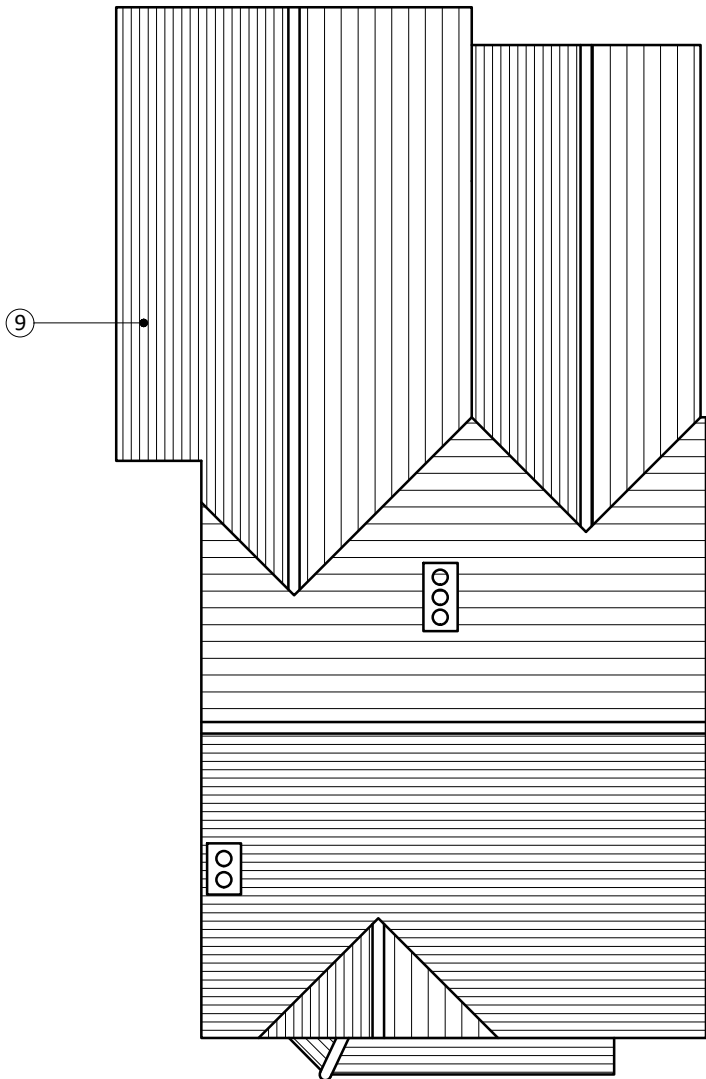


This scheme is subject to Town Planning and all other necessary consents. Dimensions, areas and levels where given are only approximate and subject to site survey. All dimensions are to be checked on site. All feasibility studies are subject to full site survey. This drawing is to be read in conjunction with all relevant consultants and/or specialists drawings/documents and any discrepancies or variations are to be notified to the architects in writing before the affected work commences. All queries relating to design of structural elements are to be referred to the structural engineering consultant for resolution. The workmanship and materials of all trades and building operations shall comply with the recommendations of British Standard (BS)8000 parts 1-16 inclusive and with Approved 2013 Document to support Regulation 7 1999 edition (incorporating 2018 amendments) of the Building Regulations 2010. All design and construction is to be in accordance with the Construction (Design and Management) Regulations 2015.

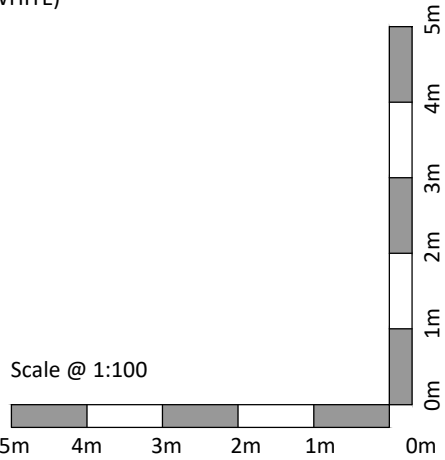
Rev	Date	Description
A	18/09/26	Scheme reduced in response to Planning Officer comments.



ROOF PLAN

LEGEND

- ① DOUBLE STOREY REAR EXTENSION FINISHED IN RED BRICKWORK TO MATCH EXISTING
- ② REPLACEMENT COMPOSITE ENTRANCE DOOR (COLOUR: TBC)
- ③ DOUBLE GLAZED FLUSH CASEMENT WINDOW (COLOUR: GREY)
- ④ OBSCURE DOUBLE GLAZED FLUSH CASEMENT WINDOW (COLOUR: GREY)
- ⑤ FORM NEW OPENING & INSTALL DOUBLE GLAZED SASH WINDOW (COLOUR: WHITE)
- ⑥ DOUBLE GLAZED BI-FOLD DOORS (COLOUR: GREY)
- ⑦ DOUBLE GLAZED DOUBLE DOORS (COLOUR: GREY)
- ⑧ FORM NEW OPENING & INSTALL OBSCURE DOUBLE GLAZED SASH WINDOW (COLOUR: WHITE)
- ⑨ SLATE ROOF TILES (COLOUR: GREY)
- ⑩ FASCIAS & SOFFITS TO MATCH EXISTING (COLOUR: WHITE)
- ⑪ RAINWATER GOODS TO MATCH EXISTING (COLOUR: BLACK)
- ⑫ DOUBLE GLAZED SASH WINDOW (COLOUR: WHITE)
- ⑬ OBSCURE DOUBLE GLAZED SASH WINDOW (COLOUR: WHITE)
- ⑭ OBSCURE DOUBLE GLAZED FLUSH CASEMENT WINDOW (COLOUR: WHITE)



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PLANNING

Client			
Mr & Mrs J Boswell			
Project			
62 Bearton Road			
Hitchin			
Hertfordshire			
Drawing Title			
Proposed Roof Plan			
Drawn	Date	Checked	Scale @ A3
MEH	MAR 2026		1:100
Job No	Drawing No	Revision	Note
2026/05	PL.005	-	