

EXISTING INFORMATION PROVIDED BY CLIENT

ALL WORKS TO BE IN ACCORDANCE WITH CURRENT BUILDING REGULATIONS AND TO BE READ AND CONSTRUCTED IN CONJUNCTION WITH A SCHEDULE OF WORKS DOCUMENT AND STRUCTURAL ENGINEER'S INFORMATION

ALL DEMOLITION TO BE APPROVED BY STRUCTURAL ENGINEER PRIOR TO COMMENCEMENT


ALL DIMENSIONS, EXISTING LEVELS, DRAIN RUNS AND SITE CONDITIONS TO BE VERIFIED ON SITE BY CONTRACTOR PRIOR TO CONSTRUCTION, AND ANY DISCREPANCIES MADE KNOWN


RE-ROUTING OF EXISTING AND RUNNING OF NEW DRAINAGE TO BE TO CONTRACTOR'S DESIGN

DRAWINGS ARE FOR PLANNING PURPOSES ONLY AND ARE NOT ISSUED FOR CONSTRUCTION

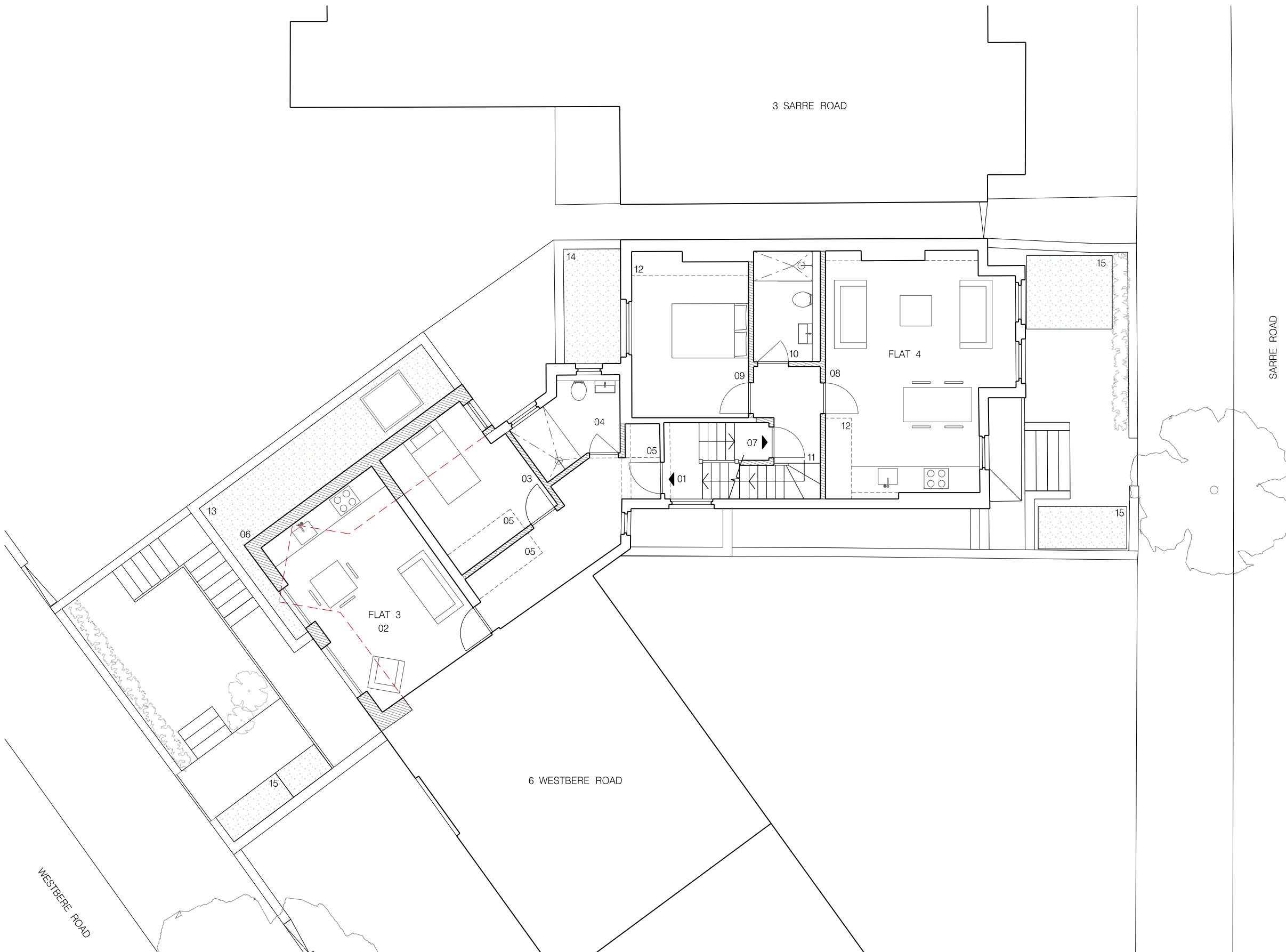
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- NOTES:
- | | | |
|--------|---------|------|
| FLAT 1 | 64.8sqm | 2b3p |
| FLAT 2 | 43.7sqm | 1b1p |
- 01 SHARED ENTRANCE FROM SARRE ROAD TO FLAT 1 AND THE FLOORS ABOVE
 - 02 BIN STORAGE FOR FLAT 1, 3 & 4
 - 03 CYCLE STORAGE FOR FLAT 1, 3 & 4 (FRONT GARDEN TO BE RE LANDSCAPED & EXCAVATED TO PAVEMENT LEVEL TO CREATE SPACE FOR THE CYCLE STORAGE. PLANTING ALONG THE FRONT WALL IS PROPOSED AS PART OF THE WORKS)
 - 04 ENTRANCE TO FLAT 1
 - 05 KITCHEN/DINING/LIVING TO FLAT 1
 - 06 DOUBLE BEDROOM TO FLAT 1 (14.2 sqm) (CHIMNEY BREAST REMOVED)
 - 07 BEDROOM TO FLAT 1 AT LOWER LEVEL (10.9 sqm)
 - 08 BATHROOM TO FLAT 1 IN SIDE INFILL EXTENSION
 - 09 FULL HEIGHT STORAGE TO FLAT 1
 - 10 STORAGE UNDER THE STAIRS
 - 11 NEW REAR EXTENSION TO REPLACE EXISTING
 - 12 EXTERNAL COURTYARD
 - 13 NEW GLAZING TO COURTYARD
 - 14 RE LANDSCAPING OF THE GARDEN TO CREATE USABLE AMENITY SPACE AND STEPPED ACCESS FROM WESTBERE ROAD TO FLAT 2
 - 15 BIN STORAGE FOR FLAT 2
 - 16 CYCLE STORAGE FOR FLAT 2
 - 17 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT GROUND FLOOR
 - 18 ENTRANCE TO FLAT 2
 - 19 KITCHEN/DINING/LIVING TO FLAT 2
 - 20 BEDROOM TO FLAT 2 (9.3 sqm)
 - 21 BATHROOM TO FLAT 2
 - 22 FULL HEIGHT STORAGE TO FLAT 2
 - 23 SKYLIGHT ABOVE

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING





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- NOTES:
- | | | |
|--------|---------|------|
| FLAT 3 | 43.1sqm | 1b1p |
| FLAT 4 | 82.4sqm | 2b4p |
- 01 ENTRANCE TO FLAT 3
 - 02 KITCHEN/DINING/LIVING TO FLAT 3 WITH JULIET BALCONY TO THE REAR ELEVATION
 - 03 BEDROOM TO FLAT 3 (9.7sqm)
 - 04 BATHROOM TO FLAT 3
 - 05 FULL HEIGHT STORAGE TO FLAT 3
 - 06 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT FIRST FLOOR (REAR EXTENSION TO LINE THROUGH WITH ADJACENT PROPERTY 6 WESTBERE ROAD)
 - 07 ENTRANCE TO FLAT 4
 - 08 KITCHEN/DINING/LIVING TO FLAT 4
 - 09 DOUBLE BEDROOM TO FLAT 4 (11.5sqm)
 - 10 BATHROOM TO FLAT 4
 - 11 NEW STAIRCASE FROM FIRST TO SECOND FLOOR
 - 12 FULL HEIGHT STORAGE TO FLAT 4
 - 13 GROUND FLOOR FRONT AND SIDE EXTENSION BELOW WITH GREEN ROOF
 - 14 REAR EXTENSION TO MAIN HOUSE BELOW WITH GREEN ROOF
 - 15 GREEN ROOF TO BIN & CYCLE STORES

 DENOTES EXTENT OF NEW WALLS

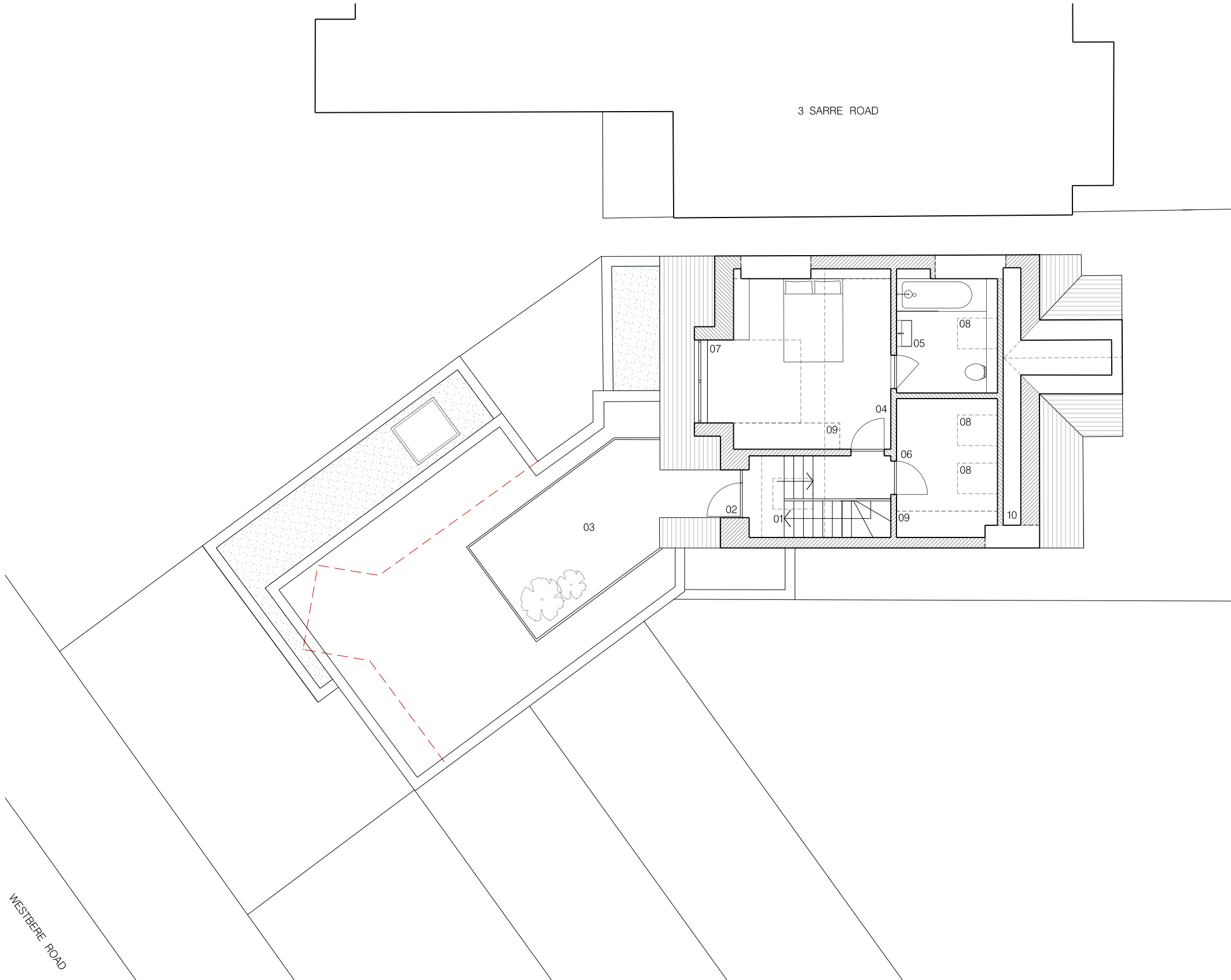
 LINE OF EXISTING



1 SARRE ROAD, LONDON, NW2 3SN

269_30_11 PROPOSED FIRST FLOOR PLAN

PLANNING A3 1:100
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SARRE ROAD

NOTES:

FLAT 4 82.4sqm 2b4p

- 01 NEW STAIRCASE FROM FIRST TO SECOND FLOOR
- 02 ACCESS TO TERRACE, DOOR TO BE SET BACK WITHIN PITCHED ROOF
- 03 TERRACE
- 04 SECOND DOUBLE BEDROOM TO FLAT 4 (14.6sqm)
- 05 ENSUITE TO FLAT 4
- 06 STUDY
- 07 DORMER WINDOW
- 08 SKYLIGHTS ABOVE
- 09 FULL HEIGHT STORAGE TO FLAT 4
- 10 STORAGE IN THE EAVES ACCESSED FROM THE ENSUITE OR STUDY

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING



1 SARRE ROAD, LONDON, NW2 3SN

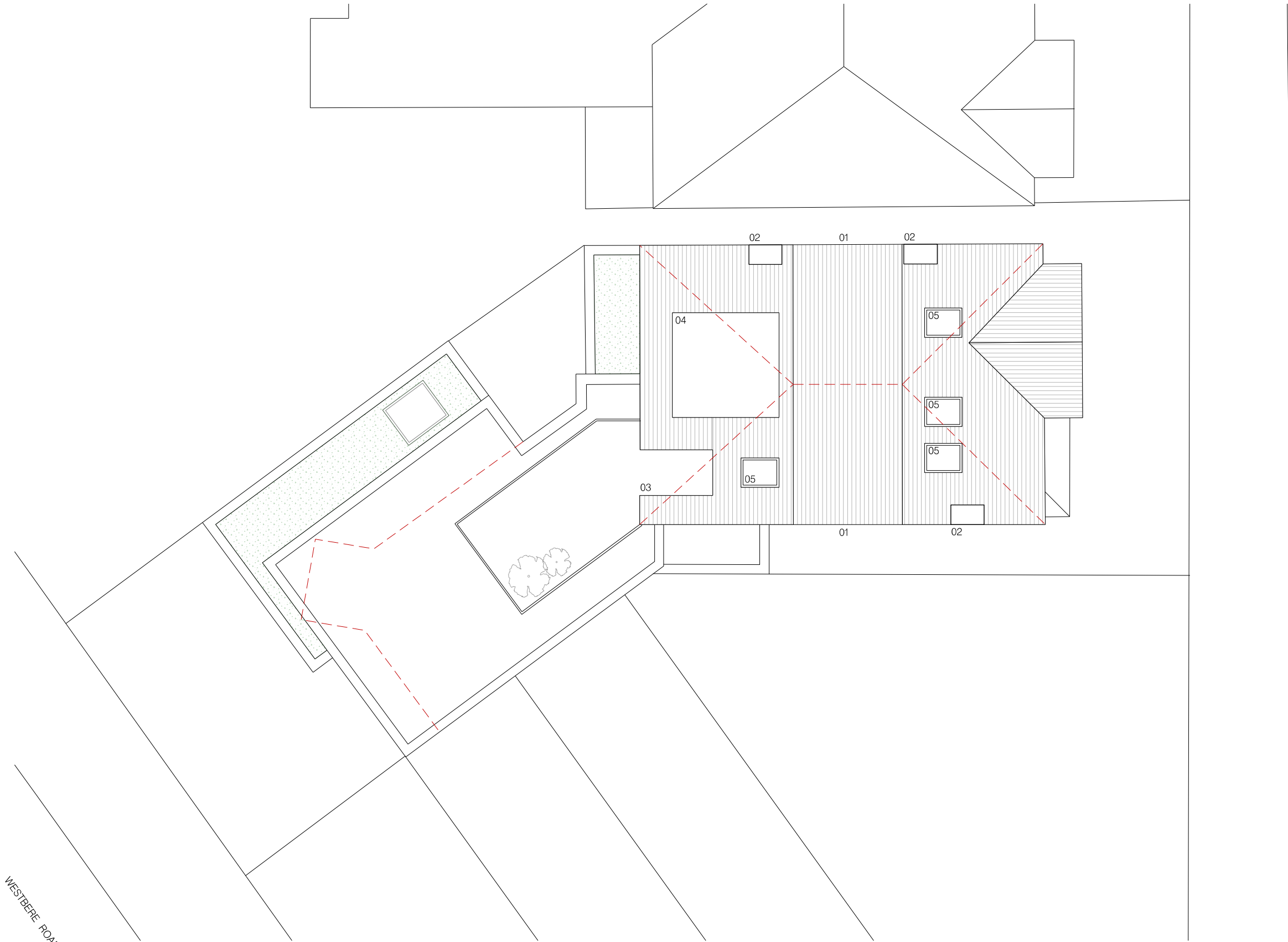
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PROPOSED SECOND FLOOR PLAN

PLANNING

A3 1:100

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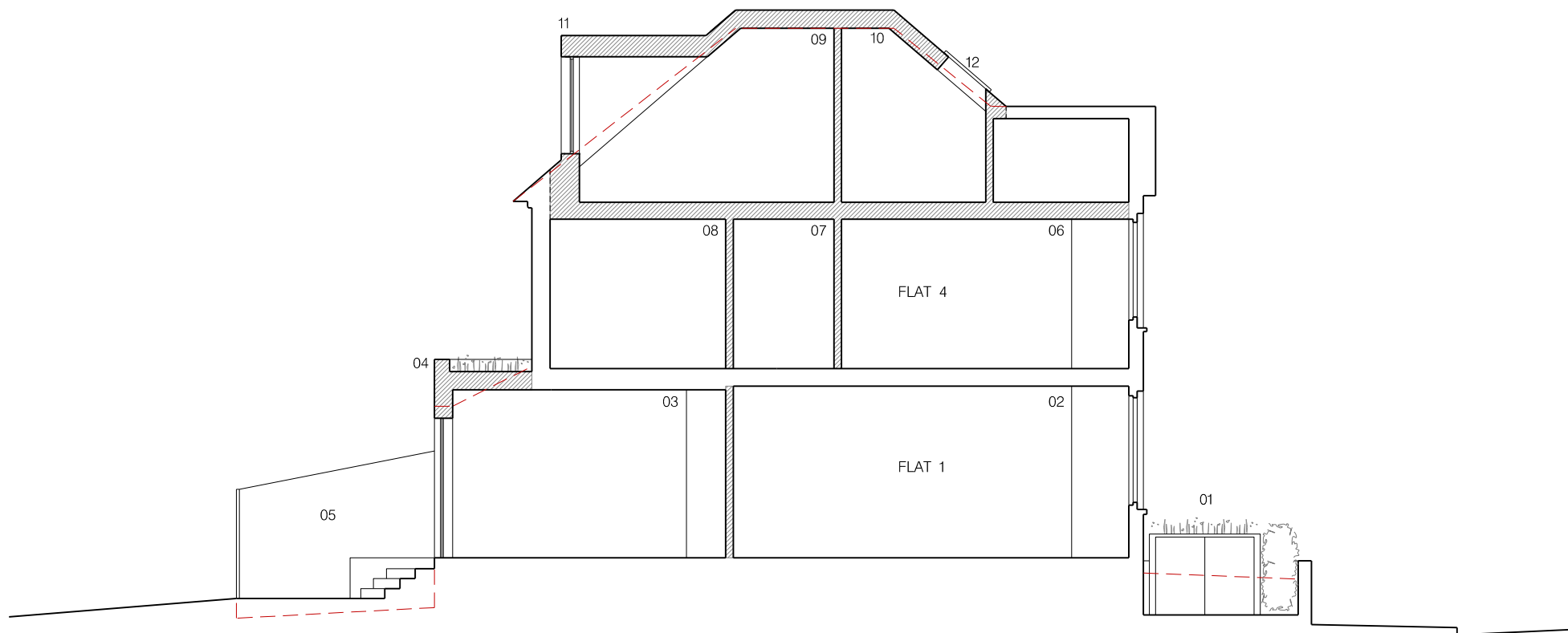
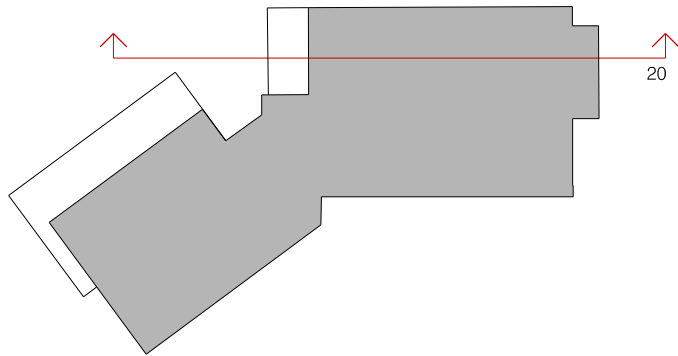
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- NOTES:
- 01 HIP TO GABLE ROOF EXTENSION
 - 02 CHIMNEYS RAISED
 - 03 ACCESS TO THE TERRACE, DOOR TO BE SET BACK WITHIN PITCHED ROOF
 - 04 DORMER WINDOW
 - 05 SKYLIGHTS

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING





0 1m 2m 10m

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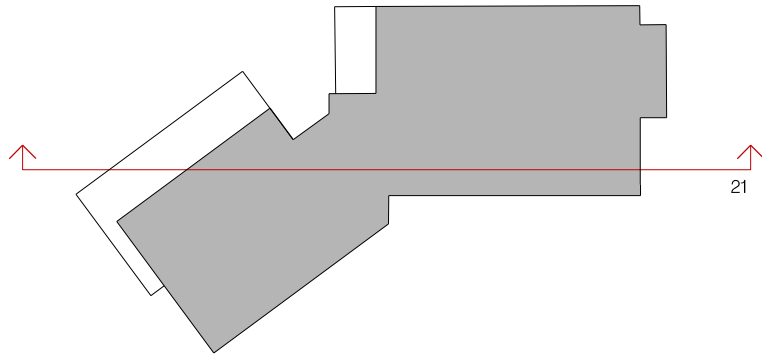
NOTES:

- 01 CYCLE STORAGE WITH GREEN ROOF (FRONT GARDEN TO BE RE LANDSCAPED & EXCAVATED TO PAVEMENT LEVEL TO CREATE SPACE FOR THE CYCLE STORAGE. PLANTING ALONG THE FRONT WALL IS PROPOSED AS PART OF THE WORKS)
- 02 KITCHEN/DINING/LIVING TO FLAT 1
- 03 DOUBLE BEDROOM TO FLAT 1
- 04 NEW REAR EXTENSION TO REPLACE EXISTING WITH GREEN ROOF
- 05 EXTERNAL COURTYARD
- 06 KITCHEN/DINING/LIVING TO FLAT 4
- 07 BATHROOM TO FLAT 4
- 08 DOUBLE BEDROOM TO FLAT 4
- 09 SECOND DOUBLE BEDROOM TO FLAT 4
- 10 ENSUITE TO FLAT 4
- 11 DORMER WINDOW
- 12 SKYLIGHTS

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING

KEY



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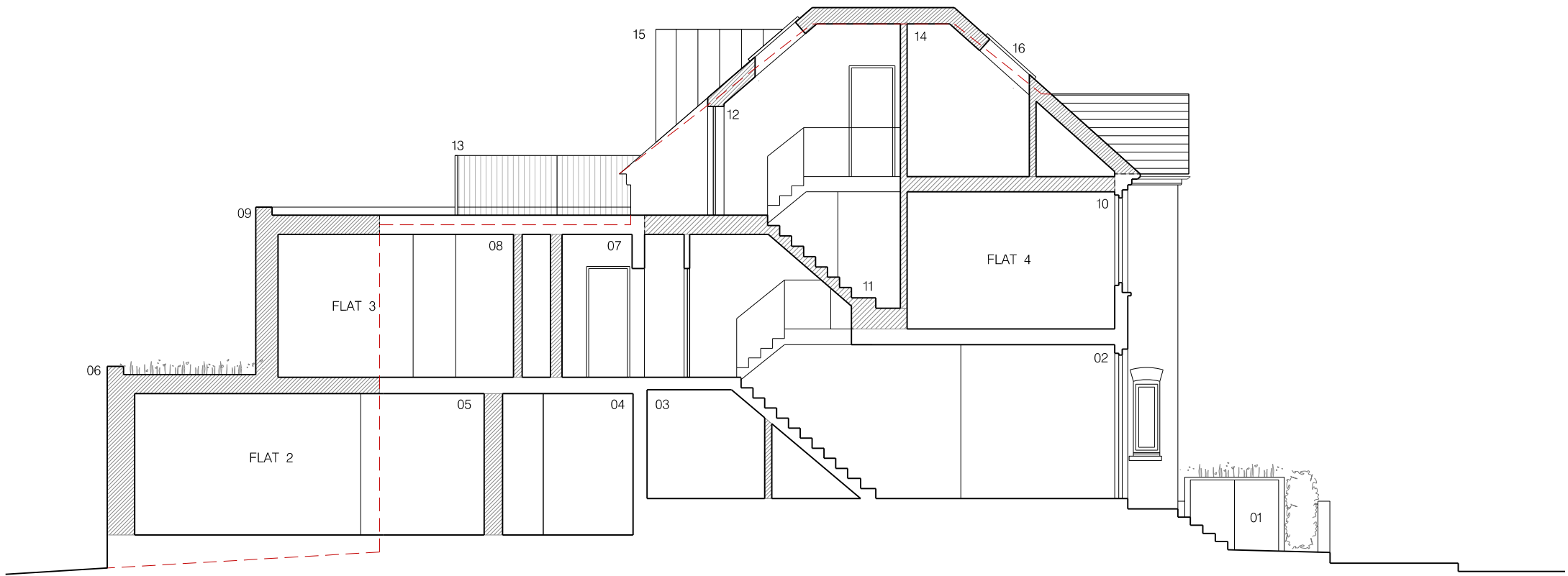
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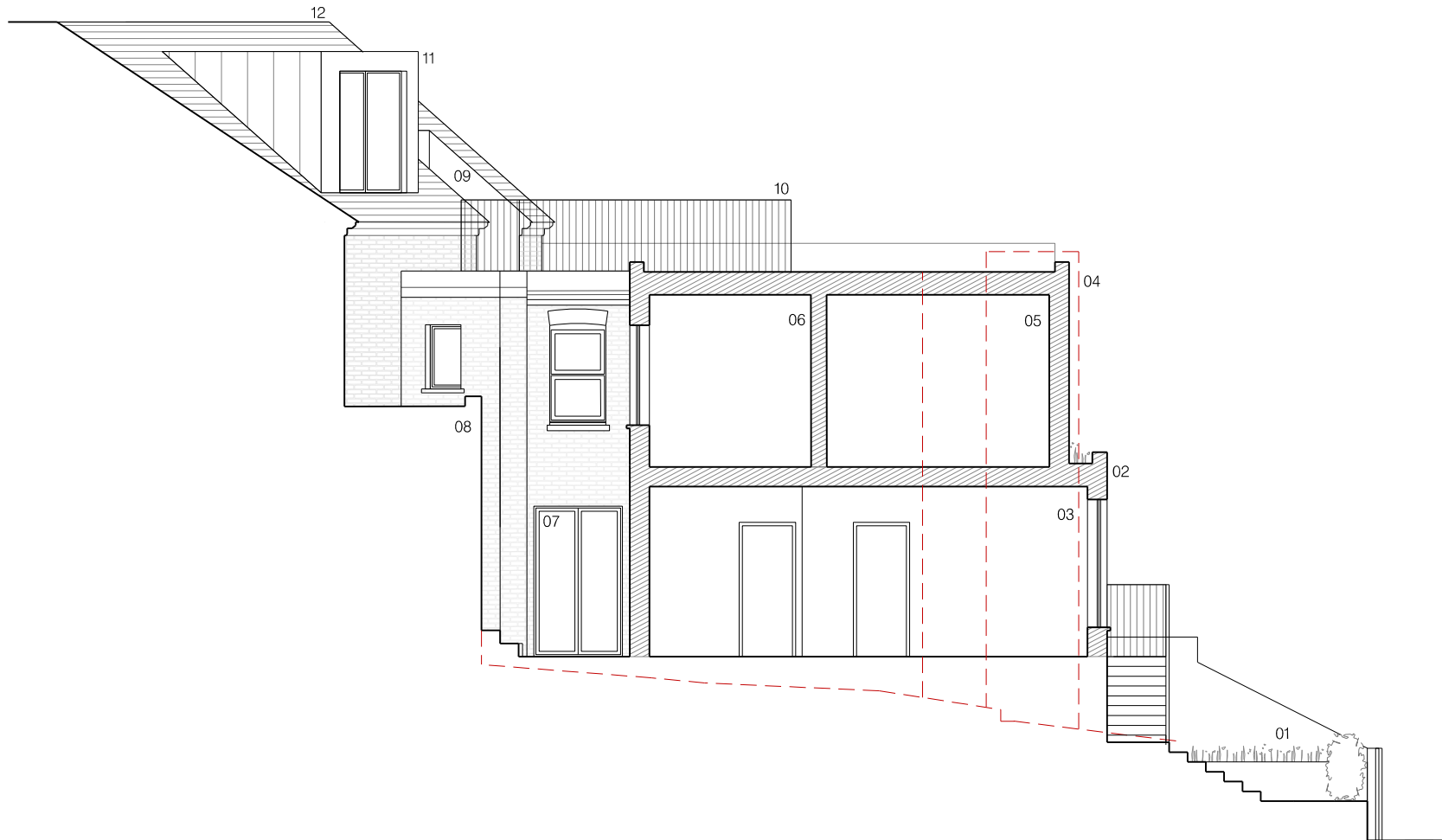
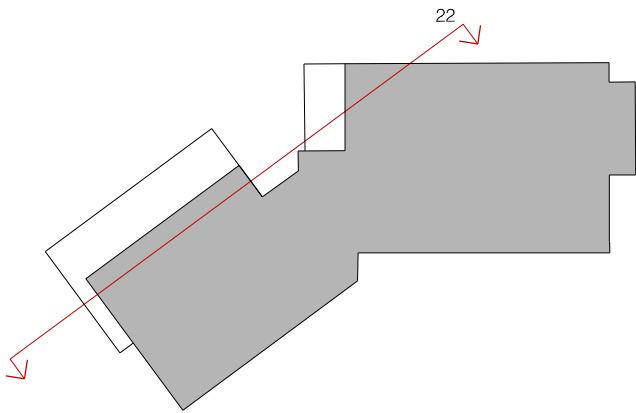
- 01 FRONT GARDEN TO BE RE LANDSCAPED & EXCAVATED TO PAVEMENT LEVEL TO CREATE SPACE FOR THE CYCLE STORAGE. PLANTING ALONG THE FRONT WALL IS PROPOSED AS PART OF THE WORKS
- 02 COMMUNAL ENTRANCE FOR FLATS 1, 3 & 4
- 03 BATHROOM TO FLAT 1
- 04 BATHROOM TO FLAT 2
- 05 KITCHEN/DINING/LIVING TO FLAT 2
- 06 FRONT AND SIDE EXTENSION WITH GREEN ROOF TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT GROUND FLOOR
- 07 ENTRANCE TO FLAT 3
- 08 KITCHEN/DINING/LIVING TO FLAT 3
- 09 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT FIRST FLOOR
- 10 KITCHEN/DINING/LIVING TO FLAT 4
- 11 NEW STAIRCASE FROM FIRST TO SECOND FLOOR
- 12 ACCESS TO TERRACE, DOOR TO BE SET BACK WITHIN PITCHED ROOF
- 13 TERRACE
- 14 STUDY TO FLAT 4
- 15 DORMER WINDOW
- 16 SKYLIGHTS

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING

0 1m 2m 10m

KEY



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NOTES:

- 01 RE LANDSCAPING OF THE GARDEN TO CREATE USABLE AMENITY SPACE AND STEPPED ACCESS FROM WESTBERE ROAD TO FLAT 2
- 02 FRONT AND SIDE EXTENSION WITH GREEN ROOF TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT GROUND FLOOR
- 03 KITCHEN/DINING/LIVING TO FLAT 2
- 04 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT FIRST FLOOR
- 05 KITCHEN/DINING/LIVING TO FLAT 3
- 06 BEDROOM TO FLAT 3
- 07 NEW GLAZING TO COURTYARD
- 08 REAR EXTENSION TO REPLACE EXISTING ACCESS TO TERRACE, DOOR TO BE SET BACK WITHIN PITCHED ROOF
- 09 TERRACE
- 10 DORMER WINDOW
- 12 HIP TO GABLE ROOF EXTENSION

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING

0 1m 2m 10m

1 SARRE ROAD, LONDON, NW2 3SN

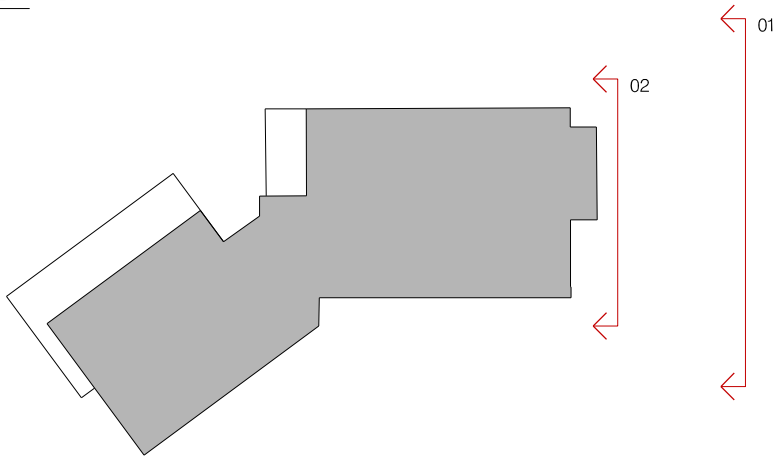
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PROPOSED SECTION 22

PLANNING

A3 1:100

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ELEVATION 01



ELEVATION 02

NOTES:

ELEVATION 01
(ELEVATION TO SARRE ROAD)

- 01 BRICK BOUNDARY WALL
- 02 SIDE INFILL EXTENSION
- 03 HIP TO GABLE ROOF EXTENSION
- 04 CHIMNEYS RAISED
- 05 SKYLIGHTS

ELEVATION 02
(ELEVATION TO SARRE ROAD, SECTION CUT THROUGH FRONT GARDEN)

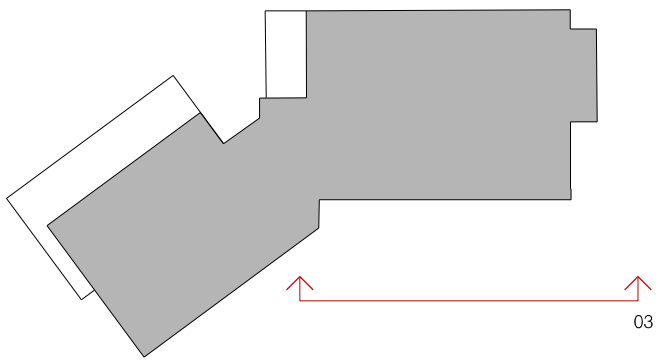
- 01 FRONT GARDEN TO BE RE LANDSCAPED AND EXCAVATED TO PAVEMENT LEVEL TO ALLOW FOR CYCLE STORAGE
- 02 CYCLE STORAGE WITH GREEN ROOF
- 03 BIN STORAGE WITH GREEN ROOF
- 04 SIDE INFILL EXTENSION
- 05 HIP TO GABLE ROOF EXTENSION
- 06 CHIMNEYS RAISED
- 07 SKYLIGHTS

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING



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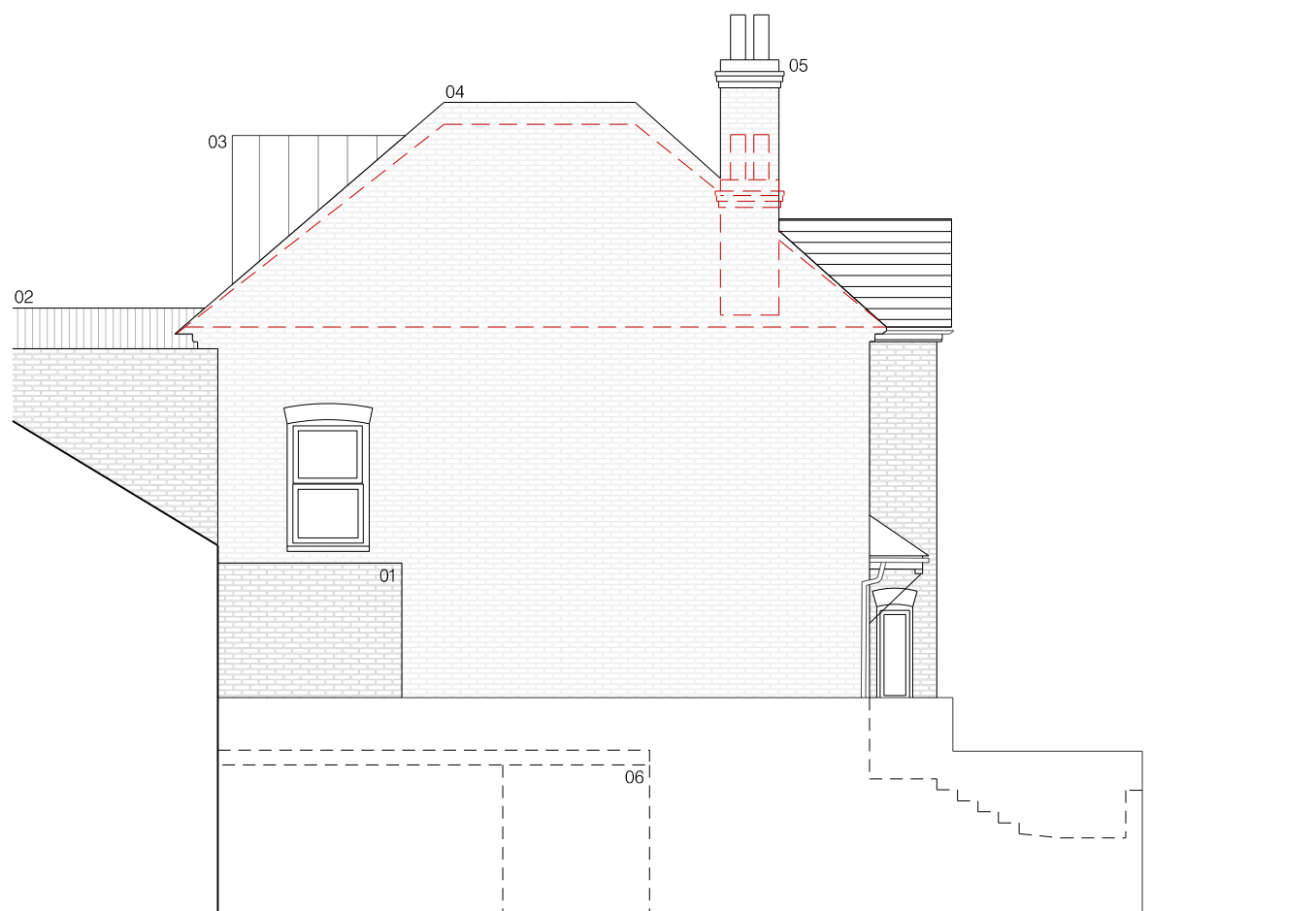
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ELEVATION 03

NOTES:

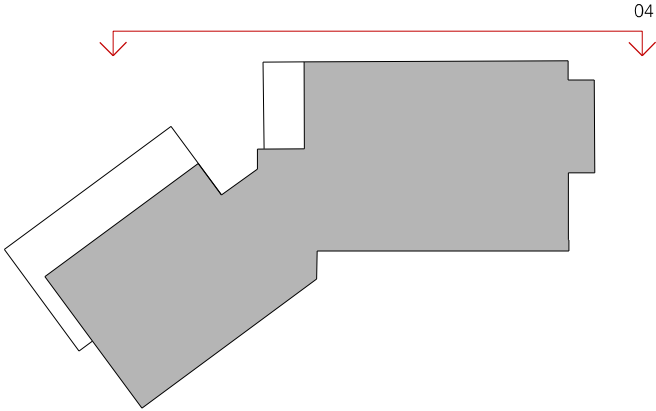
ELEVATION 03
(SIDE ELEVATION - SOUTH EAST ELEVATION)

- 01 SIDE INFILL EXTENSION
- 02 TERRACE AT SECOND FLOOR
- 03 DORMER WINDOW
- 04 HIP TO GABLE ROOF EXTENSION
- 05 CHIMNEYS RAISED
- 06 INDICATIVE LOCATION OF OUTBUILDING TO NO. 6 WESTBERE ROAD

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING





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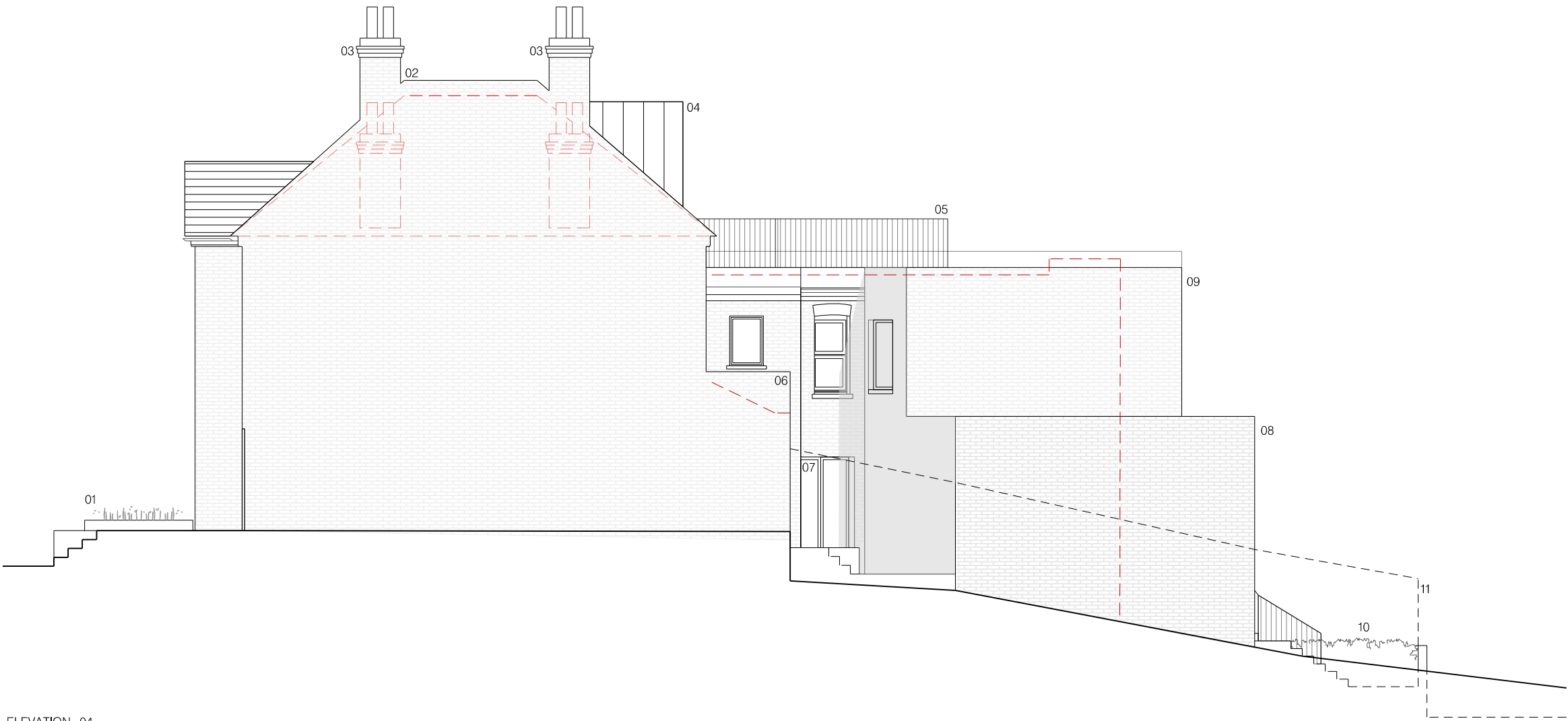
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ELEVATION 04

NOTES:

ELEVATION 04
(SIDE ELEVATION – NORTH WEST ELEVATION)

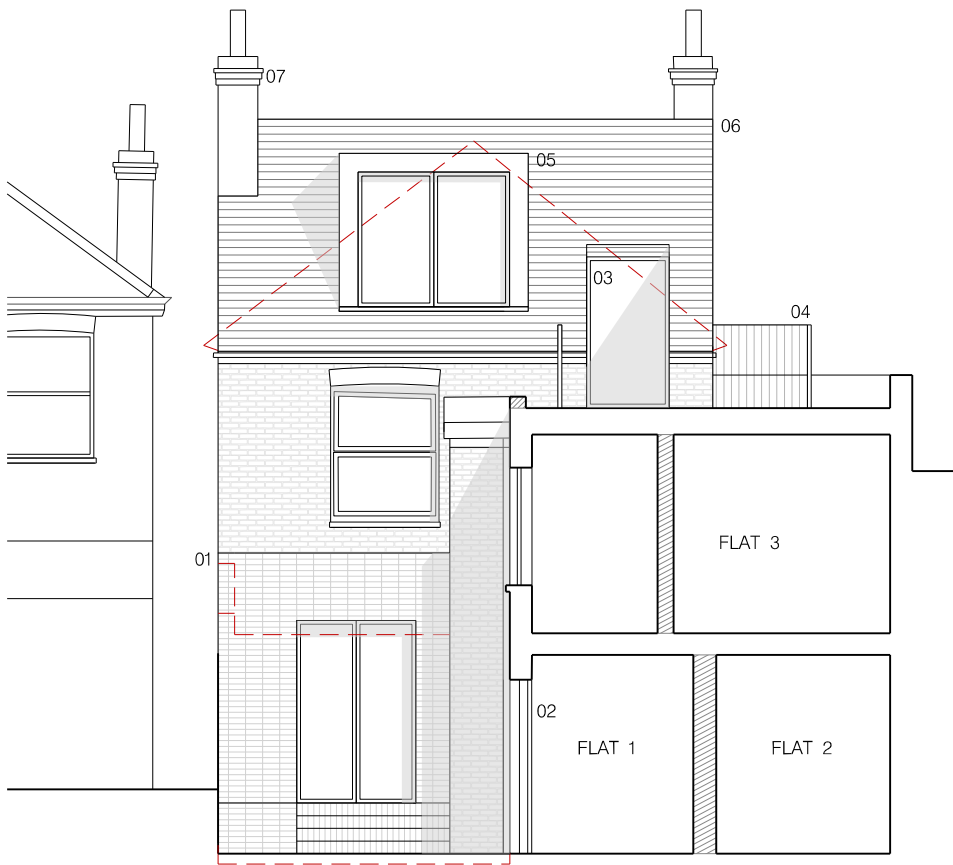
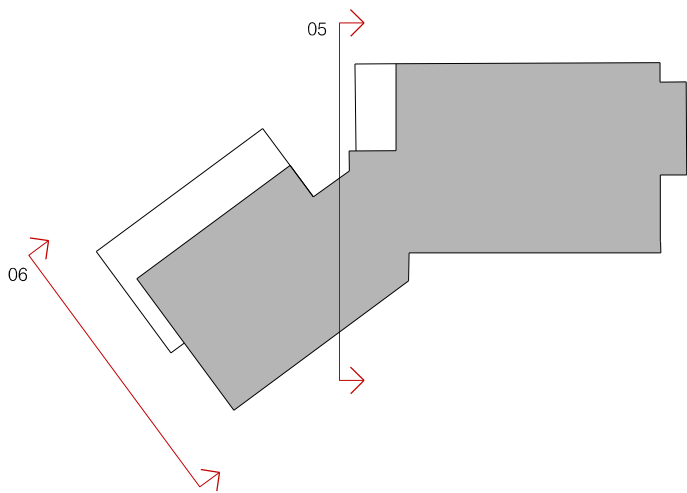
- 01 CYCLE STORAGE TO FRONT GARDEN
- 02 HIP TO GABLE ROOF EXTENSION
- 03 CHIMNEYS RAISED
- 04 DORMER WINDOW
- 05 TERRACE AT SECOND FLOOR
- 06 NEW REAR EXTENSION TO REPLACE EXISTING
- 07 NEW GLAZING TO COURTYARD
- 08 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT GROUND FLOOR
- 09 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT FIRST FLOOR
- 10 RE LANDSCAPING OF THE GARDEN TO CREATE USABLE AMENITY SPACE AND STEPPED ACCESS FROM WEST BERE ROAD TO FLAT 2
- 11 DASHED LINE INDICATES BOUNDARY LINE

 DENOTES EXTENT OF NEW WALLS

 LINE OF EXISTING



KEY

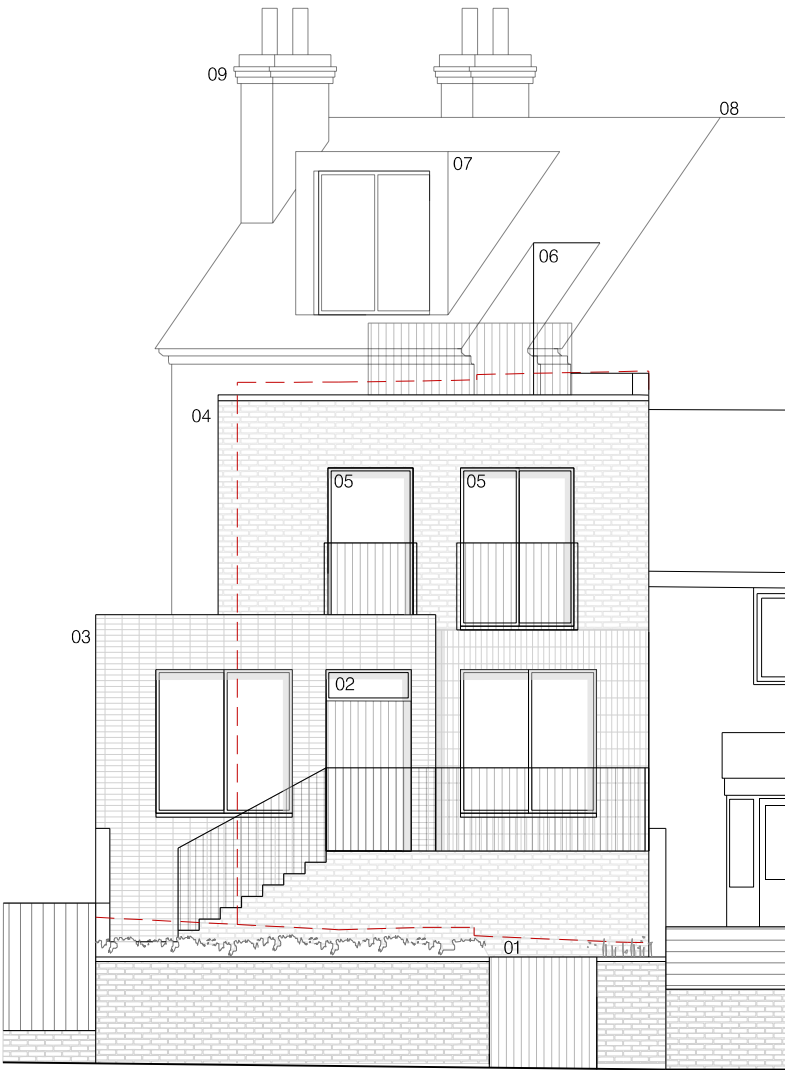


ELEVATION 05



1 SARRE ROAD, LONDON, NW2 3SN

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ELEVATION 06

PROPOSED ELEVATION 05 & 06 (WESTBERE ROAD)

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NOTES:

- ELEVATION 05
(COURTYARD ELEVATION)
- 01 NEW REAR EXTENSION TO REPLACE EXISTING
 - 02 NEW GLAZING TO COURTYARD
 - 03 ACCESS TO TERRACE, DOOR TO BE SET BACK WITHIN PITCHED ROOF
 - 04 TERRACE
 - 05 DORMER WINDOW
 - 06 HIP TO GABLE ROOF EXTENSION
 - 07 CHIMNEYS RAISED
- ELEVATION 06
(ELEVATION TO WESTBERE ROAD)
- 01 RE LANDSCAPING OF THE GARDEN TO CREATE USEABLE AMENITY SPACE AND STEPPED ACCESS FROM WESTBERE ROAD TO FLAT 2
 - 02 ENTRANCE TO FLAT 2
 - 03 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT GROUND FLOOR
 - 04 FRONT AND SIDE EXTENSION TO THE EXISTING OUTRIGGER FACING WESTBERE ROAD AT FIRST FLOOR
 - 05 JULIET BALCONY TO FLAT 3
 - 06 ACCESS TO TERRACE, DOOR TO BE SET BACK WITHIN PITCHED ROOF
 - 07 DORMER WINDOW
 - 08 HIP TO GABLE ROOF EXTENSION
 - 09 CHIMNEYS RAISED

- DENOTES EXTENT OF NEW WALLS
- LINE OF EXISTING