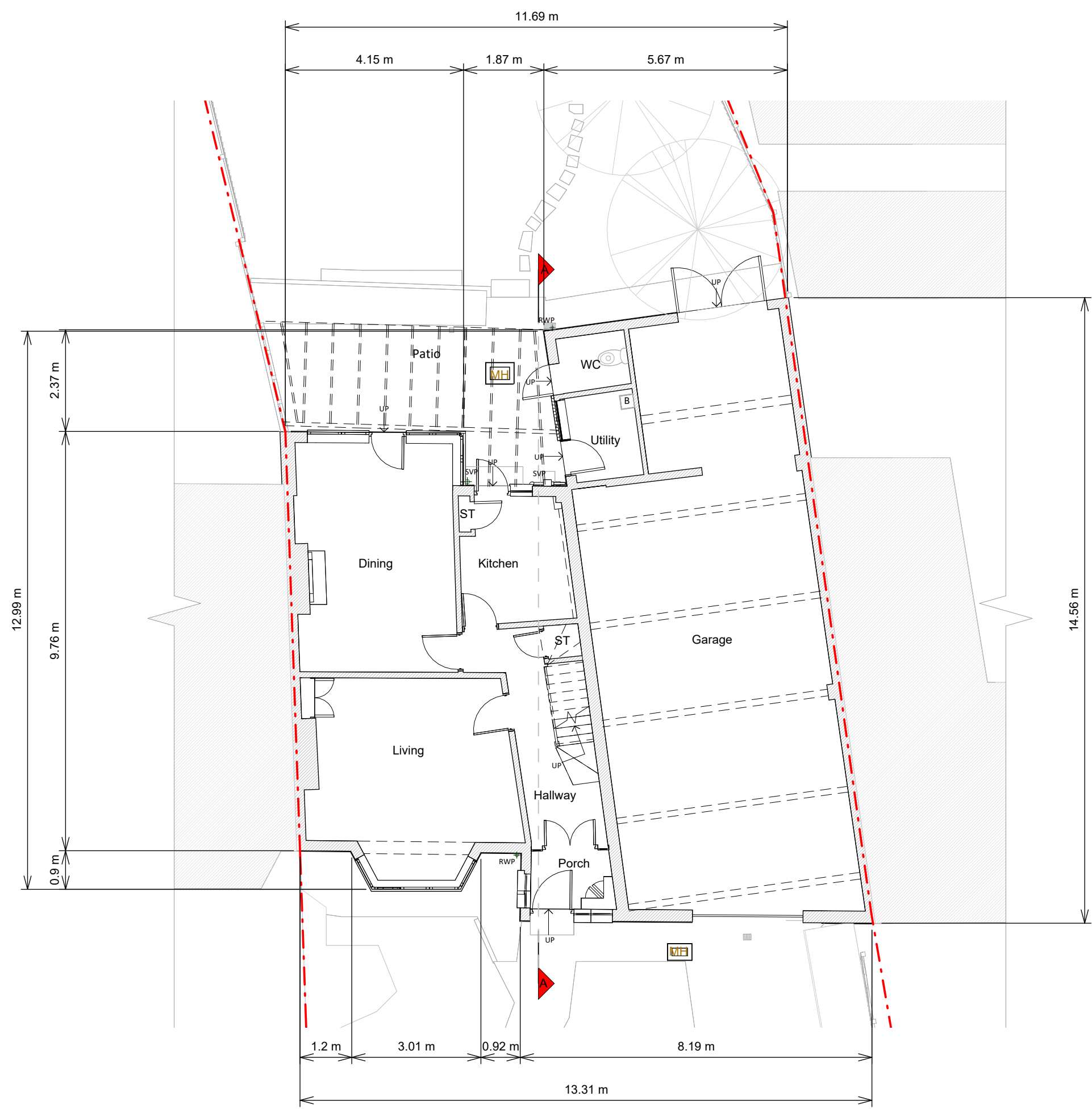
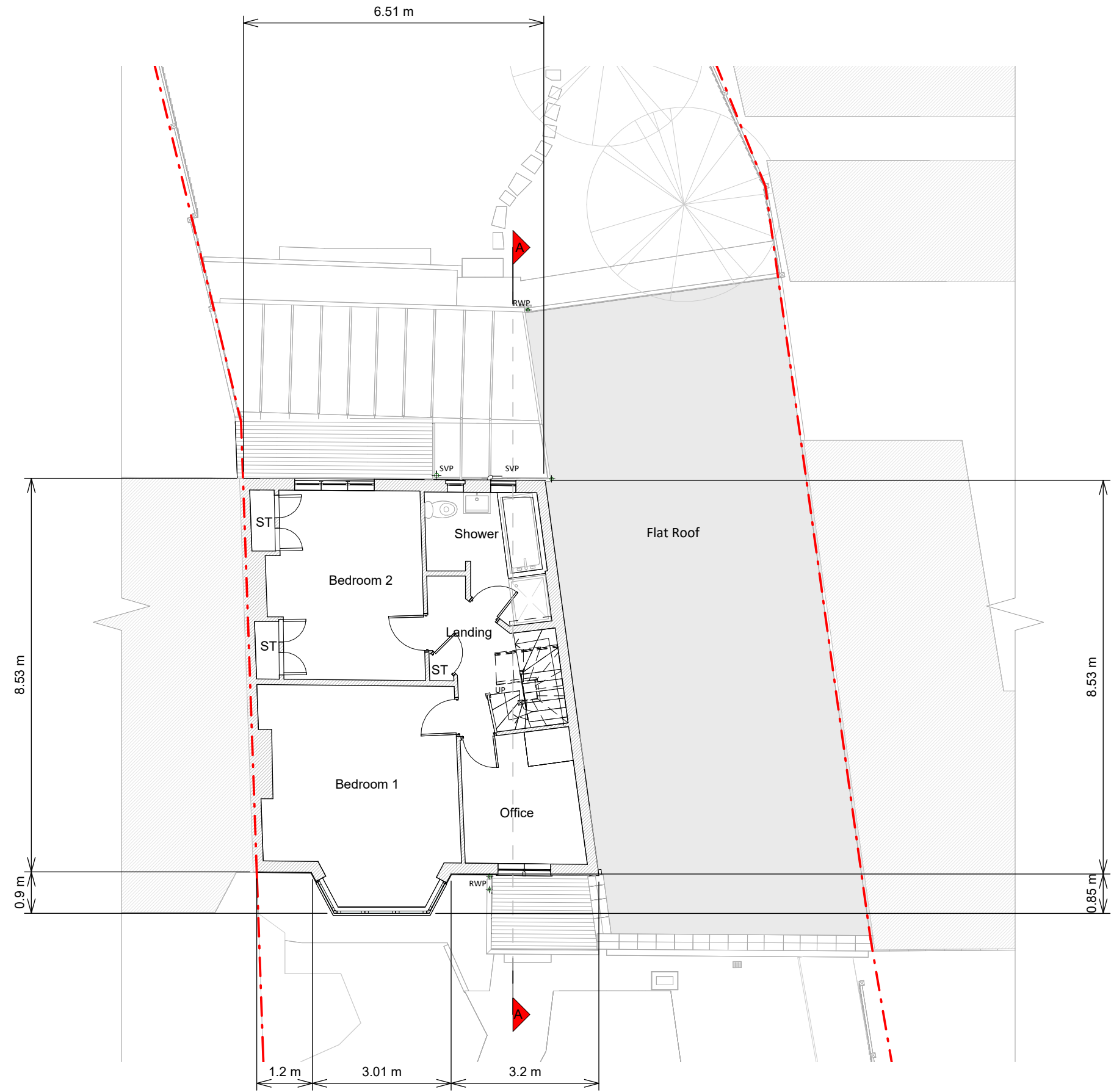
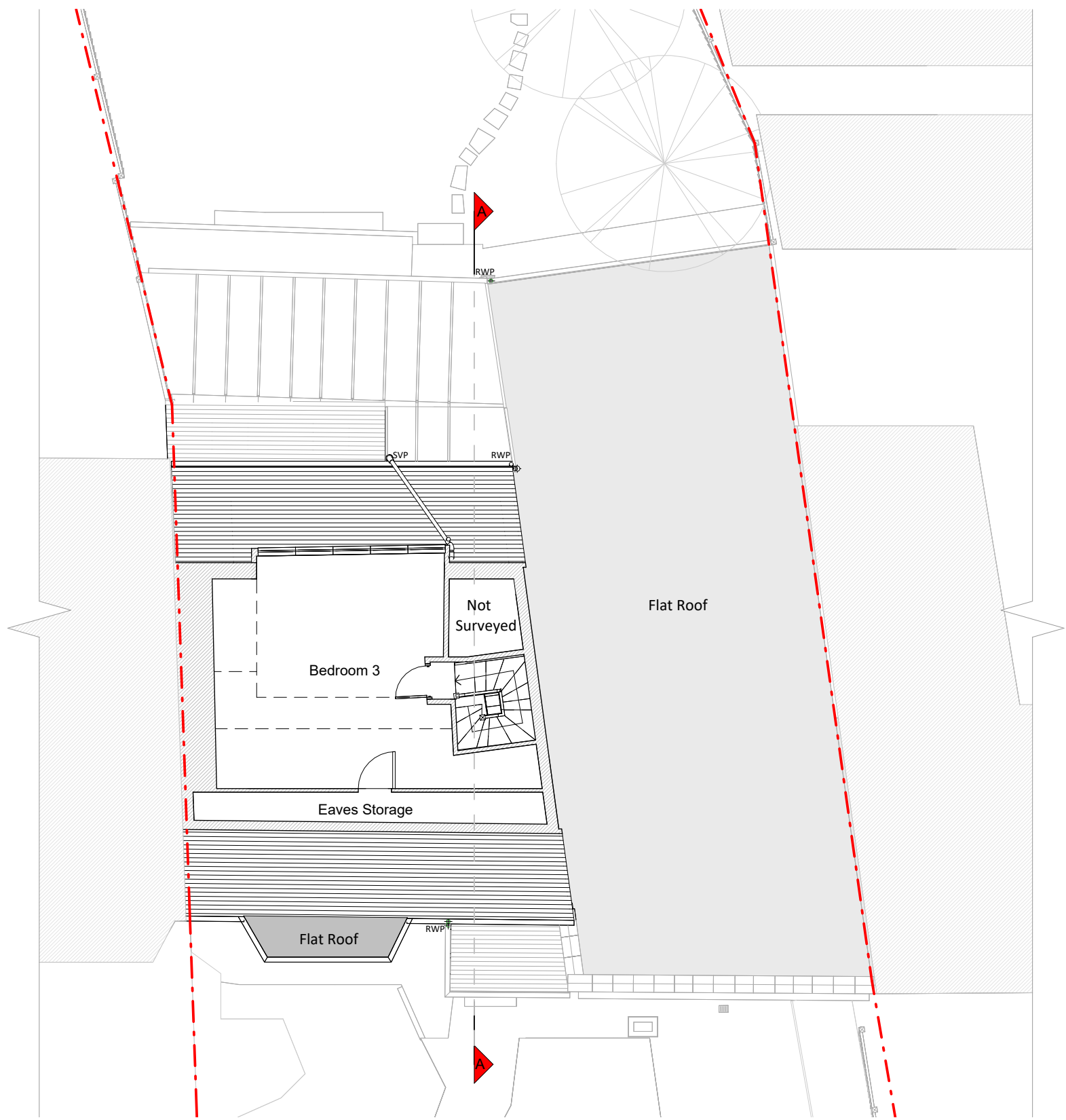




Ground Floor Plan



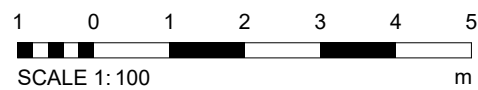
First Floor Plan



Loft Plan



Roof Plan



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Revision		
Rev	Notes	Date
A	Planning Issue	19/02/2026

Job Title

Proposed ground floor garage conversion, two storey side extension, and terrace, main and side dormer extensions, floor plan redesign and all associated works at 38 Hermiston Avenue, N8 8NP

Drawing Status

Planning Drawings

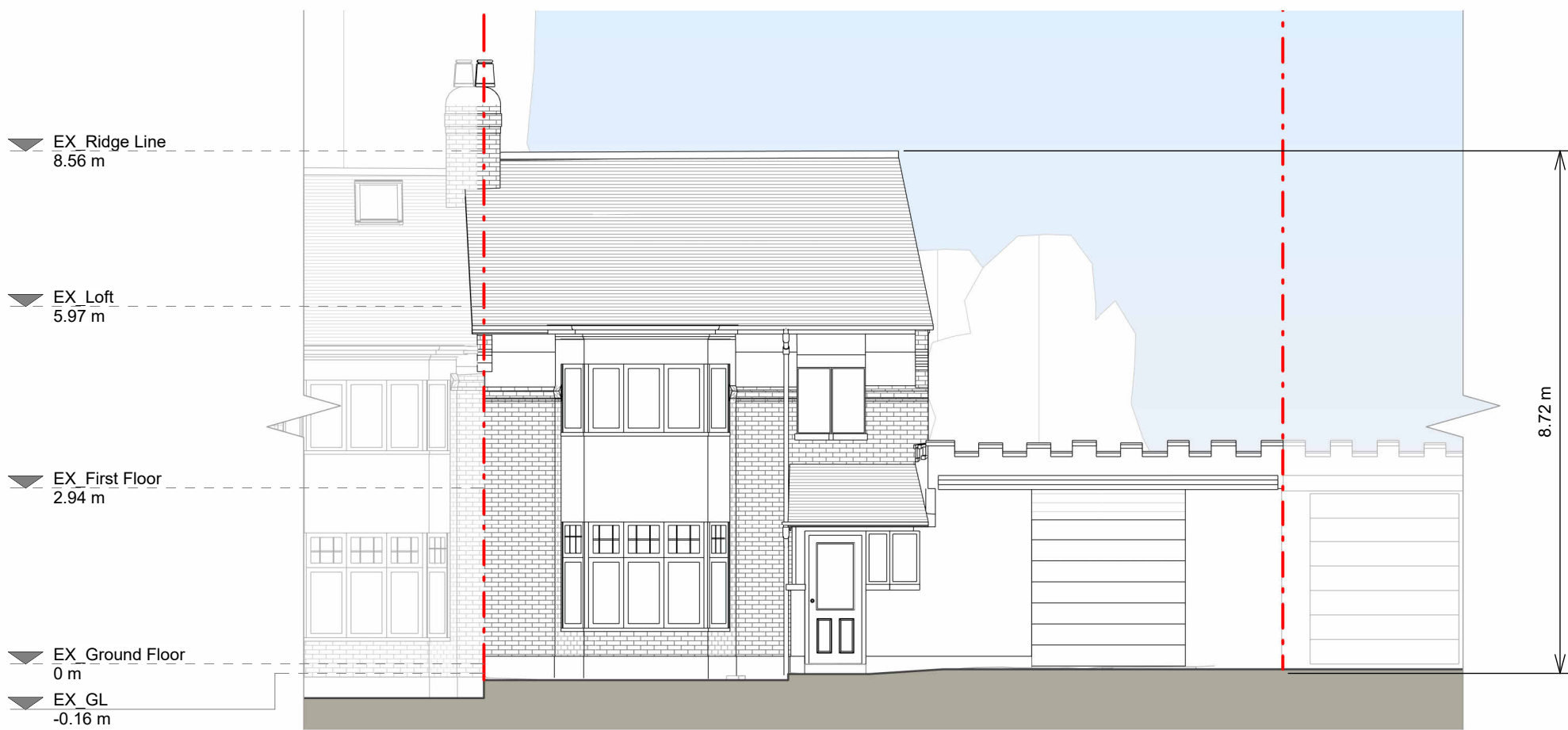
Client

Bryony Wilde

Drawing Title

Existing Floor Plans

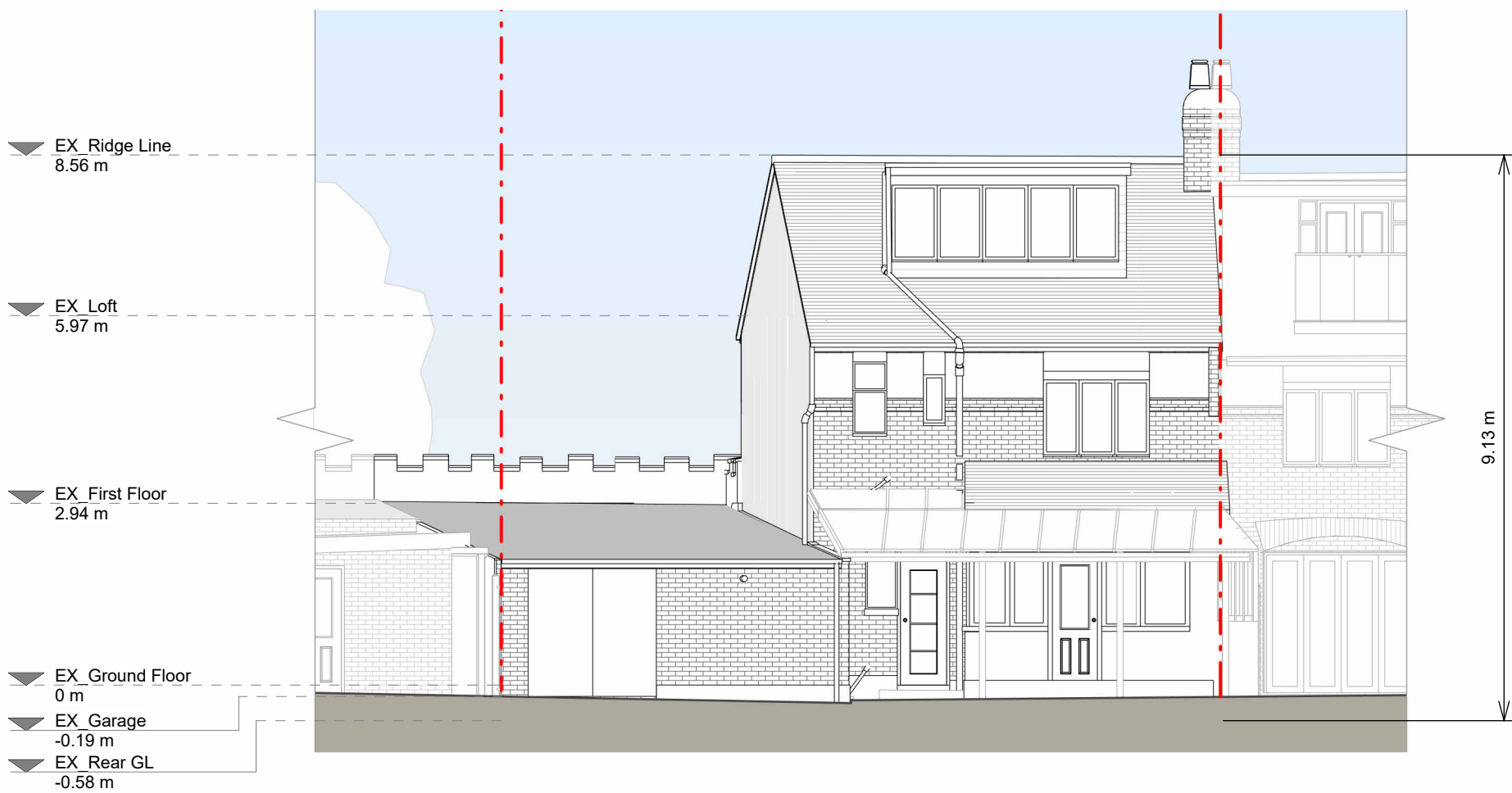
Scale	1:100 @ A1	Drawn	AR
Date	Feb 2026	Checked	CC
Drawing No.	8301026-1100	Rev	A



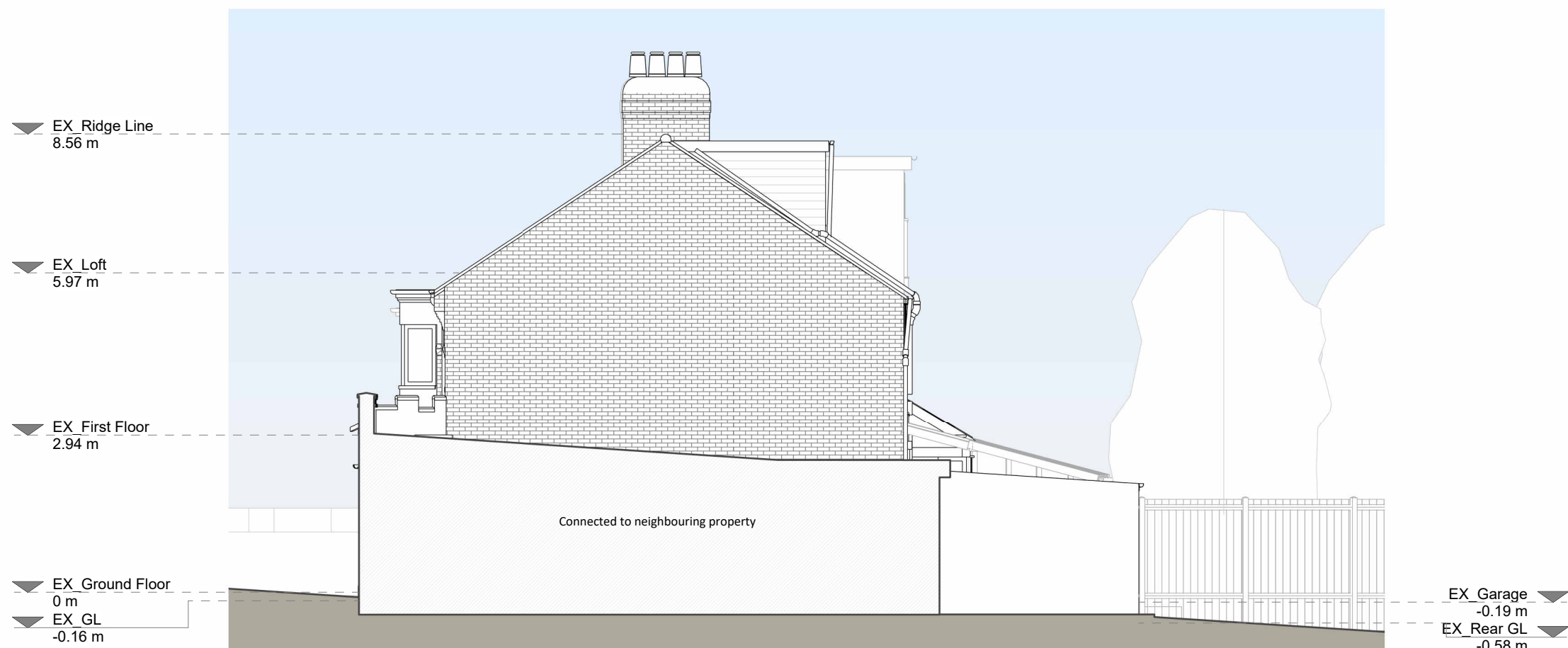
Front Elevation



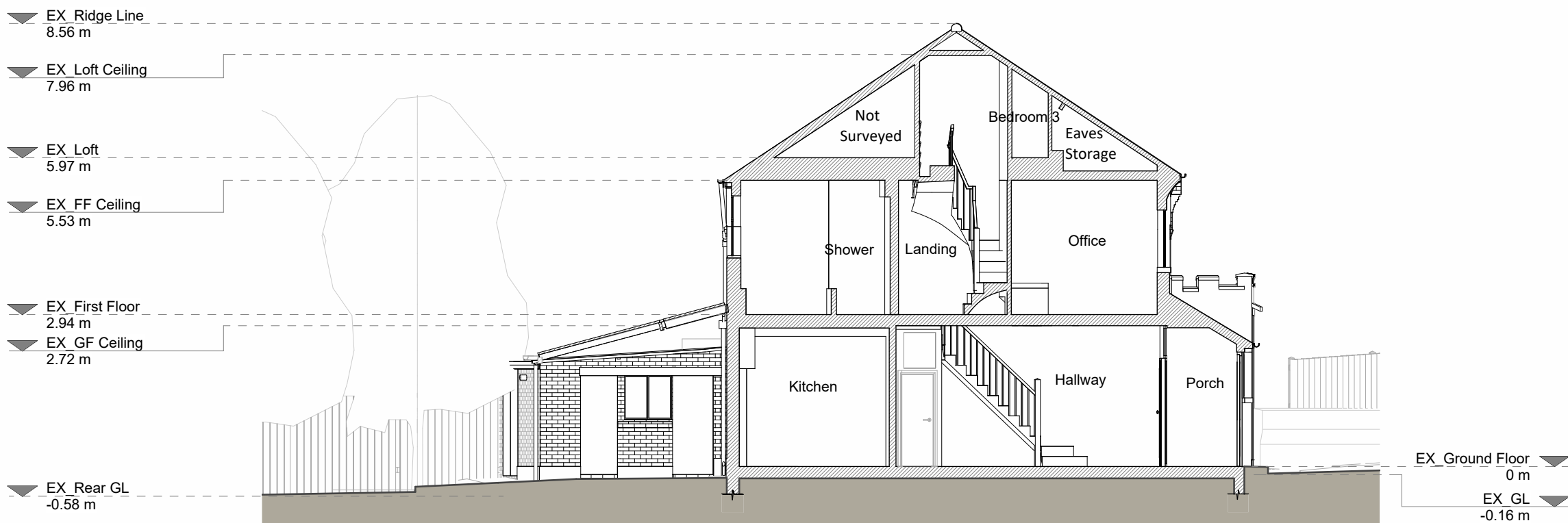
Left Side Elevation



Rear Elevation



Right Side Elevation



Section A - A

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Existing Materials:

Brickwork / walls - Red brick, roughcast render, tiled dormer walls

Pitched roof - Clay tile, concrete tile

Flat roof - Felt or similar

Windows - Painted timber-framed windows, uPVC framed windows

Doors - Painted timber framed doors

Roofs / Gutters / Fascia - uPVC gutters, downpipes, painted timber fascia boards

KEY

Existing walls - - - Boundary line

Existing furniture - - - Level line

1.5m head height - - - 1.5m head height

1.8m head height - - - 1.8m head height

Revision		
Rev	Notes	Date
A	Planning Issue	19/02/2026

resi

Job Title:

Proposed ground floor garage conversion, two storey side extension, and terrace, main and side dormer extensions, floor plan redesign and all associated works at 38 Hermiston Avenue, N8 8NP

Drawing Status:

Planning Drawings

Client:

Bryony Wilde

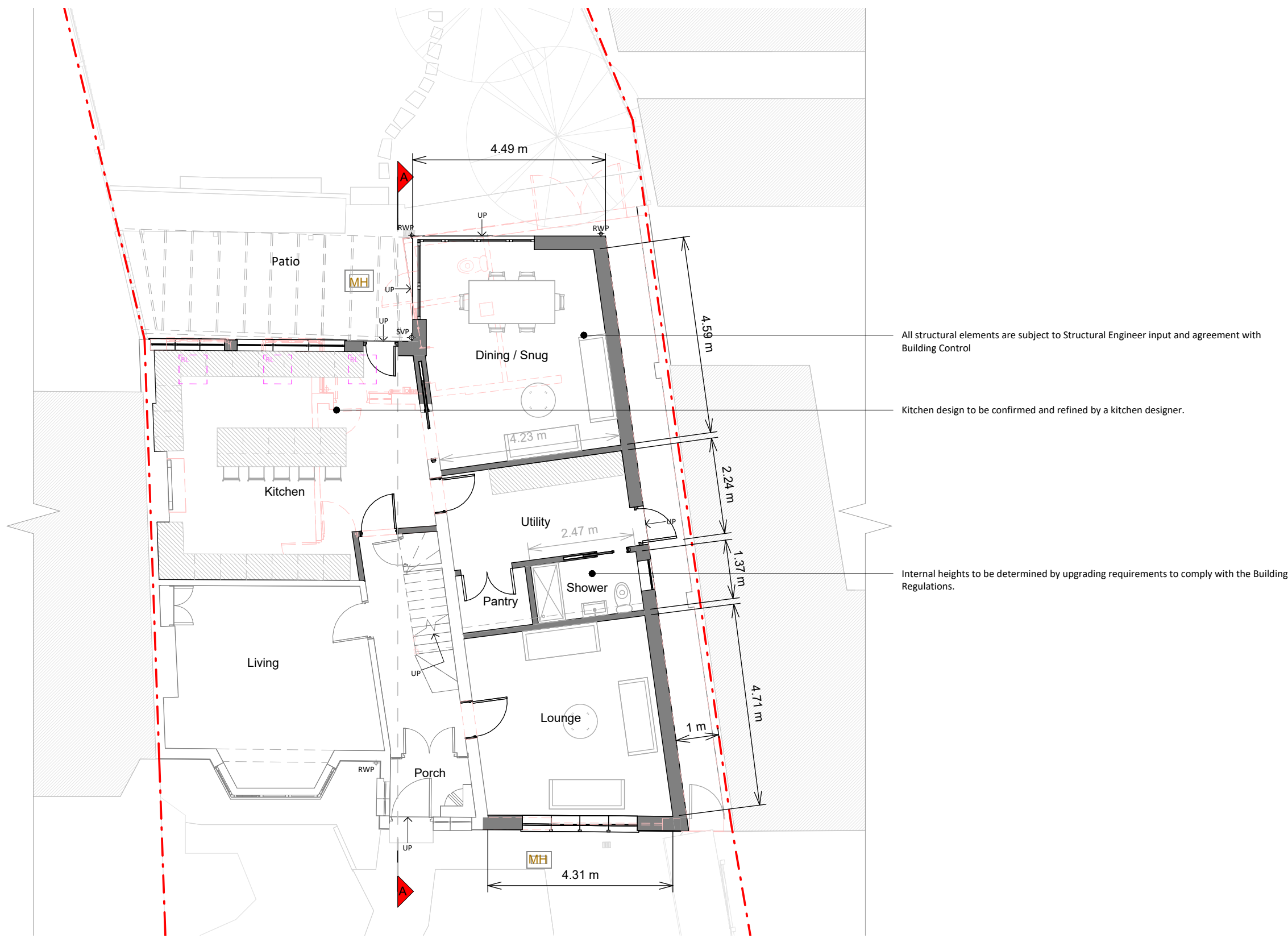
Drawing Title:

Existing Elevations and Sections

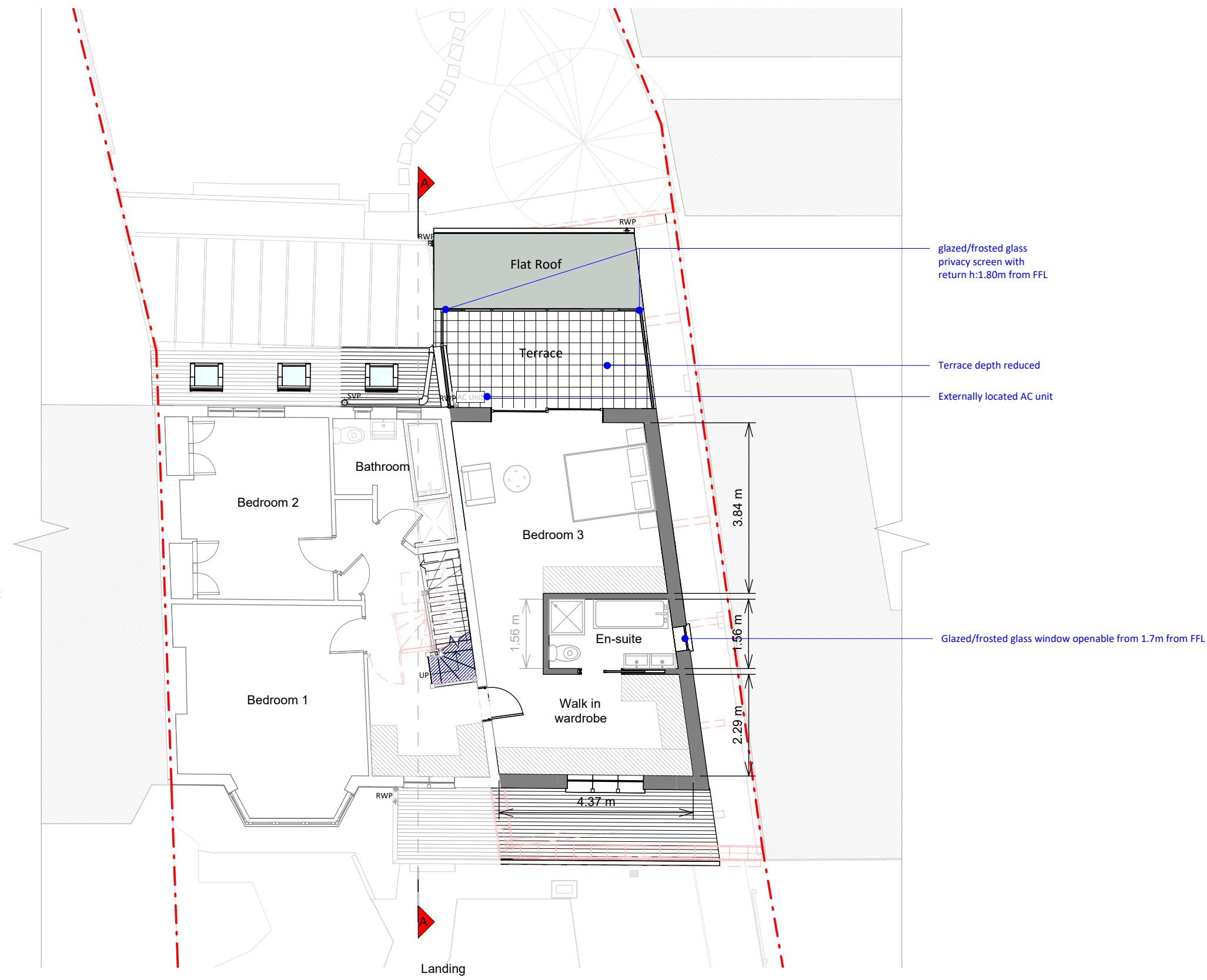
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Date:	Feb 2026	Checked:	CC
Drawing No.:	8301026-1200	Rev:	A



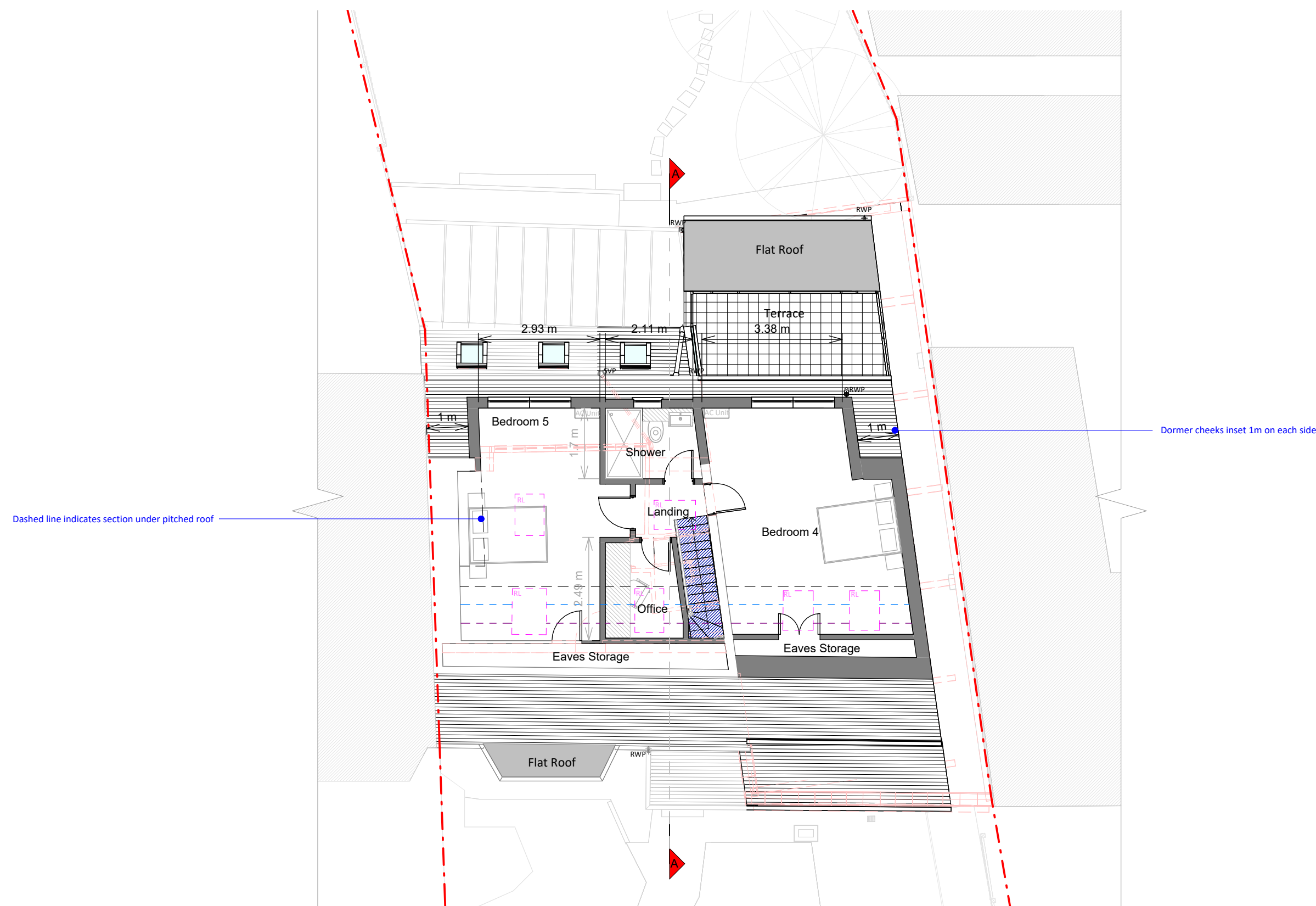
Annotations in blue refer to alterations following pre-application advice consultation



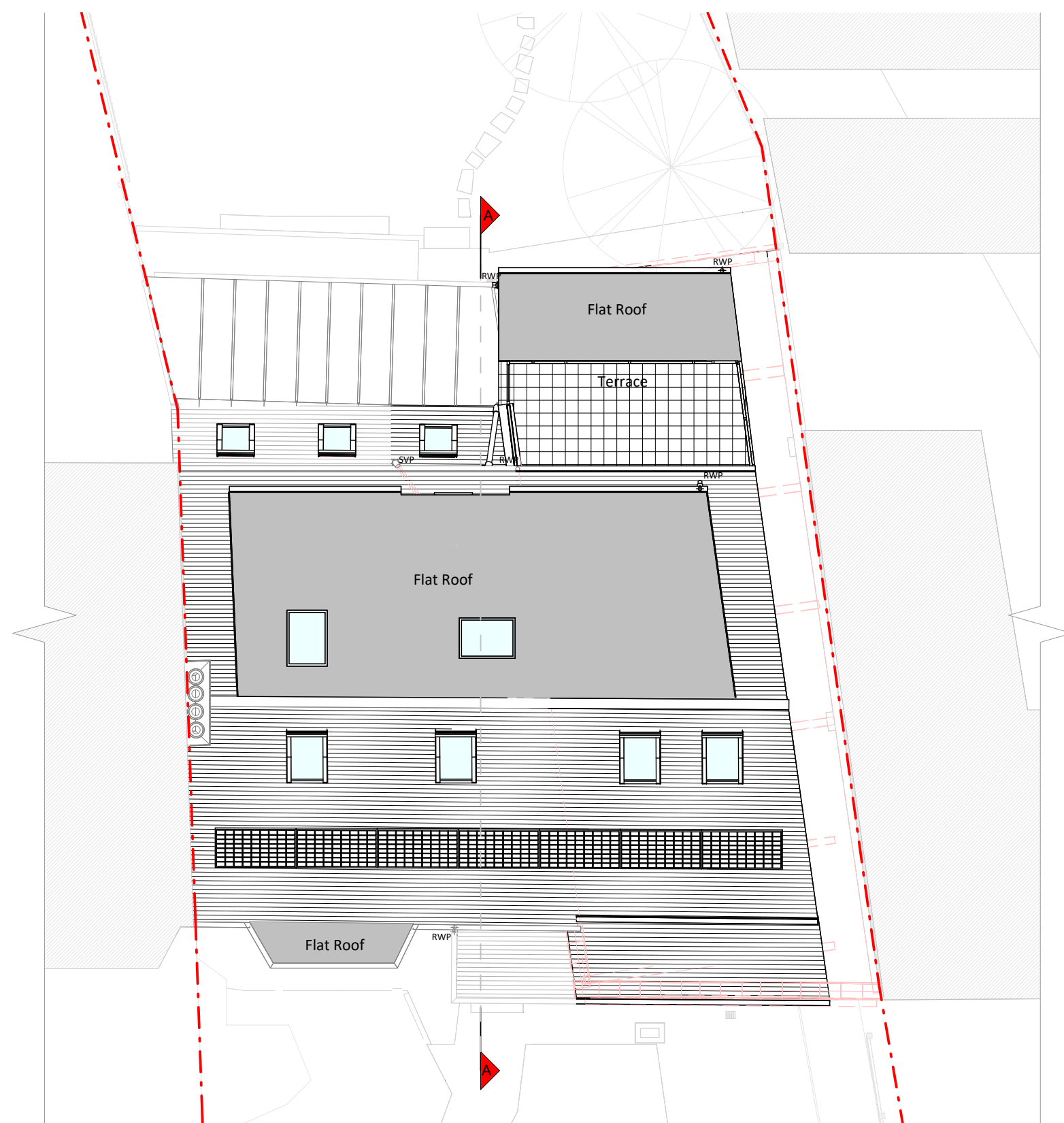
Ground Floor Plan



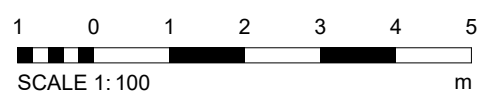
First Floor Plan



Loft Plan



Roof Plan



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RESI do not advise using planning drawings for the construction stages. All dimensions to be cross-checked on-site prior to manufacture and construction. Any discrepancies to be reported to RESI immediately.

Proposed Materials:

- Brickwork / Walls - Red bricks and tiled dormer walls to match existing
- Pitched roof - Concrete tiles to match existing
- Flat roof - Mineral felt, terraced fibreglass flat roof
- Windows - White uPVC framed windows to match existing and aluminium framed rooflights
- Doors - Aluminium framed sliding doors
- RWP's / Gutter's / Fascia's - UPVC downpipes and gutters, painted fascias to match existing



Revision		
Rev	Notes	Date
A	Planning Issue	19/02/2026
B	Planning Revision	28/04/2026



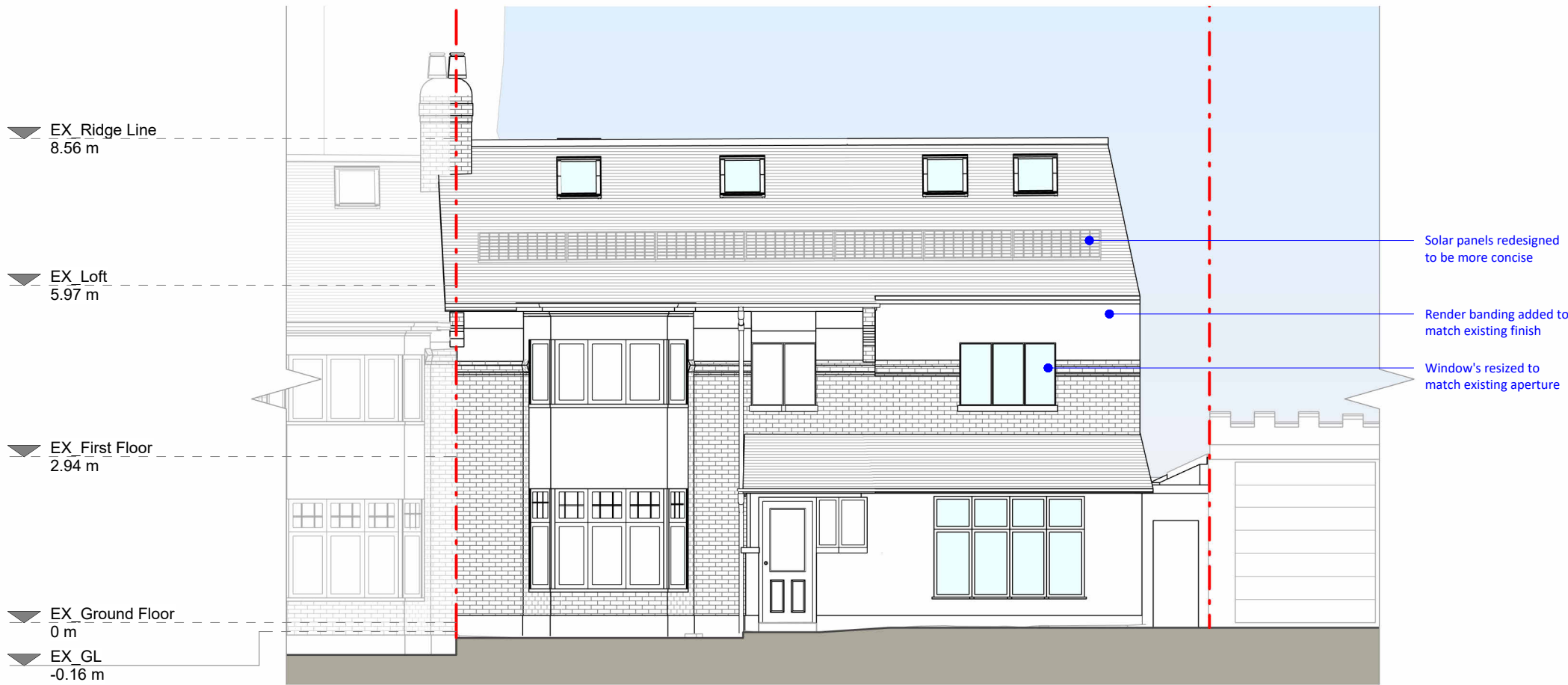
Job Title:
Proposed ground floor garage conversion, two storey side extension, and terrace, main and side dormer extensions, floor plan redesign and all associated works at 38 Hermiston Avenue, N8 8NP

Drawing Status:
Planning Drawings

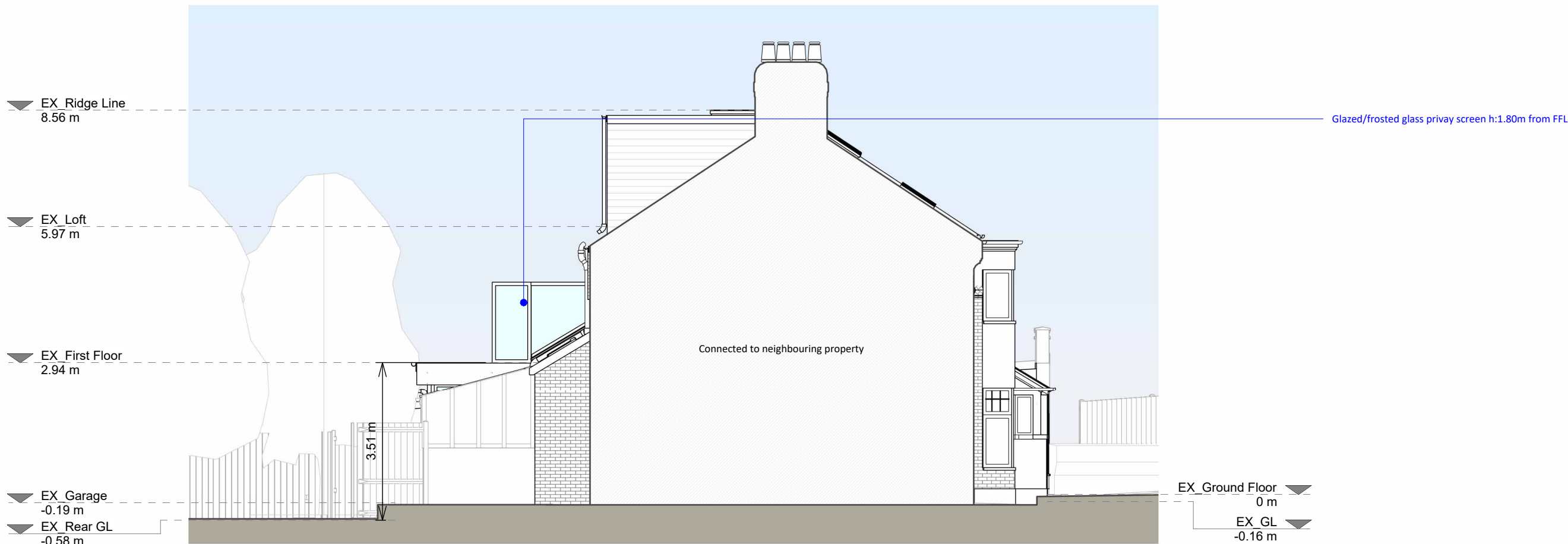
Client:
Bryony Wilde

Drawing Title:
Proposed Floor Plans

Scale: 1:100 @ A1	Drawn: AR
Date: Feb 2026	Checked: CC
Drawing No: 8301026-3100	Rev: B



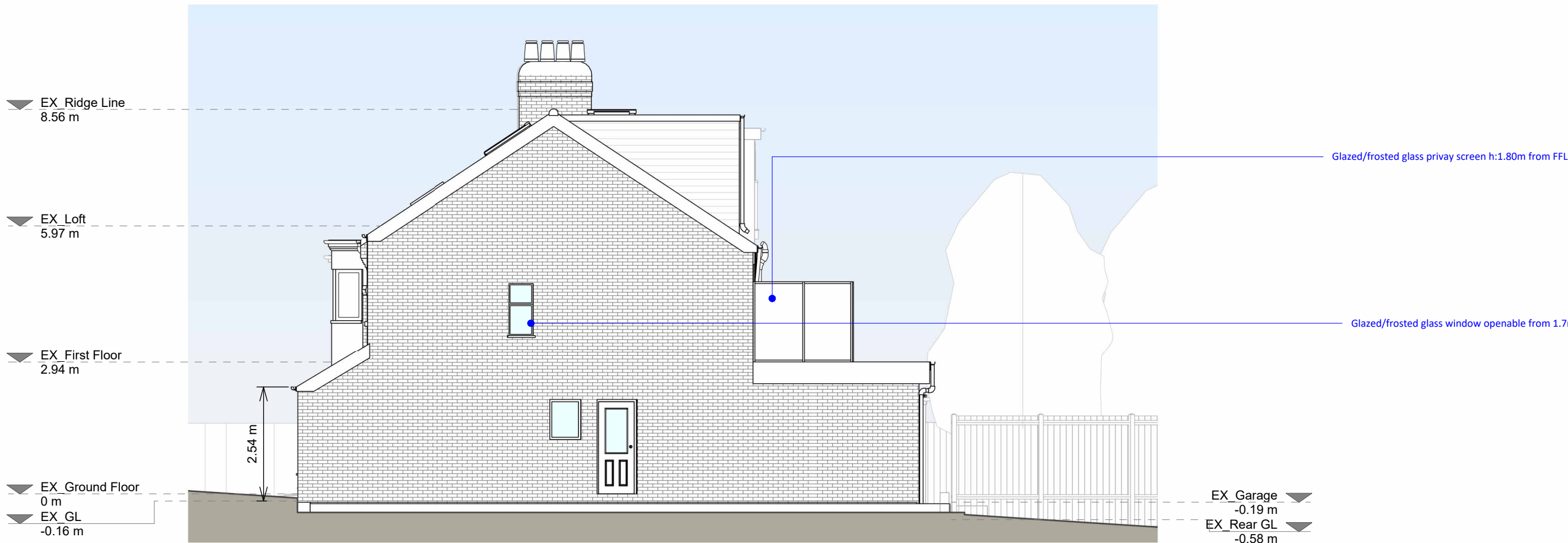
Front Elevation



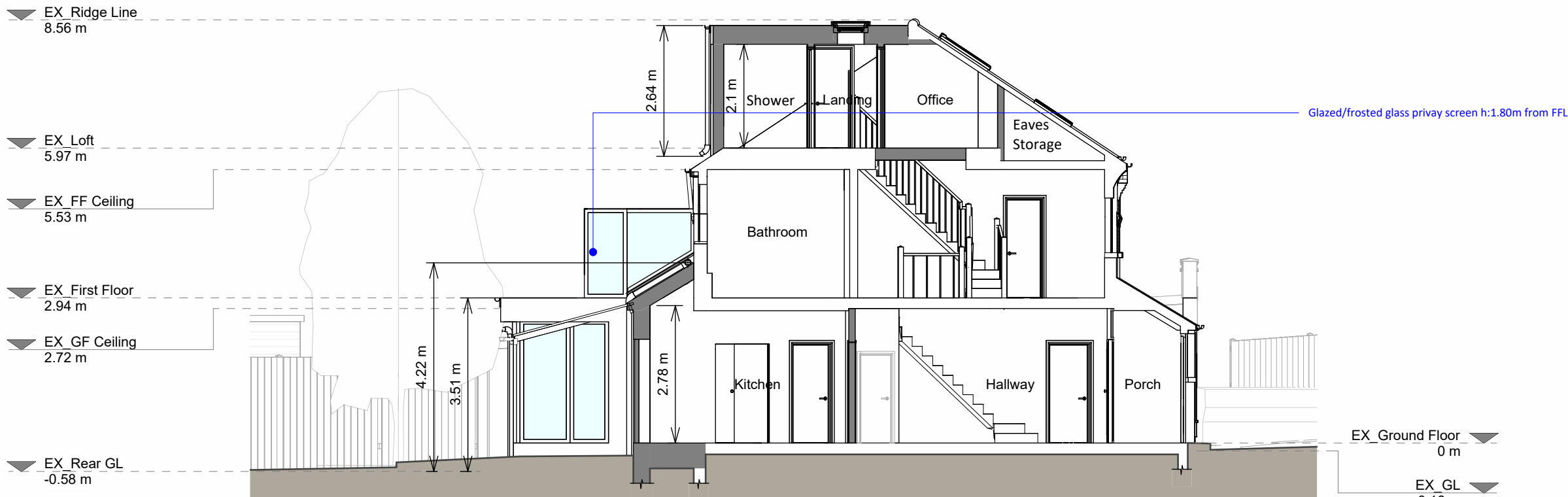
Left Side Elevation



Rear Elevation



Right Side Elevation



Section A - A

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RESI do not advise using planning drawings for the construction stages. All dimensions to be cross-checked on-site prior to manufacture and construction. Any discrepancies to be reported to RESI immediately.

Proposed Materials:

Brickwork / Walls - Red bricks and tiled dormer walls to match existing

Pitched roof - Concrete tiles to match existing

Flat roof - Mineral felt, terraced fibreglass flat roof

Windows - White uPVC framed windows to match existing and aluminium framed rooflights

Doors - Aluminium framed sliding doors

RWP's / Gutter's / Fascia's - UPVC downpipes and gutters, painted fascias to match existing

- KEY**
- Existing walls
 - Proposed walls
 - Proposed furniture
 - Proposed staircase
 - Proposed windows
 - Proposed rooflight
 - Boundary line
 - Proposed beam
 - Proposed drainage
 - Existing removed
 - 1.5m head height
 - 1.8m head height

Revision		
Rev	Notes	Date
A	Planning Issue	19/02/2026
B	Planning Revision	28/04/2026

resi

Job Title

Proposed ground floor garage conversion, two storey side extension, and terrace, main and side dormer extensions, floor plan redesign and all associated works at 38 Hermiston Avenue, N8 8NP

Drawing Status

Planning Drawings

Client

Bryony Wilde

Drawing Title

Proposed Elevations and Sections

Scale	1:100 @ A1	Drawn	AR
Date	Sep 2025	Checked	CC
Drawing No.	8301026-3101	Rev	8

