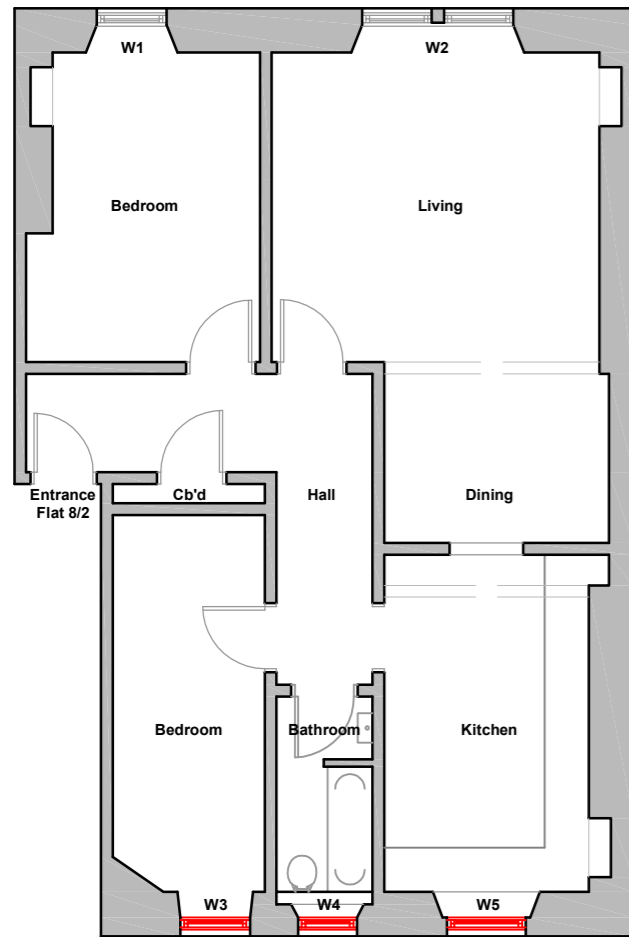
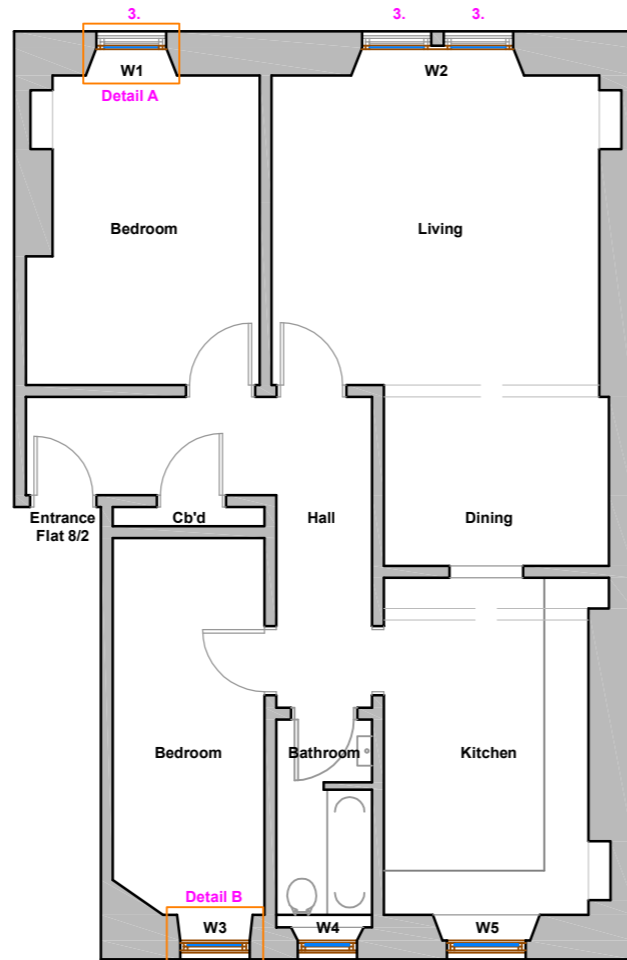


N.B - Removals shown in red & new works shown in colour.



Existing Floor Plan - 1:100@A3



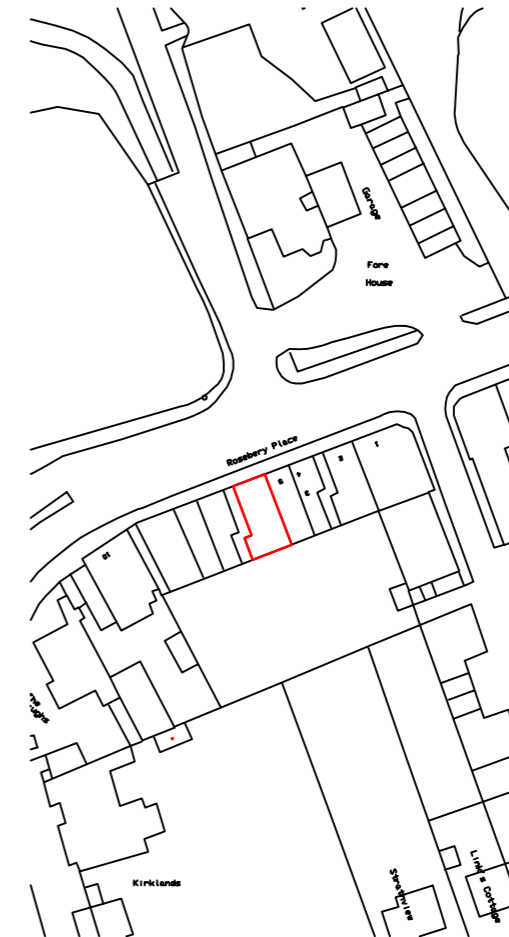
Proposed Floor Plan - 1:100@A3



Front Elevation Photo



Rear Elevation Photo



Location Plan - 1:1250@A3



Existing Rear Elevation - 1:100@A3



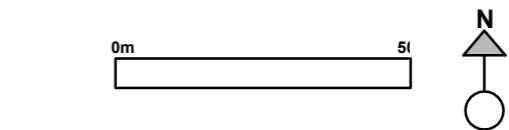
Proposed Rear Elevation - 1:100@A3

Notes

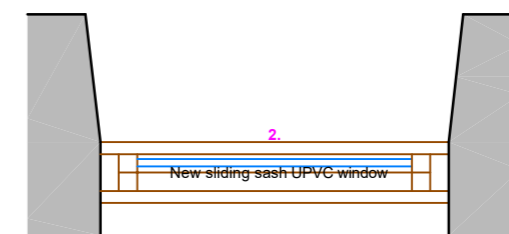
- Existing rear elevation windows to be carefully removed with perimeters prepared ready to accept new installations.
- Proposed new double glazed (4/20/4) white UPVC framed sliding sash windows with astragals to match existing profile. To have perimeter sand mastic seals. Note that rear elevation not viewable from public areas & 3No similar applications approved on same street in last 20 year period.
- Front timber sash & windows to remain 'as existing' with exception of secondary glazing added behind. Secondary glazing to comprise white aluminium framed vertical sliding unit with tilt function for ventilation & cleaning. Frames of unit to exactly match up with frames of sliding sashes so that not viewable from street.
- New bathroom window to have patterned glazing for privacy.

All surfaces affected by the works to be fully made good.

Astragals to comprise overlain 'plant on' type with spacer bars between to give appearance of traditional 'structural' astragals.



Detail A - 1:20@A3



Detail B - 1:20@A3



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All dimensions to be checked on site prior to construction and manufacture, and any discrepancies to be reported to the author/contract administrator.

RISK ASSESSMENT

date auth. notes

rev	description	auth.	date
A	Astragal note added.	KH	30/02/21

REVISIONS



- Building Surveying
- Architectural Design
- HSE & CDM Advice
- Rope Access Surveys

CLIENT

Peter & Bronagh Avent

PROJECT TITLE

8/2 Roseberry Place
Gullane
EH31 2AN

DRAWING STATUS

Planning

DRAWING TITLE

As Proposed

DRAWING NUMBER

LBES480-01

SCALE

As Shown @ A3

DRAWN

KH

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