

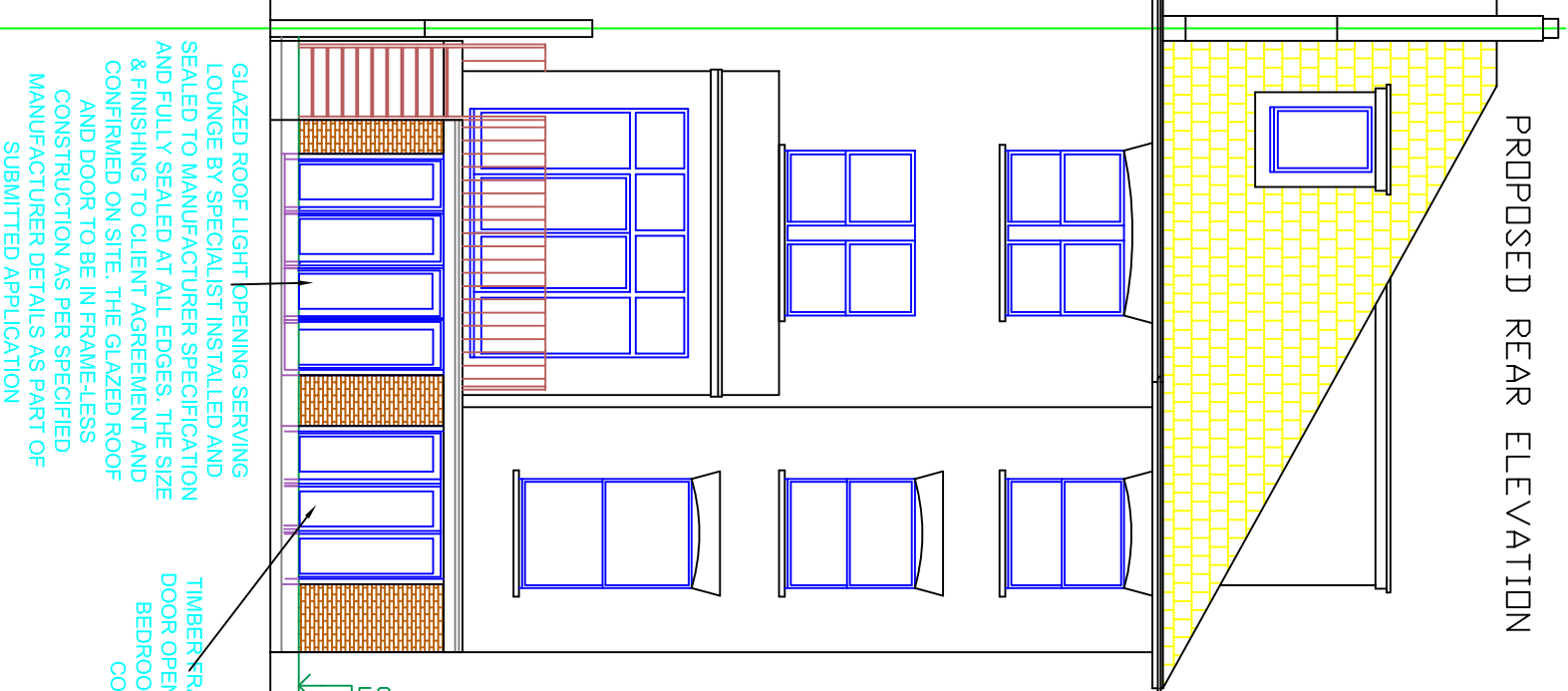
NEW GROUND FLOOR REAR EXTENSION TO BE CONSTRUCTED IN BROWN BRICK MATCHING IDENTICAL TO EXISTING FACADE TO COMPLIANCE WITH CONSERVATION AND PLANNING POLICIES. THE NEW FLAT ROOF TO BE IN FELTED AND INSULATED FINISH WITH SURFACE WATER TO DISCHARGE TO REAR ELEVATION ONTO NEW OUTLET GUTTER AND RAIN WATER DOWN PIPES.

EXTERNAL AMENITY REAR PATIO MUST FINISH AT MIN 150mm BELOW INTERNAL FINISH FLOOR LEVEL AND PROVIDE NEW ACO DRAINAGE CHANNEL BY THE REAR ELEVATION FOR SURFACE WATER DISCHARGE INTO EXISTING SYSTEM. ANY EXTERNAL HARDSTANDING AREAS TO BE IN PERMEABLE FINISHING (ie POROUS BLOCK PAVING OR GRANULAR SHINGLES)

THE REAR BALCONY SERVING UPPER LEVEL FLAT TO BE REMOVED AND AREAS TO THE EXTERNAL WALL WHERE DAMAGED BY THE MOVEMENT RESULTED FROM THE ROOF TERRACE FIXINGS AND THE RENDER PART OF WALLS TO BE REPAIRED USING SIKA WATERPROOFING TANKING

THE ACCESS TERRACE AREA OVER THE FLAT ROOF TO BE USED BY RESIDENT OF FIRST FLOOR FLAT WITH WATERPROOFING AND TANKING BY SPECIALIST TO DESIGNATED AREA INSTALLED BY CONTRACTOR WITH WARRANTY.

PROVIDE STEEL BALUSTRADE AT MIN 1m HEIGHT AROUND THE ACCESSIBLE AREAS OF FLAT TERRACE AREA PAINTED WITH BITUMEN WATERPROOFING PAINT. THE METAL BALUSTRADE TO BE FIXED ONTO ROOF STEEL BEAMS AND WEATHER PROOFED AND SEALED AROUND THE FIXING TO BALUSTRADE. IT IS REQUIRED TO REUSE EXISTING BALUSTRADE AND REINSTATE TO MATCH EXISTING

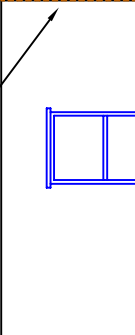


PROPOSED REAR ELEVATION



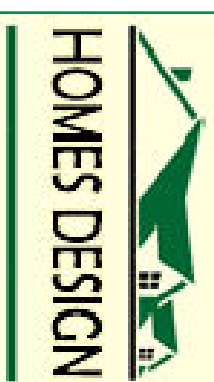
GLAZED ROOF LIGHT OPENING SERVING LOUNGE BY SPECIALIST INSTALLED AND SEALED TO MANUFACTURER SPECIFICATION AND FULLY SEALED AT ALL EDGES. THE SIZE & FINISHING TO CLIENT AGREEMENT AND CONFIRMED ON SITE. THE GLAZED ROOF AND DOOR TO BE IN FRAMELESS CONSTRUCTION AS PER SPECIFIED MANUFACTURER DETAILS AS PART OF SUBMITTED APPLICATION

TIMBER FRAME TO REAR DOOR OPENING SERVING BEDROOM IN WHITE COLOUR



EXISTING STAIRS BEHIND EXTENSION TO BE REBUILT

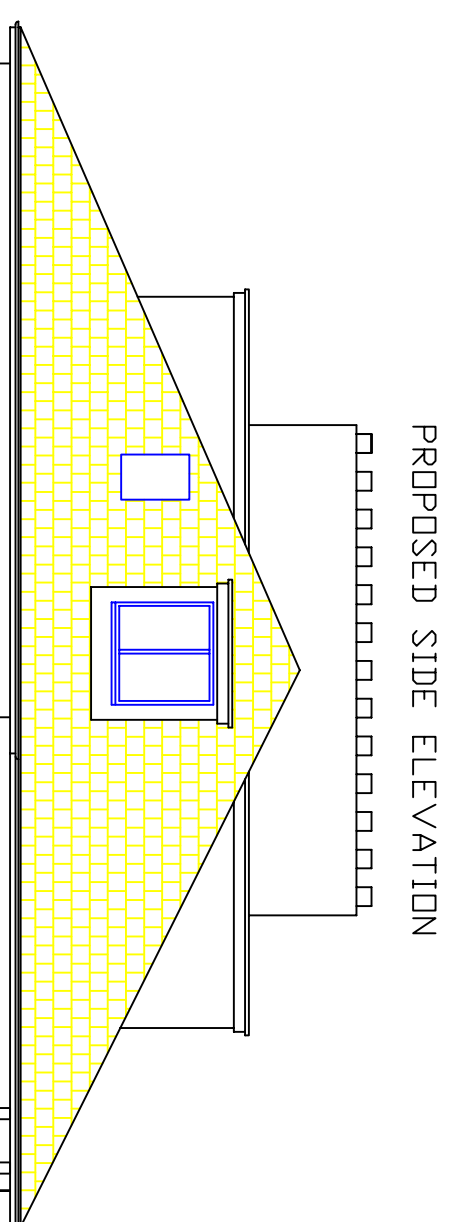
PLANNING APPROVAL WAS GRANTED FOR PROPOSED REAR EXTENSION UNDER REF: 2016/ 2645/ P



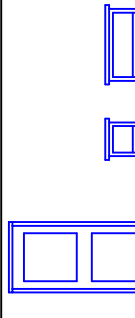
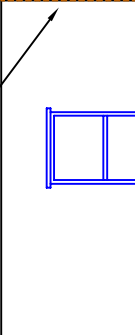
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title	PROPOSED SIDE & REAR ELEVATIONS		
contract no.	ABC43	scale	1:100 @ A3
project	FLAT 48A - BELSIZE SQUARE - LONDON NW3 4HN		
drawing no	ABC43/8003	REV	B
rev.:		date	05/2017



PROPOSED SIDE ELEVATION



SIDE ELEVATION TO NEW EXTENSION FLANK WALL TO LINEUP WITH EXISTING BUILDING TO OVERCOME DAMP AND IN KEEPING WITH SITE CONSTRAINTS

NEW WINDOW IN TIMBER FRAME

PLANNING APPROVAL WAS GRANTED FOR PROPOSED REAR EXTENSION UNDER REF: 2016/ 2645/ P