

FRONT + SIDE | ELEVATIONS | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- New door location
02- Bricks to match existing
03- New upper ground floor terrace
04- Storage under new terrace
05- Railings to new terrace
06- Boundary wall rebuilt to match existing



REAR | ELEVATION THROUGH PATIO | 1:100



REAR | ELEVATION THROUGH GARDEN | 1:100

- Notes**
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Party wall act 1996

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C.D.M. regulations 2015

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Rev Date Amendment



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project 31 LADY MARGARET ROAD, NW5 2NG

drawing **PROPOSED REAR ELEVATION**

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

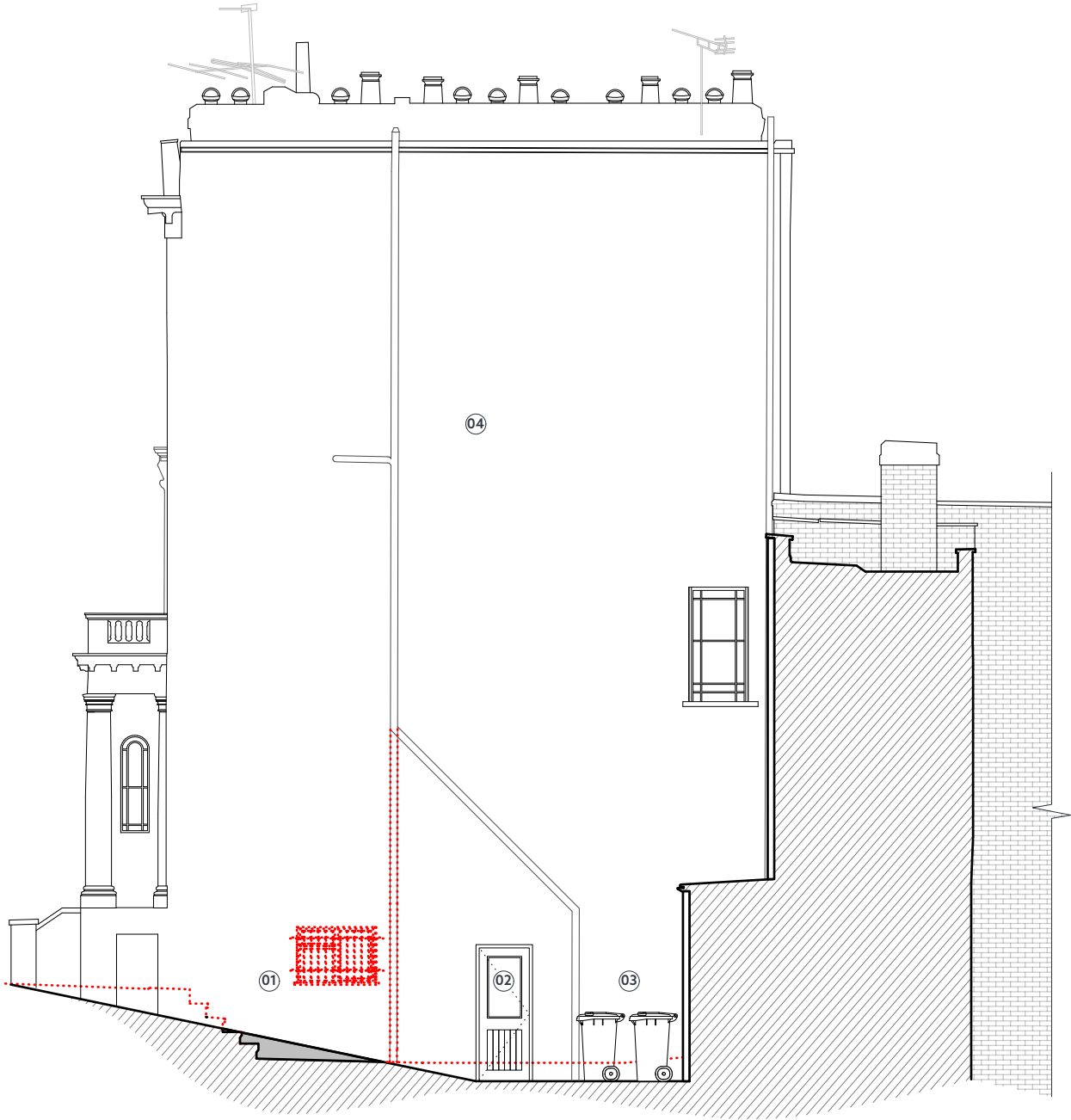
project	drawing no.	rev.
224	P_IN_301	

FRONT + SIDE | ELEVATIONS | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- New access via ramp
02- New door location
03- Bins location
04- External wall insulation and render
05- Existing window replaced with double glazing



- Notes**
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C.D.M. regulations 2015

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Rev	Date	Amendment
A	13/02/2023	External insulation adjusted SVP adjusted

R

H

+

A

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project
31 LADY MARGARET ROAD, NW5 2NG

drawing
PROPOSED FRONT AND SIDE ELEVATIONS

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

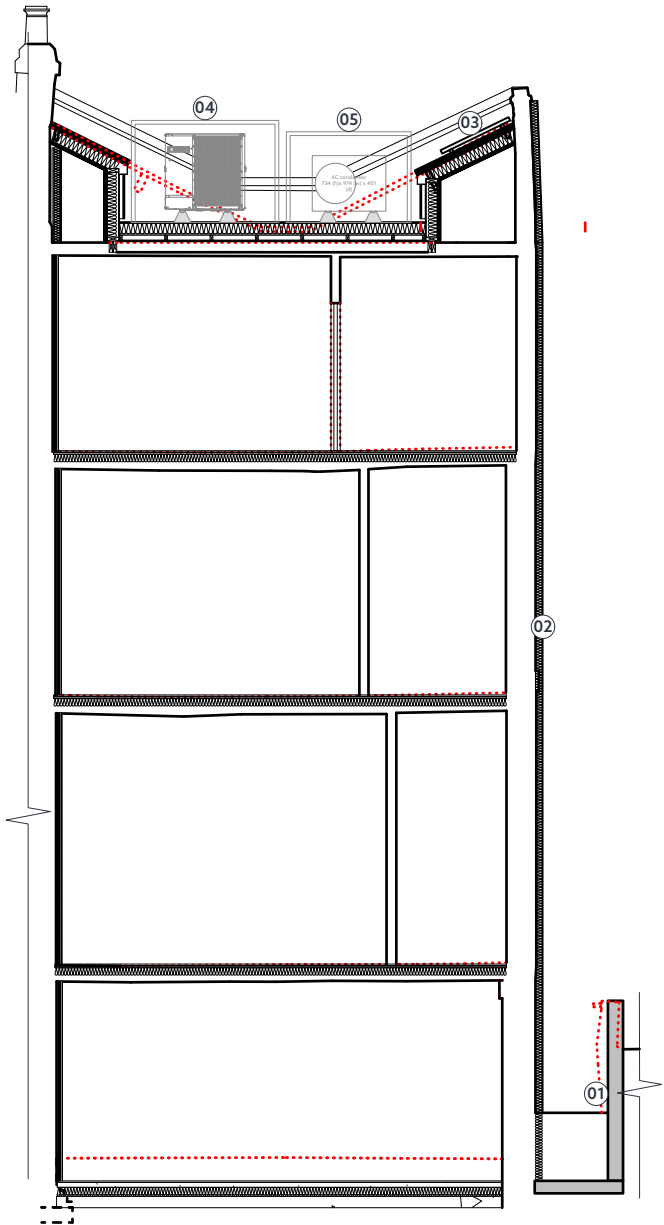
project	drawing no.	rev.
224	P_IN_300	A

SECTION FF | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- Reconstructed retaining wall
02- External wall insulation and render
03- PV panels
04- Air source heat pump
05- Air conditioning condensor unit



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Party wall act 1996

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Rev	Date	Amendment
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project
31 LADY MARGARET ROAD, NW5 2NG

drawing

PROPOSED SECTION FF			
scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

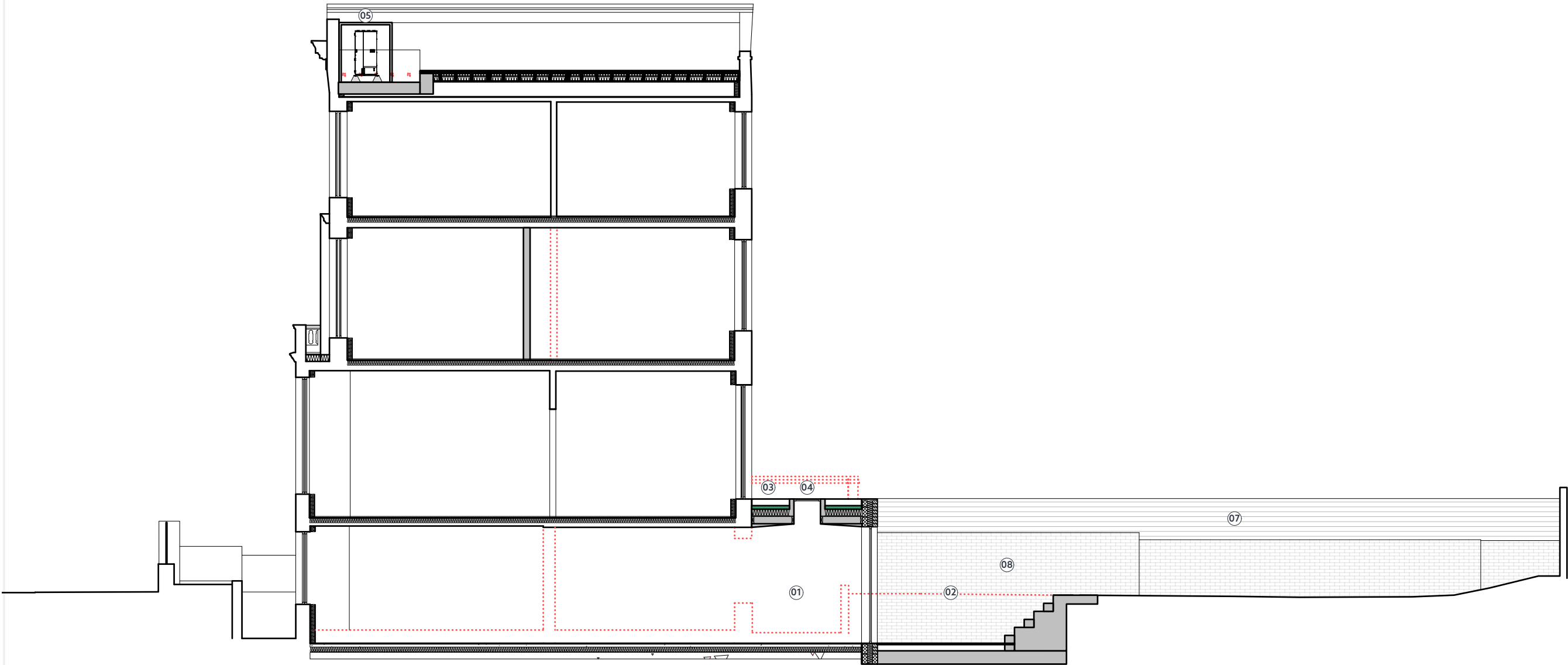
project	drawing no.	rev.
224	P_IN_205	

SECTION EE | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- Lower ground floor extension
02- Extended terraced patio area
03- Green roof to extension
04- New rooflight
05- Air source heat pump
06- Air conditioning condensor unit
07- Timber fence on top of wall to match existing height
08- Boundary wall rebuilt to match existing



- Notes**
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Party wall act 1996

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Rev	Date	Amendment
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project
31 LADY MARGARET ROAD, NW5 2NG

PROPOSED SECTION EE				
scale-size	1:50 - A1	drawn	checked	
	1:100 - A3	MW	RH	

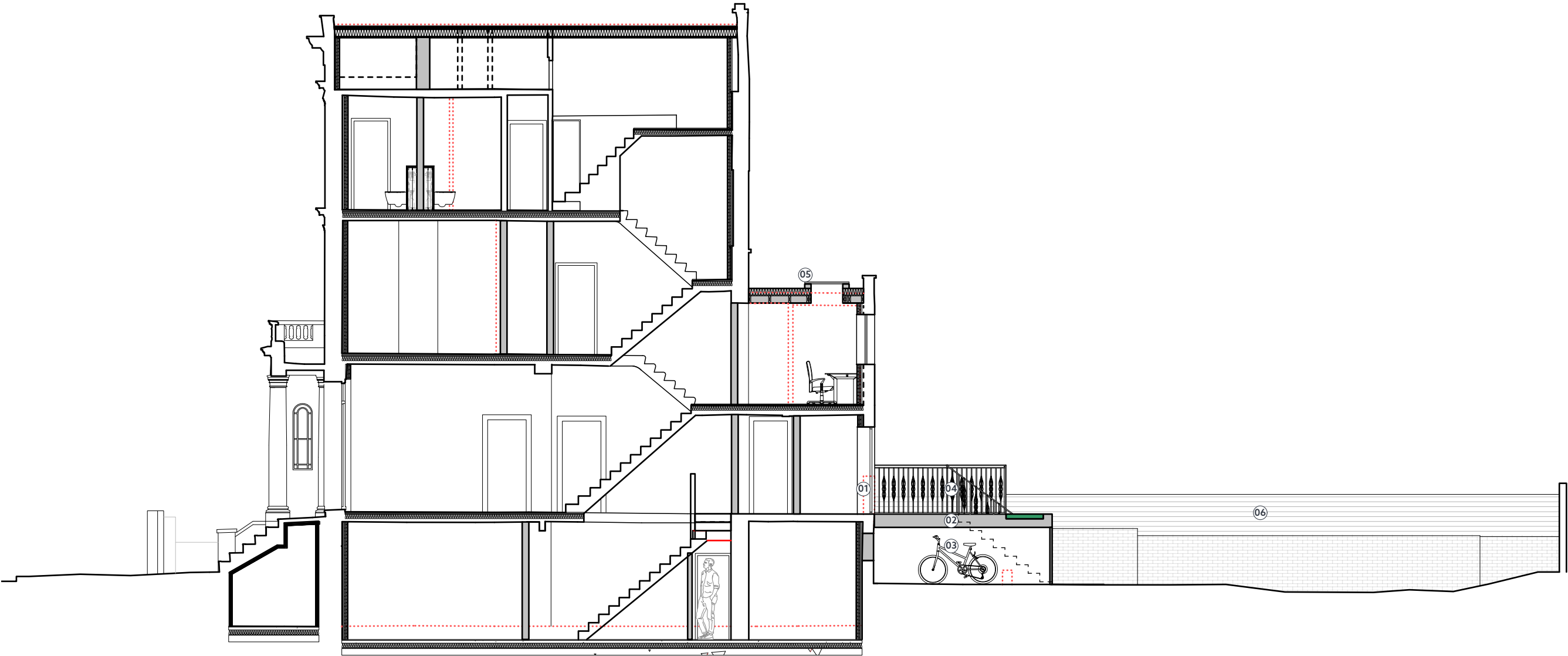
project	drawing no.	rev.
224	P_IN_204	

SECTION DD | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- New door location
02- New upper terrace
03- Storage under upper terrace
04- Railing to new terrace
05- New rooflight
06- Timber fence on top of wall to match existing height



- Notes**
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Party wall act 1996

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C.D.M. regulations 2015

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Rev	Date	Amendment
A	13/02/2023	Rooflight adjusted

R

H

+

A

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project
31 LADY MARGARET ROAD, NW5 2NG

drawing
PROPOSED SECTION DD

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

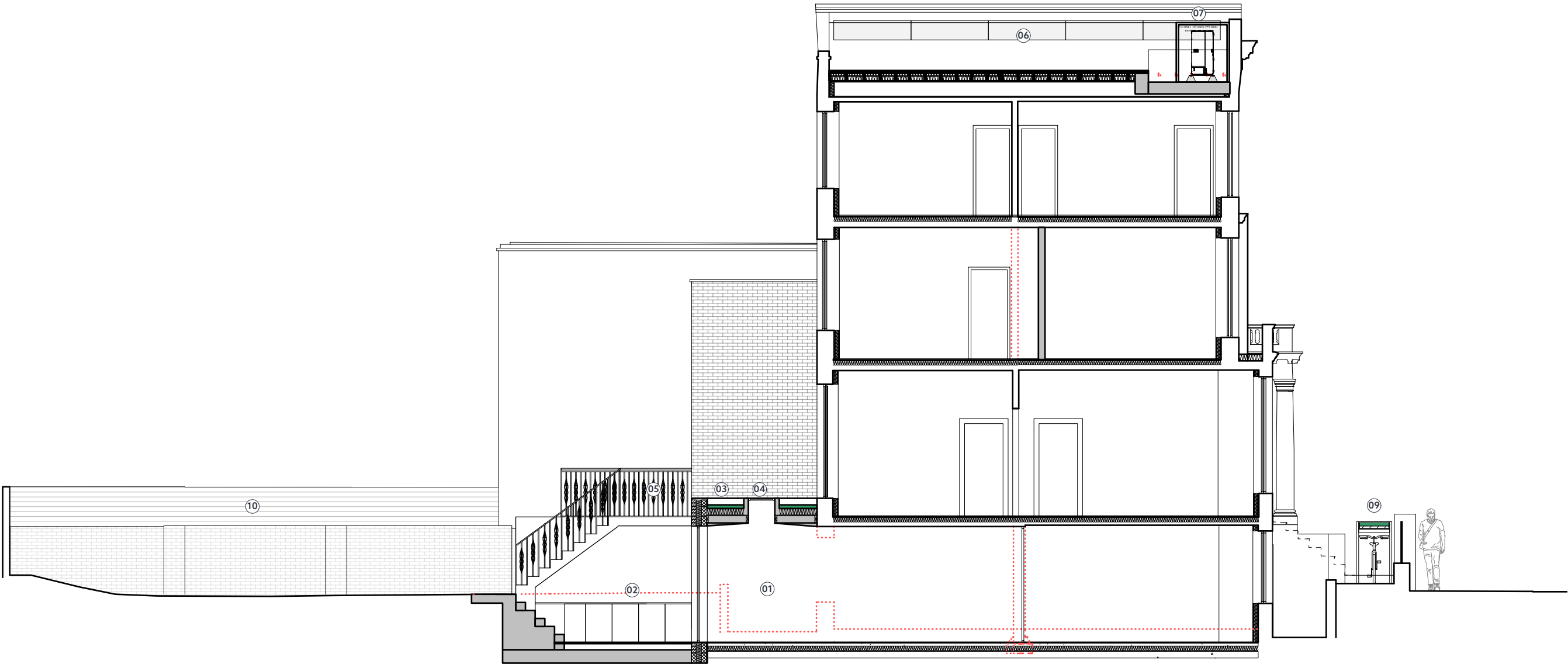
project	drawing no.	rev.
224	P_IN_203	A

SECTION CC | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- Lower ground floor extension
- 02- Extended terraced patio area
- 03- Green roof to extension
- 04- New rooflight
- 05- Railings to new upper ground terrace (stops short of neighbouring property)
- 06- PV panels
- 07- Air source heat pump
- 08- Air conditioning condensor unit
- 09- Bike store
- 10- Timber fence on top of wall to match existing height



- Notes
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Party wall act 1996

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Rev	Date	Amendment
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drawing
PROPOSED SECTION CC

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

project	drawing no.	rev.
224	P_IN_202	

SECTION BB | 1:100

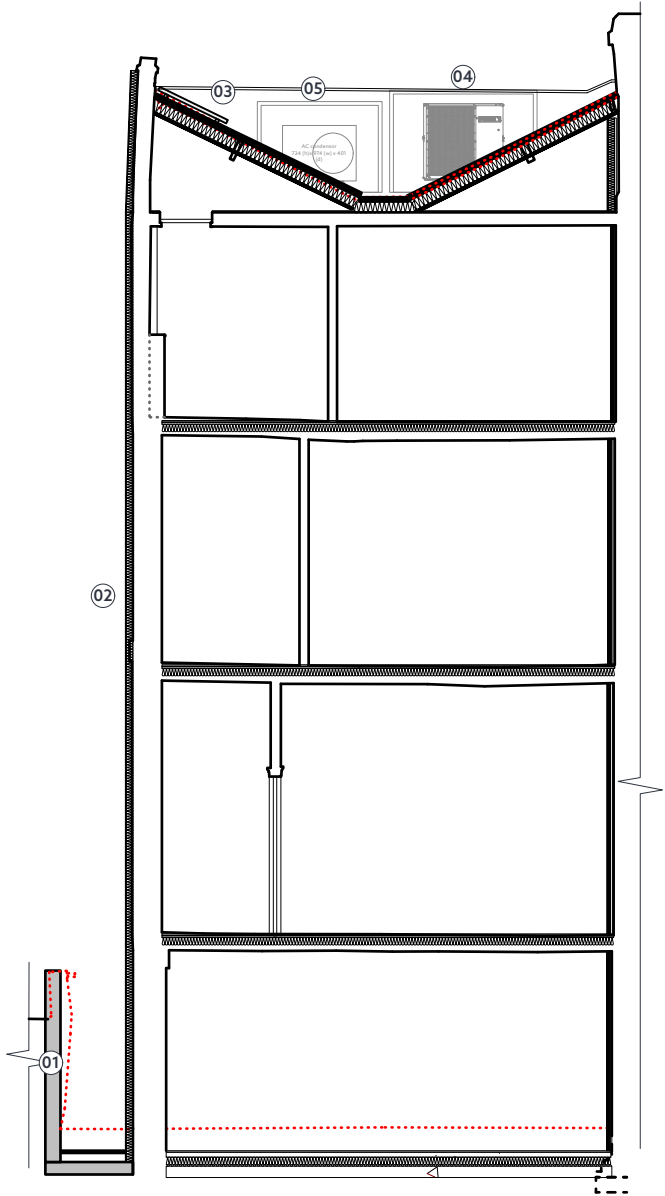
Drawing Key:

- Existing wall

Proposed wall

Demolished wall

- 01- Reconstructed retaining wall
- 02- External wall insulation and render
- 03- PV panels
- 04- Air source heat pump
- 05- Air conditioning condensor unit



- Notes
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Rev	Date	Amendment
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R

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31 LADY MARGARET ROAD, NW5 2NG

drawing

PROPOSED SECTION BB

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

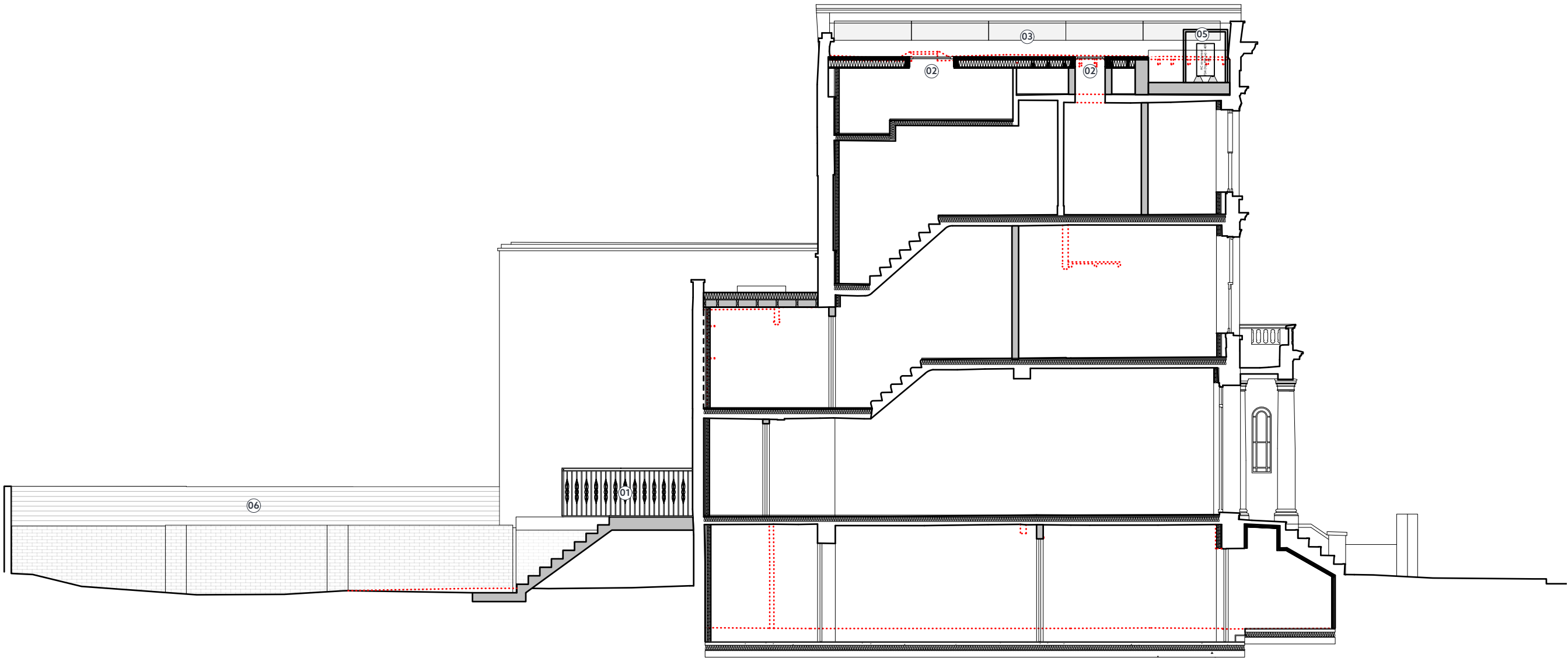
project	drawing no.	rev.
224	P_IN_201	

SECTION AA | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- Railings to new upper ground terrace (stops short of neighbouring property)
- 02- New rooflight
- 03- PV panels
- 04- Air source heat pump
- 05- Air conditioning condensor unit
- 06- Timber fence on top of wall to match existing height



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Rev	Date	Amendment
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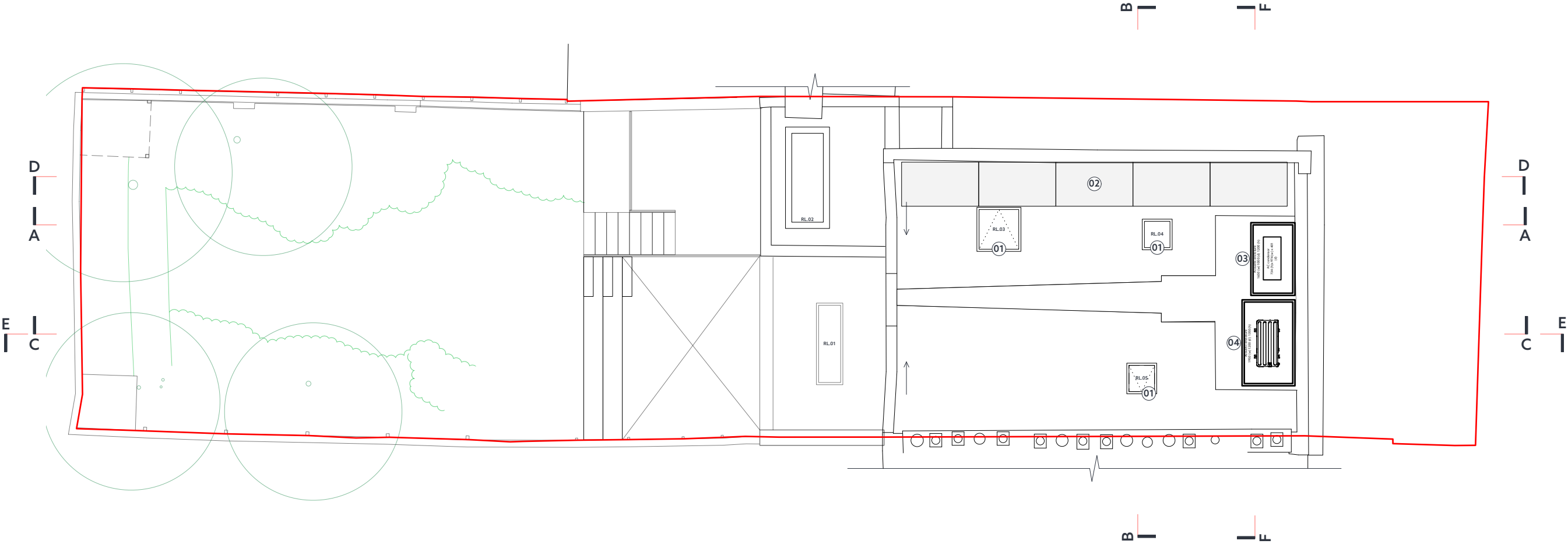
project	31 LADY MARGARET ROAD, NW5 2NG		
drawing	PROPOSED SECTION AA		
scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH
project	drawing no.	rev.	
224	P_IN_200		

ROOF | PLAN | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- New rooflight
- 02- PV panels
- 03- Air source heat pump
- 04-Air conditioning condensor unit



Notes

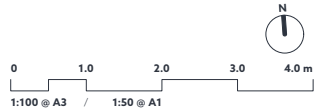
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Party wall act 1996

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Rev	Date	Amendment
A	13/02/2023	External insulation adjusted Rooflight adjusted

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31 LADY MARGARET ROAD, NW5 2NG

drawing

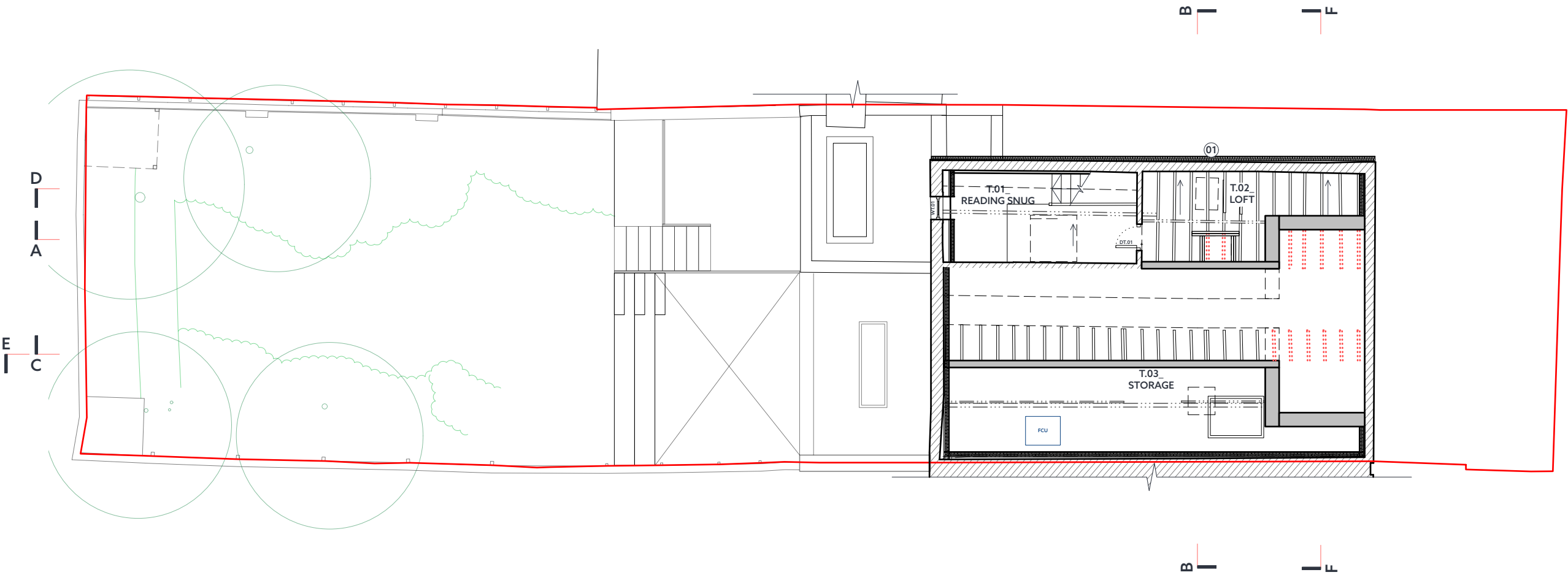
PROPOSED ROOF PLAN				
scale-size	1:50 - A1	drawn	checked	
	1:100 - A3	MW	RH	
project	drawing no.	rev.		
224	P_IN_105	A		

ATTIC | PLAN | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

01- External wall insulation and render



Notes

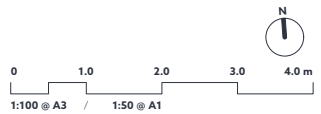
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Party wall act 1996

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Rev	Date	Amendment
A	13/02/2023	External insulation adjusted Rooflight adjusted

R

H

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A

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project
31 LADY MARGARET ROAD, NW5 2NG

drawing
PROPOSED ATTIC PLAN

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

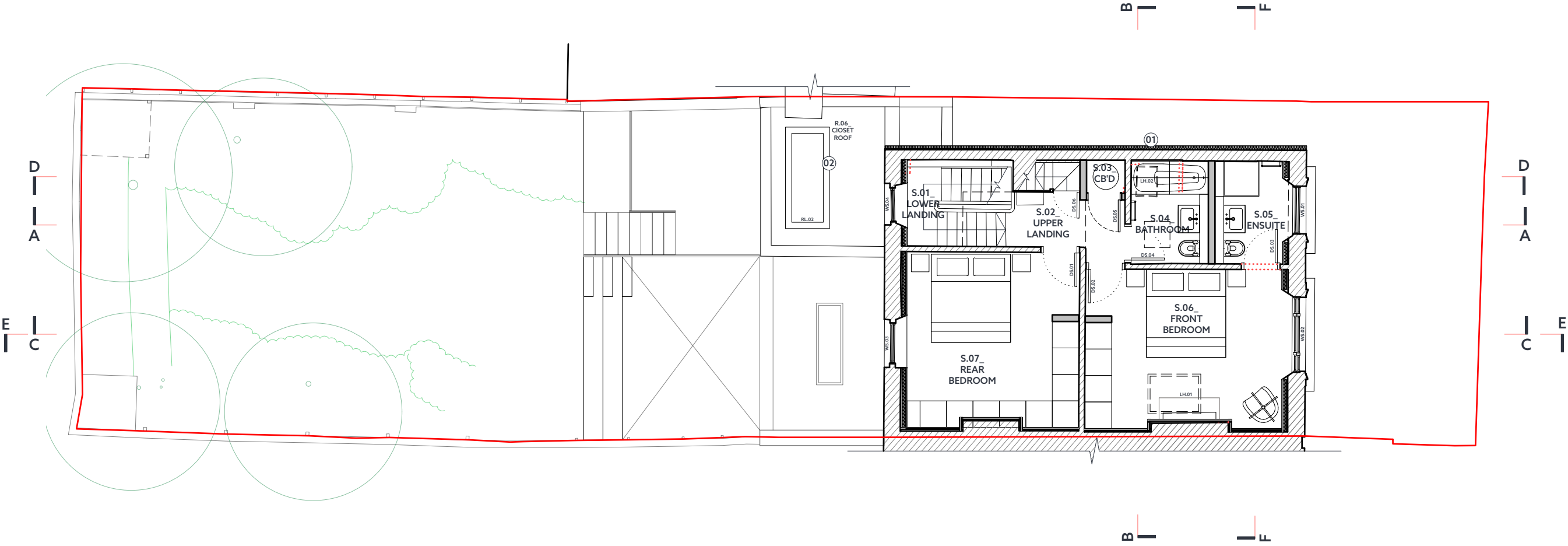
project	drawing no.	rev.
224	P_IN_104	A

SECOND | PLAN | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- External wall insulation and render
- 02- New rooflight



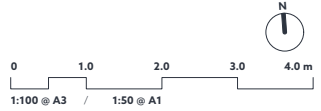
- Notes
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Party wall act 1996

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C.D.M. regulations 2015

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Rev	Date	Amendment
A	13/02/2023	External insulation adjusted Rooflight adjusted

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project
31 LADY MARGARET ROAD, NW5 2NG

drawing
PROPOSED SECOND FLOOR PLAN

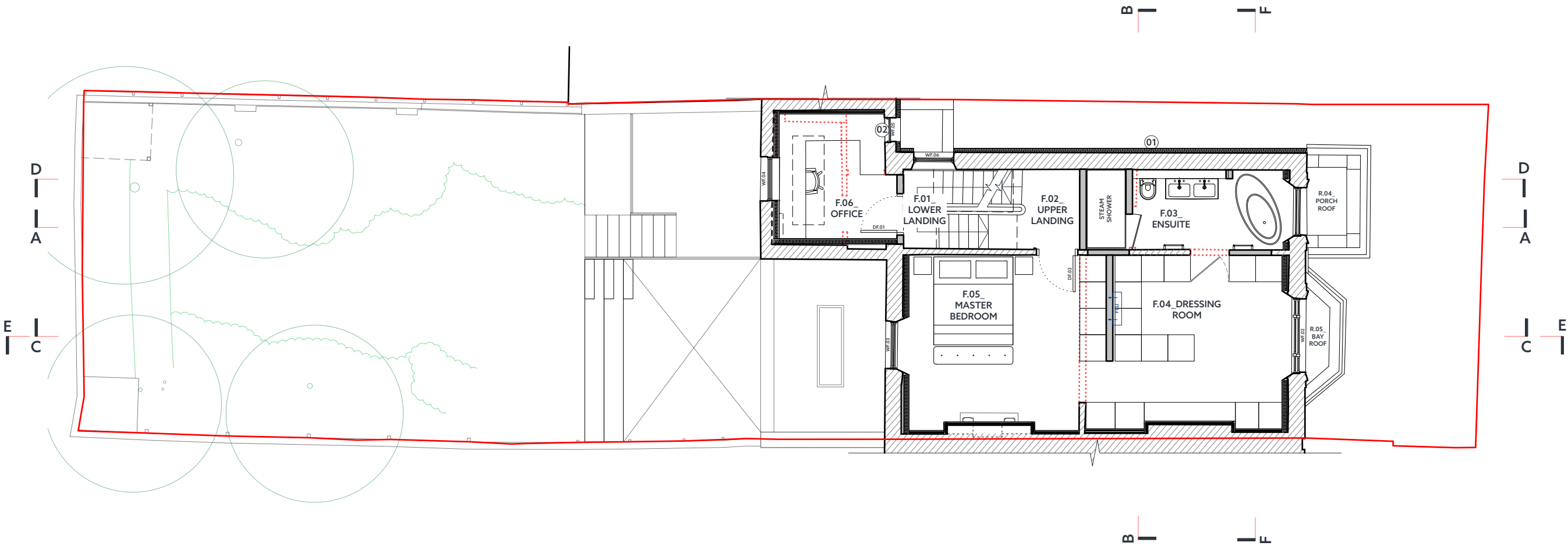
scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

project	drawing no.	rev.
224	P_IN_103	A

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- External wall insulation and render
- 02- Existing window replaced with double glazed



Notes

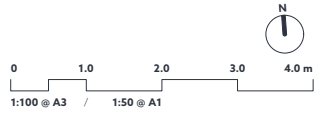
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Party wall act 1996

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Rev	Date	Amendment
A	13/02/2023	External insulation adjusted

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project
31 LADY MARGARET ROAD, NW5 2NG

drawing
PROPOSED FIRST FLOOR PLAN

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

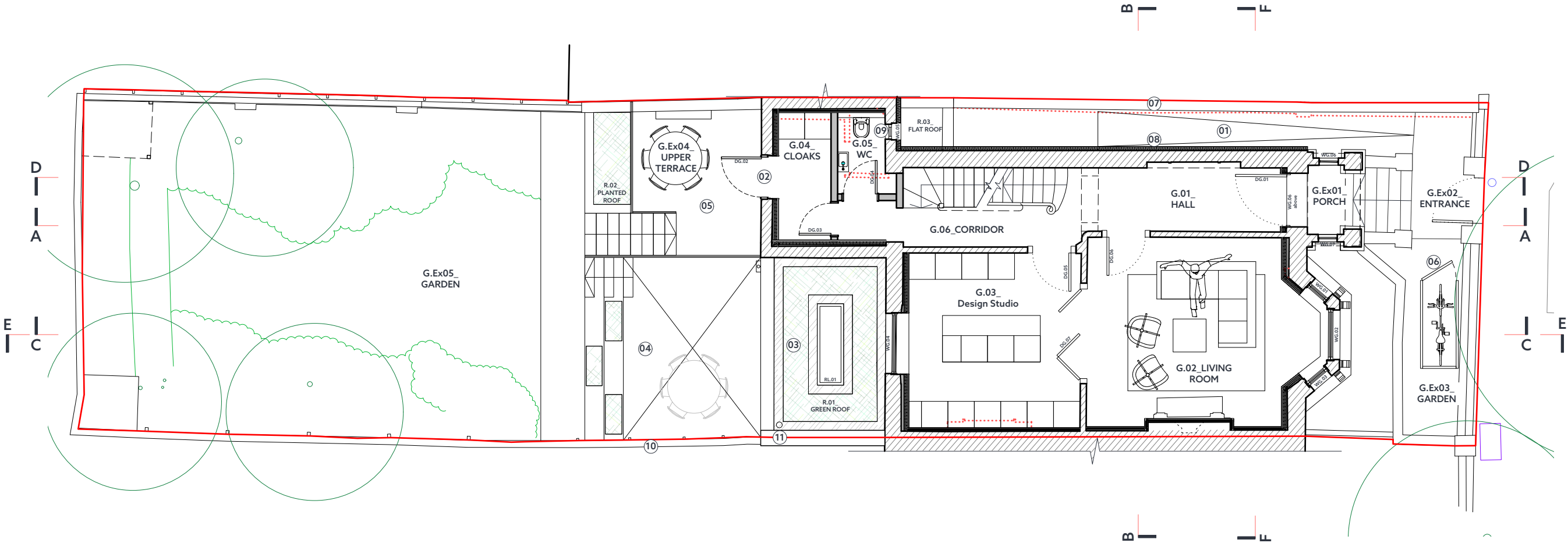
project	drawing no.	rev.
224	P_IN_102	A

UPPER GROUND | PLAN | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- New access via ramp
02- New door location
03- Green roof to lower ground floor extension
04- Extended lower terrace (below)
05- Extended upper terrace (stops short of neighbouring property)
06- Bike store
07- Reconstructed retaining wall
08- External wall insulation and render
09- Existing window replaced with double glazing
10- Boundary wall rebuilt to match existing
11- Chimney Flue



Notes

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Party wall act 1996

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Rev	Date	Amendment
A	13/02/2023	External insulation adjusted

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project
31 LADY MARGARET ROAD, NW5 2NG

drawing
PROPOSED UPPER GRND FLOOR PLAN

scale-size	1:50 - A1	drawn	checked
	1:100 - A3	MW	RH

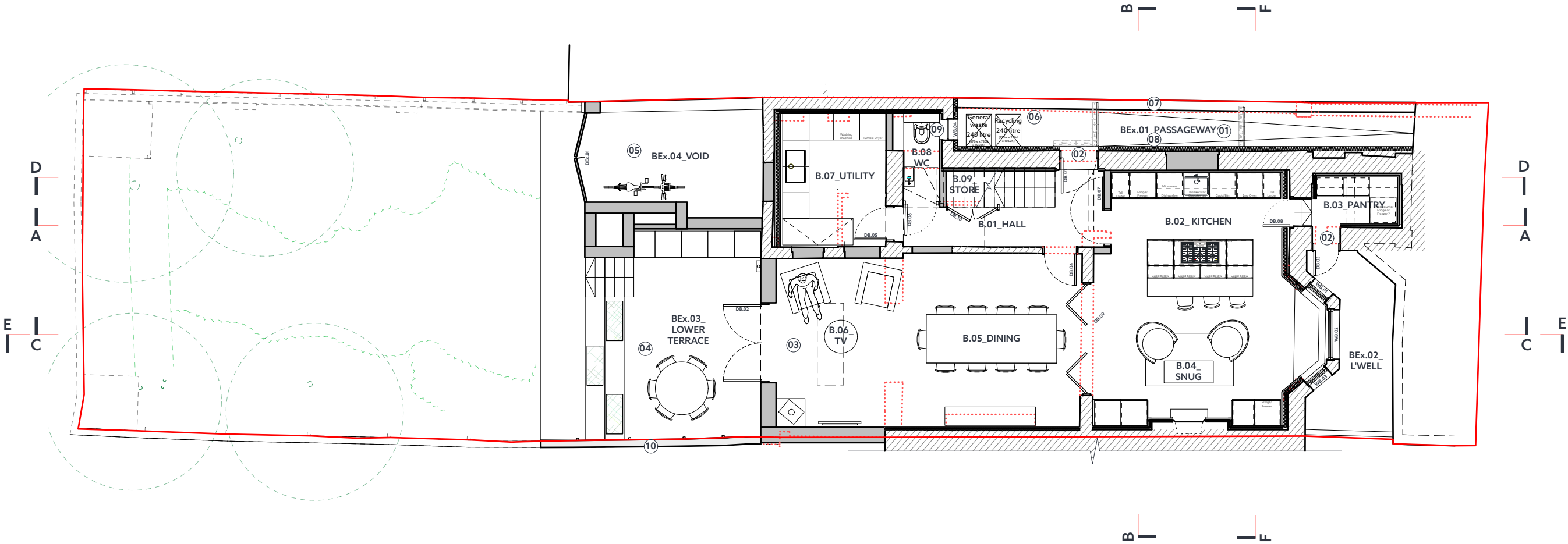
project	drawing no.	rev.
224	P_IN_101	A

LOWER GROUND | PLAN | 1:100

Drawing Key:

- Existing wall
- Proposed wall
- Demolished wall

- 01- New access via ramp
- 02- New door location
- 03- Lower ground floor extension
- 04- Extended terraced patio area
- 05- Storage under upper terrace
- 06- Bins location
- 07- Reconstructed retaining wall
- 08- External wall insulation and render
- 09- Existing window replaced with double glazing
- 10- Boundary wall rebuilt to match existing



Notes

1. Do not scale from this drawing.

2. All dimensions are in millimeters unless noted otherwise.

3. All dimensions shall be verified on site before proceeding with the work.

4. Robert Hirschfield Architects shall be notified in writing of any discrepancies.

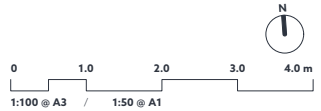
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Party wall act 1996

Note: If the project progresses onto site without the involvement of Robert Hirschfield Architects, the Client must seek advice prior to commencement of the planned works as detailed on the drawings to establish whether the works fall within the scope of the Act which require adjoining property owners to be served with a statutory notice.

C.D.M. regulations 2015

These drawings have been produced for the purpose of applying for Planning and Building Regulations only. If the project progresses on to site without the involvement of Robert Hirschfield Architects, the Client and Contractor must ensure that they fulfil the duties in respect of the Construction (Design and Management) Regulations 2015.



Rev	Date	Amendment
A	13/02/2023	External insulation adjusted

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project	31 LADY MARGARET ROAD, NW5 2NG
drawing	PROPOSED LOWER GRND FLOOR PLAN
scale-size	1:50 - A1 drawn checked
	1:100 - A3 MW RH
project	drawing no. rev.
224	P_IN_100 A