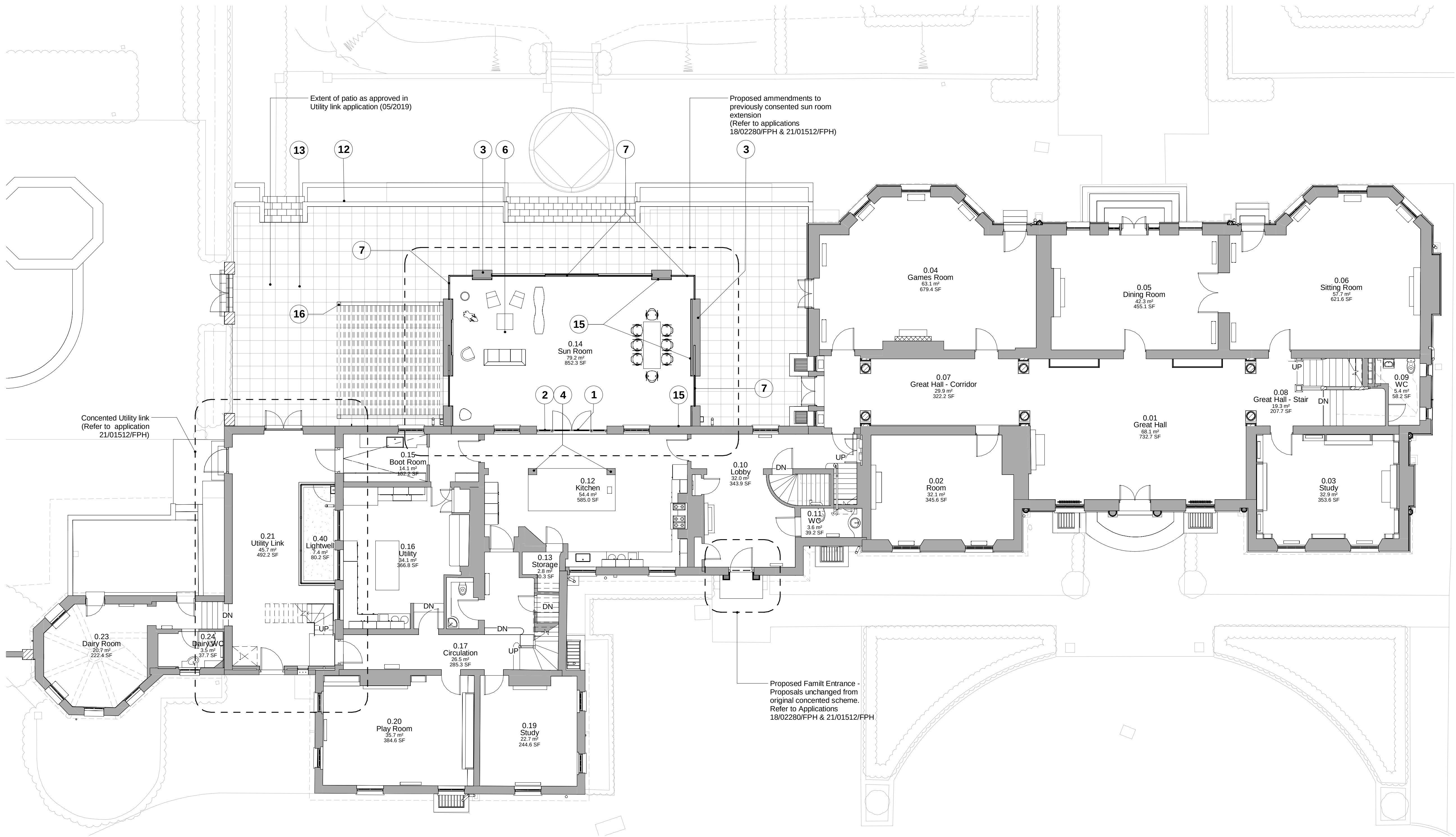


NOTES

- Existing modern door opening to be carefully enlarged in consultation with a conservation structural engineer.
- Existing gauged header course to door to be extended. New traditional glazed timber doors with side lights, pane proportions and profiles to match windows adjacent
- New Gault face brickwork with traditional lime mortar to closely match existing. Gauged brickwork to the openings to align and closely match those of the existing elevation of the service range.
- Existing masonry wall remnant reduced and new pier formed to rationalise and align with structural down-stands over to enable enhanced relationships with existing structure over and with proposed garden room addition all in consultation with a conservation structural engineer.
- Painted plaster internal linings to walls
- Ceramic / stone floor finish
- New minimally framed metal glazing with dark framing including seamless corner units. Alignment of glazing to be set-out by existing French doors to existing residence
- Insulated painted plasterboard ceiling linings
- Seamless flush glazed roof light
- New welsh slate roofing to match colour and gauge of existing. Lead hip and ridge rolls.
- Minimal metal coping to addition
- New garden retaining wall finished in matching white / Gault brickwork and lime mortar to closely match existing
- New raised garden terrace with traditional flag stone finish and stairs
- New metal hoppers and downpipe
- Historic brick finish maintained internally
- Free standing Pergola providing cover & shading for external dining space. Powder coated metal frame colour matched to brickwork. Features adjustable & retractable blades and integrated side curtains to provide flexible shading.

For details of previously concented schemes, please refer to applications 18/02280/FPH & 21/01512/FPH.



1 0 1 2 3 4 5
SCALE 1:100 m

P2 'GT' 'MWB' 16-11-22 'Sun room re-centered on elevation & widened. Free standing pergola added.				
rev	by	chkd	date	description



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project Codicote House

title Phase 2 C - Proposed Ground Floor Plan

purpose of issue

PLANNING

scale As indicated @ draw GT BAM job no. dtp status

date 04/07/22 checked MWB 4498

project code originator volume level type role number rev
drg / doc ref CDH- BMD- Z1- 00- DR-A- 11150 P3