

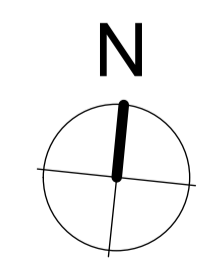
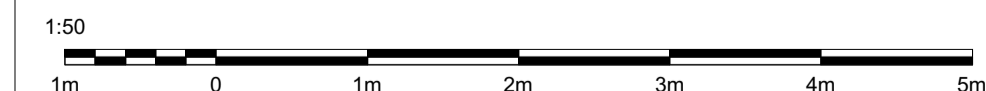
Proposed Roof plan Service Wing  
1:50 @A1

NOTES:

- A. All historic fabric and features to be retained and reinstated except where otherwise noted
- B. All existing non-original windows to be replaced to be more in keeping with the character and the period of the property. New windows to more thermal efficient
- C. Existing services to be stripped out and re-serviced discretely and sympathetically throughout
- D. All modern style radiators to be removed and replaced with UFH within the new floor build-up
- E. Existing floor finish level to Stable and Carriage house to be lowered to match Servant's cottage and Main house FFL. New level to provide accessibility throughout the service wing at Ground floor level.
- F. Existing floor finish level to Servant's Cottage to be retained as existing

KEY:

- 01 New batten roll lead dormer. New dormer to be fitted with a double glazed 3 over 6 panel timber sash window, timber surrounds and slate cladding to cheeks of dormer.
- 02 New openable dark grey conservation rooflights to provide natural light and ventilation
- 03 New insulated traditional slate mansard roof with batten roll lead covering set behind reinstated historical pediment and concealed parapet gutter. New ridge height increased by 500mm from existing
- 04 Ruined Servant's Cottage to be re-roofed with a new insulated traditional slate mansard roof. Roof ridge height reinstated to match height of proposed stable block and roof span increased to cover the new glazed link corridor connecting the main house and the service wing. The new roof will remain subservient to the Carriage house by having setback eaves
- 05 New batten roll lead roof dormers. New dormers to be fitted with double glazed timber windows and finished with slate cladding to cheeks of dormers
- 06 New batten roll lead dormers to be fitted with double glazed timber casement windows and finished with slate cladding to cheeks of dormers



Planning Application	28/03/24	-
issue:	date:	revision:

Project  
**Grandpont House**

Drawing  
**Proposed Roof Plan - Service wing**

Drawing No.  
**GH(20)A12**

Job No. GH Date 12.22 Scale 1:50@A1 - 1:100@A3

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