

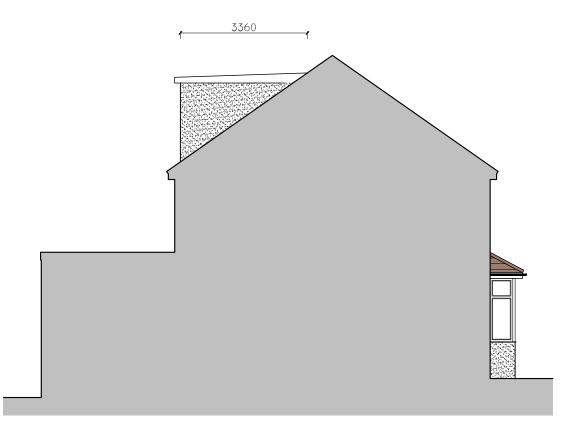
PROPOSED WEST ELEVATION SCALE 1:100



PROPOSED EAST ELEVATION SCALE 1:100



PROPOSED SOUTH ELEVATION SCALE I:100



PROPOSED NORTH SECTIONAL SIDE ELEVATION SCALE 1:100

PLANNING/PERMITTED DEVELOPMENT **CHECKS**

I. A VOLUME ALLOWANCE OF LESS THAN 50 CUBIC METRES ADDITIONAL ROOF SPACE FOR SEMI DETACHED HOUSE.

IA REAR DORMER VOLUME: 2.55 x 5.5 x 3.36 (x 0.5) = 23.56m³

IB HIP TO GABLE VOLUME: FORMULA FOR HIP TO GABLE (USING THE OFFSET TRIANGULAR PYRAMID RULE) = 1/3 (BASE X HEIGHT) BASE IS 1/2 (8.35 x 3.12) = 13.03M2 AND HIP TO GABLE IS THEREFORE:

 $1/3 \times (13.03 \times 4.45) = 18.89 \text{M}^3$

(QUICK CHECK CALC - (8.35 x 3.12 $\times 4.35)/6 = 18.89^3 - CONFIRMED!)$

TOTAL VOLUME = 23.56 + 18.89 = 42.45M3 (LESS THAN 50M3)

- 2. NO PART OF THE ADDITION IS TO EXTEND BEYOND THE HEIGHT OF THE RIDGE OF THE MAIN ROOF OF THE HOUSE.
- 3. THE FRONT "VELUX" STYLE ROOFLIGHT WINDOWS WILL NOT PROTRUDE MORE THAN 150MM ABOVE THE PLANE OF THE ROOF SLOPE
- 4. ALL MATERIALS ARE TO MATCH EXISTING.
- 5. THE NEW DORMER IS TO BE SET BACK GREATER THAN 200MM FROM EAVES OF EXISTING ROOF.
- 6. THE PROPERTY IS NOT KNOWN TO BE IN A "DESIGNATED AREA" AND THE DESIGNER HAS NOT BEEN MADE AWARE OFANY PRE-EXISTING PLANNING CONDITIONS/ARTICLE 4 AGREEMENTS LIMITING PERMITTED DEVELOPMENT RIGHTS.
- 7. THE PROPERTY IS NOT IN A CONSERVATION AREA

THEREFORE AS FAR AS CAN BE REASONABLY DETERMINED WORKS APPEAR TO BE PERMITTED DEVELOPMENT. FOR FORMAL CONFIRMATION A CERTIFICATE OF LAWFUL DEVELOPMENT SHOULD BE APPLIED FOR.

ALL DIMENSIONS TO BE CHECKED ON SITE BY THE CONTRACTOR, ANY DISCREPANCIES TO BE REPORTED TO SJP ARCHITECTURAL CONSULTANTS BEFORE CONSTRUCTION. ALL CONSTRUCTION TO BE CARRIED OUT IN ACCORDANCE WITH RELEVANT TRADE AND PROFESSIONAL STANDARDS AND GUIDELINES. DRAWINGS TO BE READ IN CONJUNCTION WITH SPECIFICATION.

DRAWING ISSUE

CERT. OF LAWFULNESS

REVISIO	NS:		
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BRISTOL BS7 8QG DRAWING NAME: PROPOSED ELEVATIONS

PROPOSED LOFT CONVERSION AT

DWG NO: PA21/185/10

PROJECT TITLE:

BISHOPSTON,

131 LONGMEAD ROAD,

SCALE: 1:100 @ ISO A3

DATE: OCT 21

THE RESIDENTIAL SPECIALISTS

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