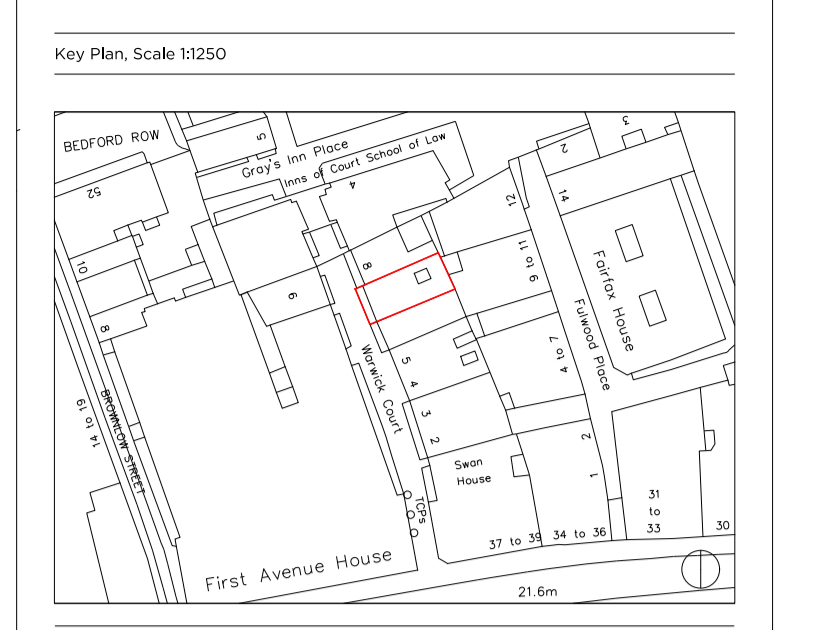


**B. Revision Notes:**

- B.1** Existing Roof finishes to be stripped and reinstalled.
- B.2** Existing dormer windows to be retained.
- B.3** Existing lightwell gate to be repositioned.



**Demolition Key:**

	Existing structure / ground		Hatch denotes removal of existing concrete slab.
	Proposed removal of existing structure (in section)		Hatch denotes proposed removal of existing structure (in elevation)
	Proposed removal of existing structure/finishes (in elevation)		Hatch denotes proposed removal of existing structure (in section).
	Proposed removal of existing structure (in section)		

**Proposed finishes legend**

	Proposed straight-plank hardwood floor finish on specified floor build-up.		Timber decking
	Proposed floor floor finish on specified floor build-up.		Natural stone floor tiles.
	Portland stone.		Proposed slate roof finish on existing and new roof structure.

- General Notes:**
- Refer to the Door and Window Schedules for a detailed summary of each door and window.
  - All existing floor finishes and existing ply to be carefully removed.
  - Existing floorboards to be carefully removed and reused where possible.
  - New walling/floorboards to be installed. New furniture/joints are to be installed to the top of the existing joists in order to level. See Structural Engineer's Information, Low profile UPH throughout.
  - New drainage and concrete slab to be laid at basement level.
  - Existing slate roof finish to be carefully removed and stored, and new roof felt installed. Existing slates to be re-laid, new slates to match existing to replace any damaged slates. Leaky areas to be repaired. Existing roof structure canopy and dormer windows to be removed and replaced on a like-for-like basis.
  - Joists are to be inspected and strengthened where required to support increased loads. To Structural Engineer's detail.
  - Existing internal walls are to be skimmed and prepared to take new wall finishes as required. All defective existing plaster to be removed and replaced.
  - All existing panelling, mouldings and cornices to have existing paint finish removed for new paint decoration.
  - Existing structural timber beams to be exposed and treated with wood preservative. Ends to be wrapped in DPC and rotten timber to be replaced.
- Proposed legend notes**
- |    |   |    |  |
|----|---|----|--|
| 01 | Existing chimneys to be refurbished and redecorated.  | 22 | Proposed condensers in attenuated enclosure, refer to M&E design.  |
| 02 | Existing window replaced with double-glazed, timber framed sash window.   | 23 | Reinstated stair to basement level, with complete, traditionally-detailed, timber balustrade.  |
| 03 | Non-original fireplace to be removed and replaced with traditionally-detailed fireplace.                                | 24 | New, single-glazed, timber framed window to match existing, fitted with secondary glazing internally.  |
| 04 | Non-original skirting/trunking to be removed.   | 25 | Existing fireplace to be protected and covered.  |
| 05 | Traditionally detailed, compliant, timber substitute to replace existing.   | 26 | Reconfiguration of existing stair.   |
| 06 | Existing sash windows refurbished and fitted with secondary glazing internally.   | 27 | New dummy window.  |
| 07 | Two, brompton bicycles & £250 bicycle voucher to be supplied to each flat.  | 28 | New double-glazed, traditionally detailed French door.   |
| 08 | Proposed head dormer arrangement to be through with existing windows. Redesign of existing non-original dormer windows. | 29 | Lining to party wall.  |
| 09 | New lift.   | 30 | Proposed head dormer arrangement to be through with existing windows. Redesign of existing non-original dormer windows.                        |
| 10 | Damaged window sills replaced on like-for-like basis.   | 31 | Terrace to flat 03, with new planting and Yorkstone paving.  |
| 11 | Lightwell to be lowered by 100mm. New, painted metal stair to accommodate level change.                                 | 32 | Existing joists to be trimmed out.   |
| 12 | Existing rear envelope retained. New, contemporary, timber-clad rear elevation to be preserved and maintained.          | 33 | Single, surviving cast-iron spindle to be preserved and maintained.  |
| 13 | Proposed bin store.   | 34 | Existing structural timber beams to be exposed and treated with wood preservative. Ends to be wrapped in DPC and rotten timber to be replaced. |
| 14 | New, double-glazed, anodised aluminium, restricted tilt, framed windows, with etched glass louvers. Refer externally.   | 35 | Slates to be removed, retained and new membrane installed. Existing slates to be re-laid and any new slates to match existing.                 |
| 15 | New, fixed, double-glazed, anodised aluminium framed glazing panels.  | 36 | Facade refurbishment.  |
| 16 | New, double-glazed, walk-on rooflight.  | 37 | Existing facade to be re-rendered and redecorated.   |
| 17 | New, double-glazed, conservation rooflight.   | 38 | Etched glass partition.  |
| 18 | Partial demolition of existing roof, new slope proposed, matching height and width of existing.                         | 39 | New Railings.  |
| 19 | New, automatic-opening vent to communal stair.  | 40 | Fixed & obscure proposed windows.  |
| 20 | Terrace to the roof of proposed rear extension, with timber decking glass balustrade.                                   | 41 | Proposed Roof  |
| 21 | No, proposed condenser in attenuated enclosure.   | 42 | Paint to be removed from Brickwork and redecorated as required.  |

Rev B 07.07.16 Issued for planning submission  
 Rev A 03.12.15 Issued for planning submission

# PLANNING

Project No. **14029**

Client **GFZ Developments Ltd.**

Date **October 2015**

Scale **1:100@A3 / 1:50@A1**

Project **7 Warwick Court**

Drawing Title **Demolition Street Elevation**

Drawing No. **D\_08** Rev. **B**

Drawn	Approved	Signed
DI	MW	AB

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0 0.5m 1m 2m 3m 4m 5m

4 GRAY'S INN PLACE
8 WARWICK COURT
7 WARWICK COURT
6 WARWICK COURT
5 WARWICK COURT