




GEA (GROSS EXTERNAL AREA)

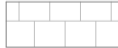


00 - GF	189 m ²
01 - FF	187 m ²
Total GEA:	376 m²

GIA (GROSS INTERNAL AREA)



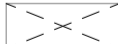
00 - GF	158 m ²
01 - FF	154 m ²
Total GIA:	312 m²

-  EXISTING TREES
-  PROPOSED TREES
-  EXISTING HOUSE FOOTPRINT

FLOOR FINISHES

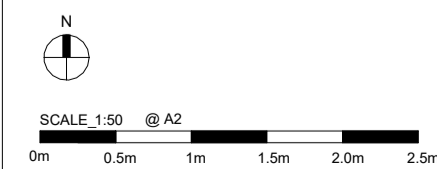
-  TILED
-  TIMBER
-  CARPET

JOINERY

-  BUILT-IN
-  FULL HEIGHT
-  OVERHEAD

0.02 - ROOF PLAN - PROPOSED

1 : 50



NOTES:

STRUCTURAL ELEMENTS SHOWN IN PINK INDICATIVE ONLY. REFER TO STRUCTURAL ENGINEER DRAWINGS FOR DETAILS.

KEY PLAN:

REVISION:

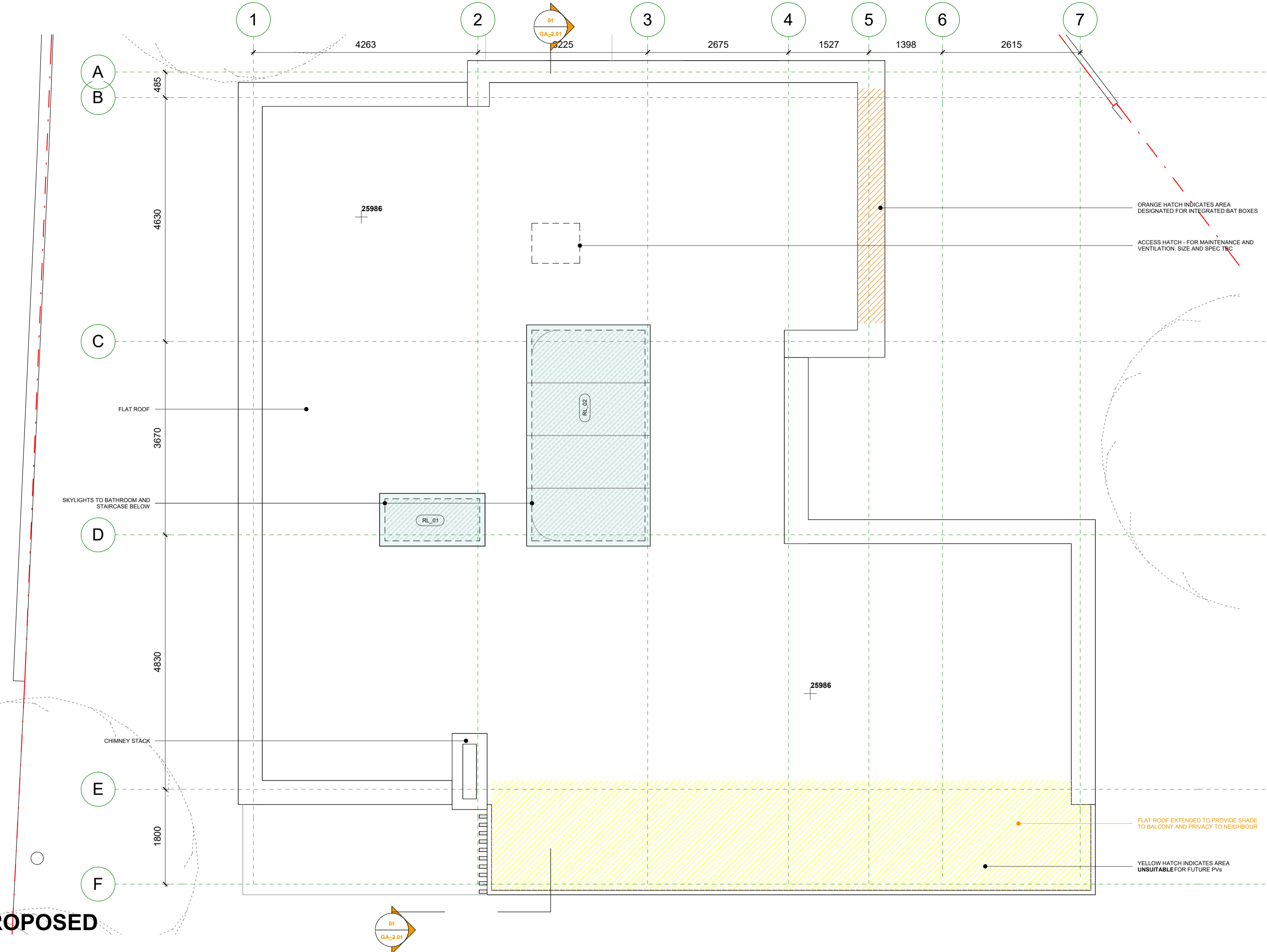
DATE	REVISION	DESCRIPTION
03/03/22	1	planning amendment
25/03/22	2	planning amendment
16.12.22	PC1	Pre-commencement Planning Conditions

This drawing is for planning purposes only. Positions or details of windows, doors, or building fabric to adjoining properties are indicative only. They may not have been surveyed accurately due to limited access.

TAS
ARCHITECTS

HERTFORDSHIRE: 11 Lodey Stables, Long Marston, HP23 4PL
LONDON: 6 Lina Yard, Soham, St. London, E1 6LX
SUFFOLK: The Forge, Ipswich, Suffolk, IP1 1AX
E: info@tasarchitects.co.uk

PROJECT ADDRESS:	6a Nancy Downs, Watford, WD19 4NF	
CLIENT:	PHIL SHARPE	
DRAWING NAME:	ROOF PLAN - PROPOSED	
PURPOSE:	PLANNING CONDITIONS	
DRAWING NO.:	P310 - GA_0.03	PC1
ISSUE NO.:		
SCALE:	As indicated @ A2 AS INDICATED	



ORANGE HATCH INDICATES AREA DESIGNATED FOR INTEGRATED BAT BOXES

ACCESS HATCH - FOR MAINTENANCE AND VENTILATION. SIZE AND SPEC TBC

FLAT ROOF EXTENDED TO PROVIDE SHADE TO BALCONY AND PRIVACY TO NEIGHBOUR

YELLOW HATCH INDICATES AREA UNSUITABLE FOR FUTURE PVs