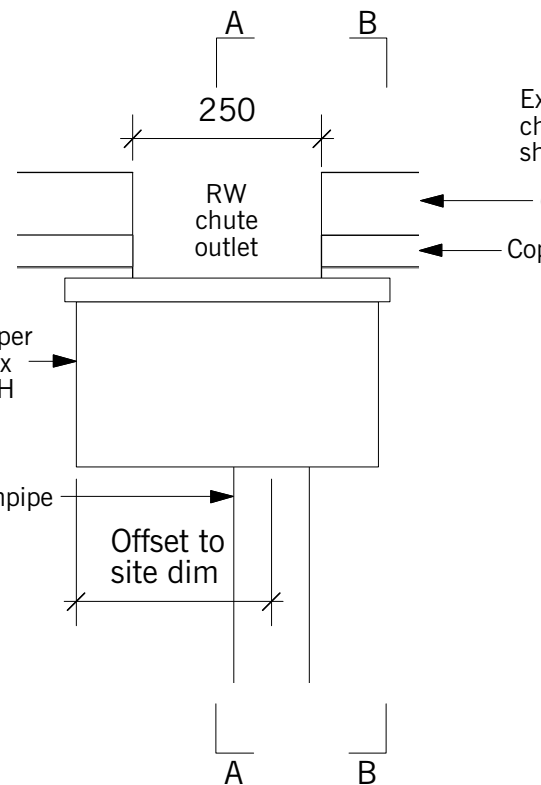
1. BIODIVERSE GREEN ROOF DETAIL SCALE: 1:10

Note:  
Roof covering installation should be in accordance with manufacturer's recommendation

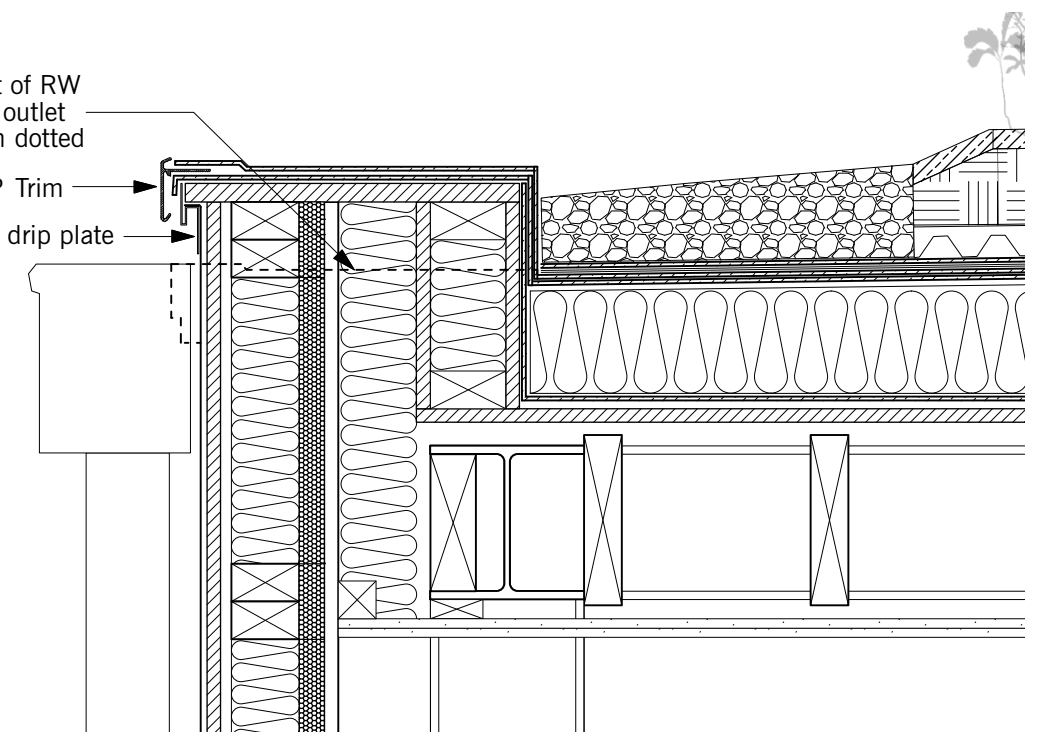
All plywood to be  
WISA wbp PEFC certified.  
Structural use in accordance with  
EN 13989 and BS 5368  
Services class to EN 636/2  
Bonding glue to EN 314/2



2. RW CHUTE OUTLET, HOPPER & DOWNPIPE SECTION DETAIL A SCALE: 1:10



3. RW CHUTE OUTLET, HOPPER & DOWNPIPE ELEVATION SCALE: 1:10



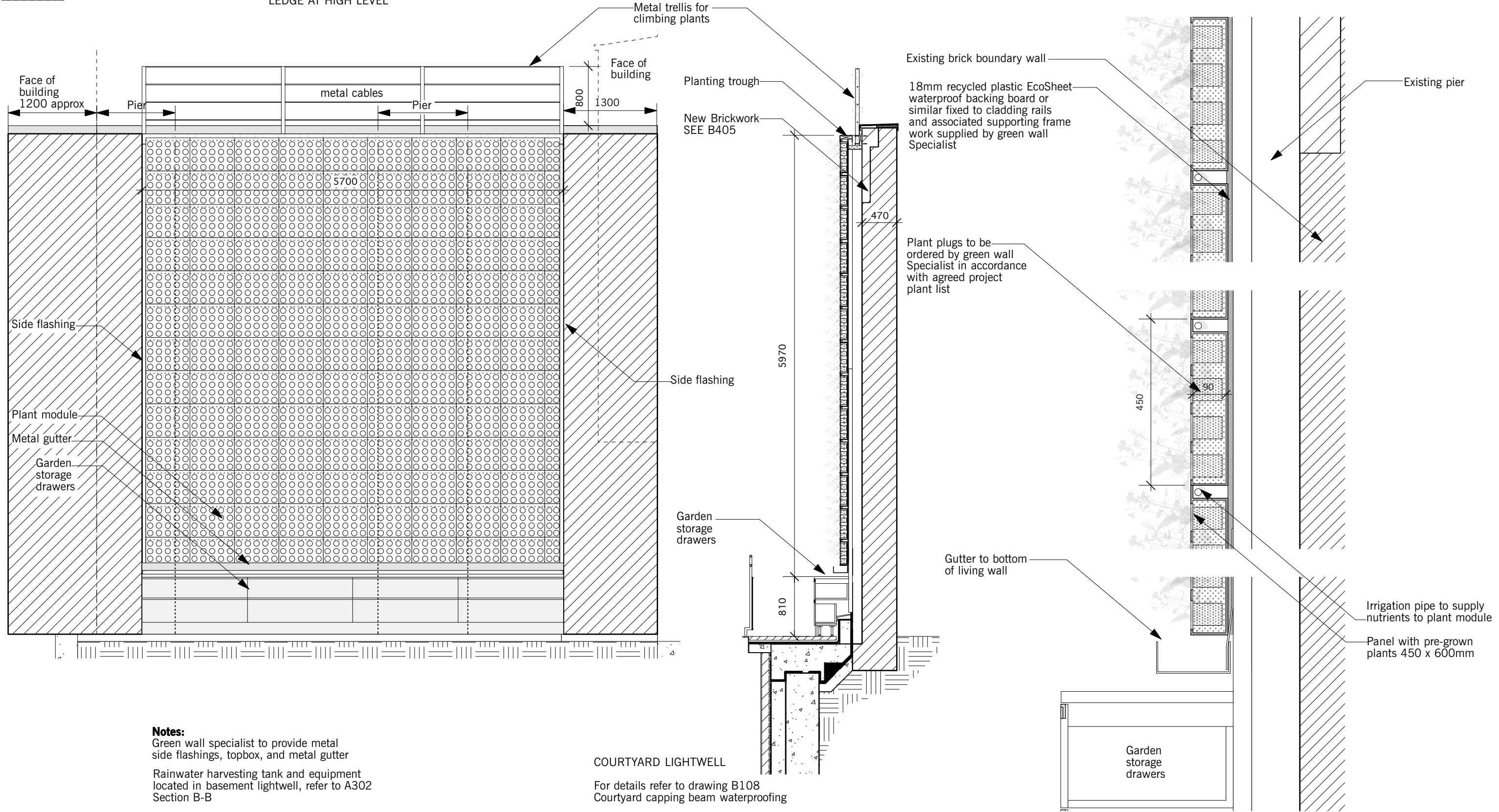
4. RW CHUTE OUTLET, HOPPER & DOWNPIPE SECTION DETAIL B SCALE: 1:10

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RENDER ON SS  
RIBLATH

NEW BRICK WORK BUILT OFF EXISTING  
LEDGE AT HIGH LEVEL



**Notes:**  
Green wall specialist to provide metal side flashings, topbox, and metal gutter  
Rainwater harvesting tank and equipment located in basement lightwell, refer to A302 Section B-B

COURTYARD LIGHTWELL  
For details refer to drawing B108  
Courtyard capping beam waterproofing

1 ELEVATION  
Living Green Wall scale 1:50

2 SECTION  
Living Green Wall scale 1:50

3 SECTION DETAIL  
Living Green Wall scale 1:10

BRICKWORK ALTERATIONS AND REPAIRS  
WORK IN PROGRESS 12.03.13

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<p>number MS2/ PC/ F101</p>		<p>rev -</p>																															



**Indicative Plants**



**List of Plant Species**

- Asplenium scolopendrium
- Carex morrowii 'Ice Dance'
- Euonymus fortunei 'Dart's Blanlet'
- Euphorbia amygdaloides var robbiae
- Galanthus nivalis
- Pachysandra terminalis
- Polypodium vulgare

**Indicative Photomontage**



**Note:**  
 The site survey has been carried out by others. Plants specified here are indicative and for the purpose of graphic information. Dimension were provided by Scotscape Ltd. The plants listed are believed safe to handle but appropriate care should be taken when doing so. Contractor are not to scale fromt his drawing.

**Design Strategy**

The design is a naturalistic, random organic pattern.  
  
 The plants were chosen to form a lush, woodland atmosphere. The plants area mix of native and ornamental species, are all evergreen, apart from the deciduous spring flowering bulb 'Galanthus nivalis'. They are all hardy and tolerant of partial shade and sheltered conditions, and will provide year round, seasonal interest.

The colour palette is of varying tones of greens, lime and cream.

Located on top of the existing courtyard wall, a proposed metal trellis for climbing plants such as ivy will provide a privacy screen between the upper floors of the proposed buildings and the existitng upper level flats above the library on Sharpleshall Street.

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