

NORTH ELEVATION

Pick and repoint remaining rubble masonry walls using lime based mortar. Raise existing wall heads by a course - nom 330mm. Raise gable walls and chimneys to suit proposed new wall head heights and proposed roof pitch in rubble masonry to match existing walls.

Allow for replacing existing defective external lintels in new/ reclaimed sandstone. Allow for replacing all existing defective timber safe lintels in precast prestressed concrete lintels. Allow for replacement skews in new or reclaimed stone to match existing.

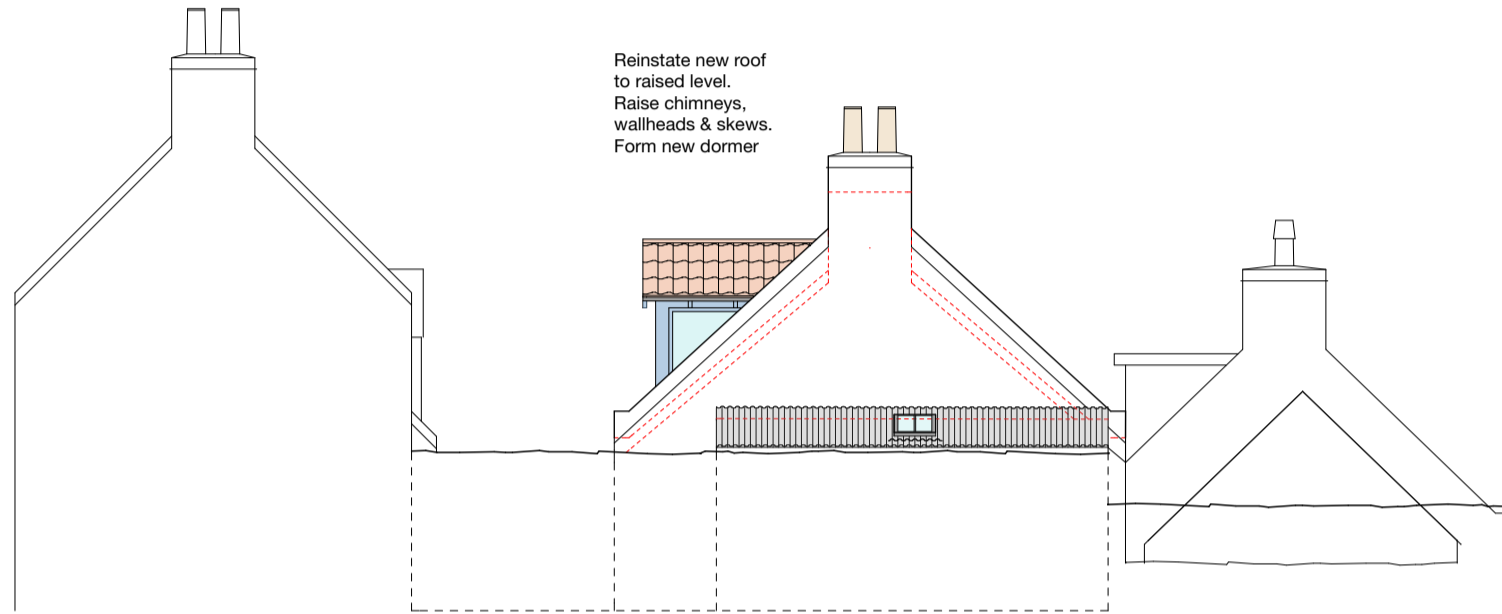
Allow for traditional lime harl render with traditional lime wash finish - off white/ cream colour.

Form new roof finished with new traditional style terracotta pantiles, over 3 rows of slates visible at eaves level.

Form new pitched roof dormers with pantile roof finish, with vertical timber boarding to face with gloss painted finish.

Rainwater goods to be in traditional cast iron with gloss paint finish - black.

New rooflights to be double glazed top hung conservation rooflights by the Rooflight company.



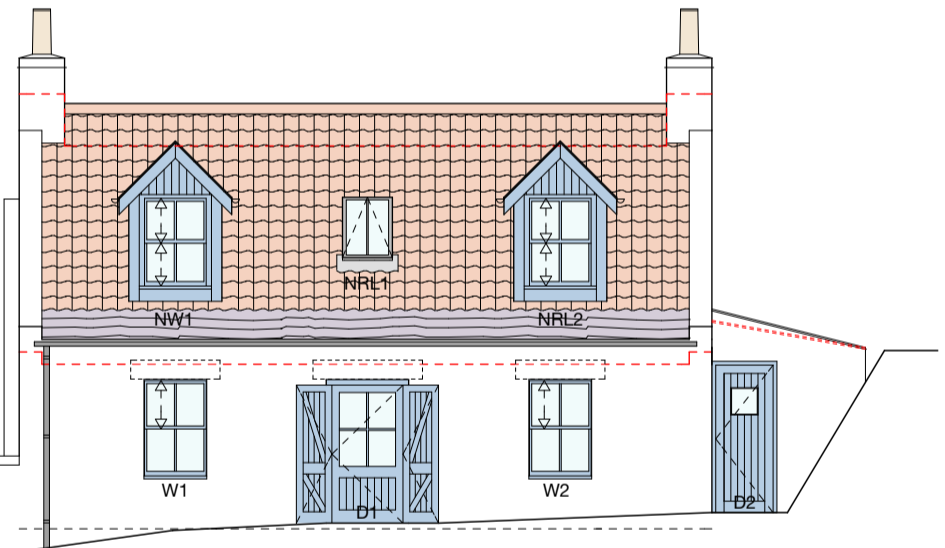
EAST ELEVATION

New and replacement windows to be timber double glazed sash & case and casement design, with ovolo moulded astrigals, concealed trickle ventilation - see elevations.

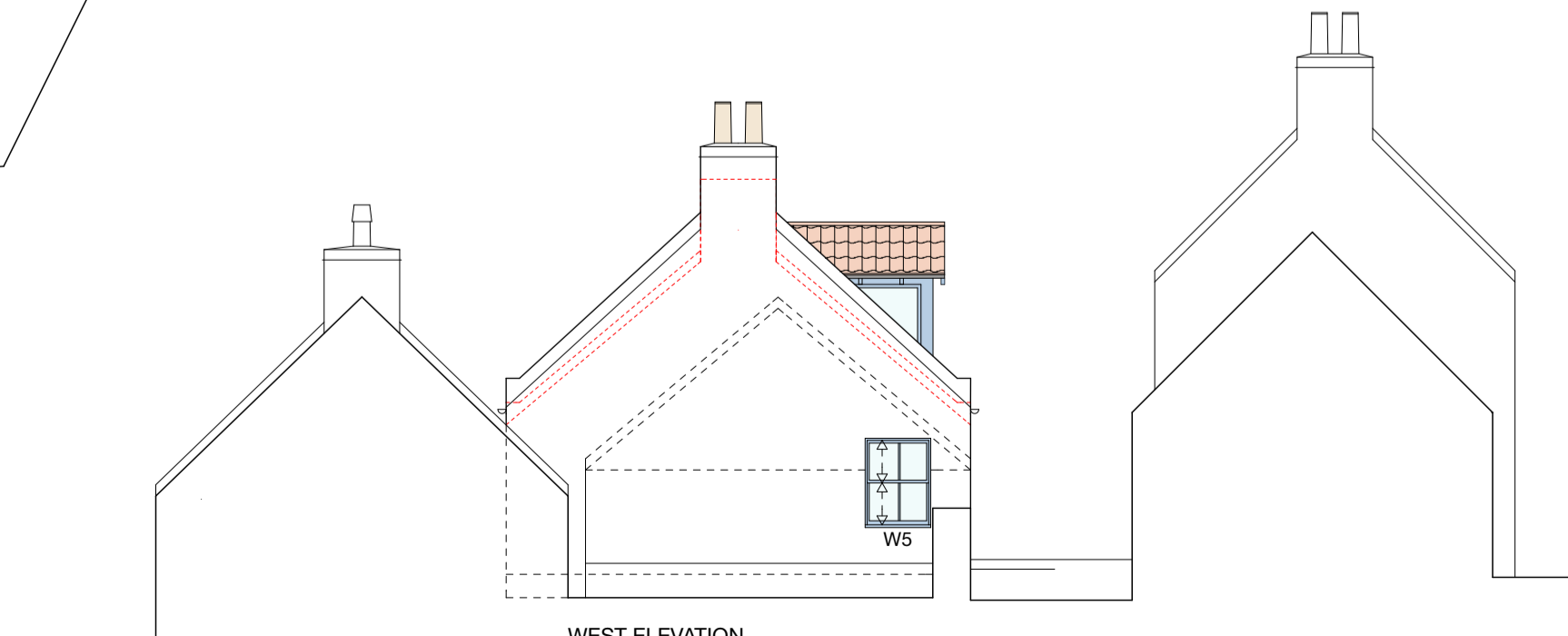
New exterior doors to be manufactured in sustainable hardwood with vertical linings, with insulated core, double glazed where glazing shown. With outer half leaf storm doors to front door D1.

All new windows, doors and dormers to be finished externally in Dulux professional exterior gloss paint - Dulux heritage colour - Boathouse Blue.

New roof to existing lean-to store to be grey powder coated heavy duty corrugated iron - traditional profile.



SOUTH ELEVATION



WEST ELEVATION

SCALE 0 1 2 3 4 5 10m

42 Crovie
Gardenstown
Banff AB45 3JQ

For Mr & Mrs Paul Bateson

Title Proposed Elevations
Dwg No. 217-12
Scale 1:100 @A3
Status Planning
Date March 2021
Rev. A-19-03-21 further details
B-20-04-21 notes added

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