



Facade brickwork cleaned using DOFF or JOSS cleaning system specified by specialist - 2no. cleaning trails to form control samples to Conservation Officer approval - location of cleaning samples to be agreed

New PPC louvre to suit existing brick opening to elevation - colour to match front door

1 Proposed Front Elevation - 11 Bedford Avenue
PL_022 1:50 @ A1



New cast iron black painted gutter

Replacement canopy flat roof - timber structure with lead finishes

New painted solid timber door - existing frame to be retained

New replacement mild steel balustrades to simple modern design painted black

Existing brickwall to be painted white to match opposite west wall

New white PPC louvred door to suit existing opening size

New glazed curtain wall and glass door facing onto Courtyard

2 Proposed Rear Elevation - 11 Bedford Avenue
PL_022 1:50 @ A1

General notes
Copyright owned by **smok**.
Do not scale from this drawing.
All dimensions are to be checked on site prior to commencing the construction of any element of the works or manufacture of any elements.
Any discrepancies between the drawing and site conditions/dimensions, any errors or omissions are to be brought to the attention of the architect for clarification prior to proceeding with construction of the element of work.
All dimensions are in millimeters.
All construction to comply with all current British Standards and Building Regulations requirements.

Drawing notes

REVISION	DESCRIPTION	DATE
P3	ISSUED FOR PLANNING / LBC	22 Jun 2020
P2	ISSUED FOR PLANNING / LBC	24 Mar 2020
P1	ISSUED FOR PLANNING / LBC	17 Jul 2019

DRAWING: **Proposed 11 Bedford Ave. Front & Rear Elevations**
SCALE: 1:50 B A1, 1:100 B A3
DATE: May 2019
PROJECT: **41, Bedford Square London WC1B 3HX**
DRAWN: LDH
CADFILE: 223_PL_022

CLIENT: **EenEnVeertig Limited**

DRAWING No: **223_PL_022** Rev: **P3**

STATUS: **PLANNING / LBC**

smok
Unit 3, Canonbury Yard, London N1 7BJ
020 3393 3022 office@smok.co.uk