



GA Elevation North - Proposed
1 : 100

- 1 Brick chimney with clay pots
- 2 Clay tiled roof
- 3 Lead dormer side walls
- 4 Painted timber dentil eaves
- 5 Refurbished timber frame windows with leaded lights - secondary glazing to north elevation
- 6 Defective render to be replaced
- 7 Decorative stone columns
- 8 Brickwork
- 9 Infill brickwork
- 10 New door installed
- 11 New window installed to match existing style
- 12 New chimney pot to match existing style

GENERAL NOTES

External Walls

- Strip off all unnecessary services.
- Repoint where necessary, clean brickwork.
- Make good exposed existing walls following demolition.
- New areas of external wall/infill to be in brick reclaimed from elsewhere on the building/site.

Render Walls

- Patch repair render where necessary and paint.

Ironwork

- Overhaul and redecorate.

Roof

- Make like for like repairs with clay tiles/slates to match on pitches, hips etc. Strip off flat roof and replace with single ply membrane with applied lead rolls.
- Renew all leadwork, flashings etc.
- Cap chimney. Overhaul rainwater goods replace like for like where necessary.
- Vent tiles to be added where necessary.

Doors

- Assess condition of existing doors and where necessary carry out like for like repairs or replace with period appropriate replacements.

Windows

- Assess on individual basis. Overhaul, carry out like for like repairs or replace with similar - existing windows to be draught stripped, new windows to be double glazed.

Joinery

- Overhaul, carry out like for like repairs.

Services

- Ventilation via opening windows.

Key Plan:

General Notes:

1. Do not scale off this drawing unless a scale bar is provided.
2. Any ambiguities, omissions and errors on this drawing should be notified immediately to the Architect before the commencement of works on site.
3. Dimensions are in millimetres unless otherwise stated.
4. Dimensions, unless otherwise indicated, are to the face of unfinished block walls or to the finished plaster face of stud partitions.
5. Dimensions are to be checked on site. Discrepancies are to be notified immediately to the Architect before the commencement of works on site.
6. All levels are in meters unless otherwise stated.
7. This drawing is to be read in conjunction with all other relevant drawings and specifications for this project.

Revision Notes:

Rev.	Date	Notes	Issuer	Checker
P1	2023-08-04	Preliminary Issue P1	IAT	JC
P2	2023-09-12	Refined layout with minor elevational alterations.	MJ	JC
P3	2023-10-17	Planning Submission	MJ	JC

0 2.5m
1:100

**LONDON ROAD
NEWARK**

Job Number: 23-0030
Client Name: Bildurn Properties
Project Address: London Rd, Newark NG24 1TW

Director / Associate: Matthew Branton
Project Lead: Sarah Boxford
Status: A3 Planning
Functional Breakdown: B1 - Building 1
Sheet Size: A3L
Scale: 1 : 100

**GA North Elevation
Proposed - Block 1**

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