

ROOF TYPE SYMBOLS:



SCALE BAR:



NOTES and KEY:

- For Roof Light Details refer to dwg. no. 6001
- Stone/pebble vegetation barrier, at eaves and surround to rooflights and penetrations
- Living roof = 173m²
Extensive Biodiverse Green Roof by Bauder
Refer to Bauder's Vegetation Guide for plant species.
Varying height substrate 120-180mm
One feature required every 30m²,
6no.features required
 2no. Substrate mounds, 0.5m high
 2no. Sandy piles, 0.5m high
 1no. Rope coil
 1no. Semi-buried log pile, 1m²
- A = 250 dia. MVHR 1 intake
B = 250 dia. MVHR 1 exhaust
C = 250 dia. MVHR 2 intake
D = 250 dia. MVHR 2 exhaust

PLANNING CONDITION 7:

- Prior to the commencement of development above ground, details of the living roof must be submitted to and approved in writing by the Local Planning Authority. Living roofs must be planted with flowering species that provide amenity and biodiversity value at different times of year. Plants must be grown and sourced from the UK and all soils and compost used must be peat-free, to reduce the impact on climate change. The submission shall include:
 - A roof plan identifying where the living roofs will be located;
 - A section demonstrating settled substrate levels of no less than 120mm for extensive living roofs (varying depths of 120-180mm);
 - Roof plans annotating details of the substrate: showing at least two substrate types across the roofs, annotating contours of the varying depths of substrate
 - Details of the proposed type of invertebrate habitat structures with a minimum of one feature per 30m² of living roof: substrate mounds and 0.5m high sandy piles in areas with the greatest structural support to provide a variation in habitat; semi-buried log piles / flat stones for invertebrates with a minimum footprint of 1m², rope coils, pebble mounds of water trays;
 - Details on the range and seed spread of native species of (wild)flowers and herbs (minimum 10g/m²) and density of plug plants planted (minimum 20/m² with roof ball of plugs 25m³) to benefit native wildlife, suitable for the amount of direct sunshine/shading of the different living roof spaces. The living roofs will not rely on one species of plant life such as Sedum (which are not native);
 - Roof plans and sections showing the relationship between the living roof areas and photovoltaic array; and
 - Management and maintenance plan, including frequency of watering arrangements.
- Prior to the occupation of the building, evidence must be submitted to and approved by the Local Planning Authority that the living roof has been delivered in line with the details set out in point (a). This evidence shall include photographs demonstrating the measured depth of substrate, planting and biodiversity measures. If the Local Planning Authority finds that the living roof has not been delivered to the approved standards, the applicant shall rectify this to ensure it complies with the condition. The living roof shall be retained thereafter for the lifetime of the development in accordance with the approved management arrangements.

Reason: To ensure that the development provides the maximum provision towards the creation of habitats for biodiversity and supports the water retention on site during rainfall. In accordance with London Plan (2021) Policies G1, G5, G6, S11 and S12 and Local Plan (2017) Policies SP4, SP5, SP11 and SP13.

Purpose of Issue:	CONSTRUCTION	TF Job No.	5338
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Thornwood
Haringey 6th Form College
White Hart Lane, N17 8HR
Roof Plan

Drawing Number:	5338 -TF- ZZ -01 - DR-A- 3004	Suit.	S0	Rev.	C5
Drawn:	KV	Approved:	KDE	Scale:	1:50
Date:	Nov.2022	@A1			
ARCHITECTS			DESIGNERS		

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3004.1 - ROOF PLAN
Scale 1:50