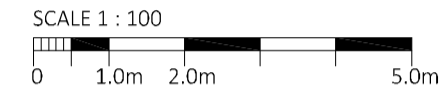




Front Elevation



Permitted Development Part 1, Schedule 2, Class D Porch restricted to 3.0m total height above ground level.



Side Elevation

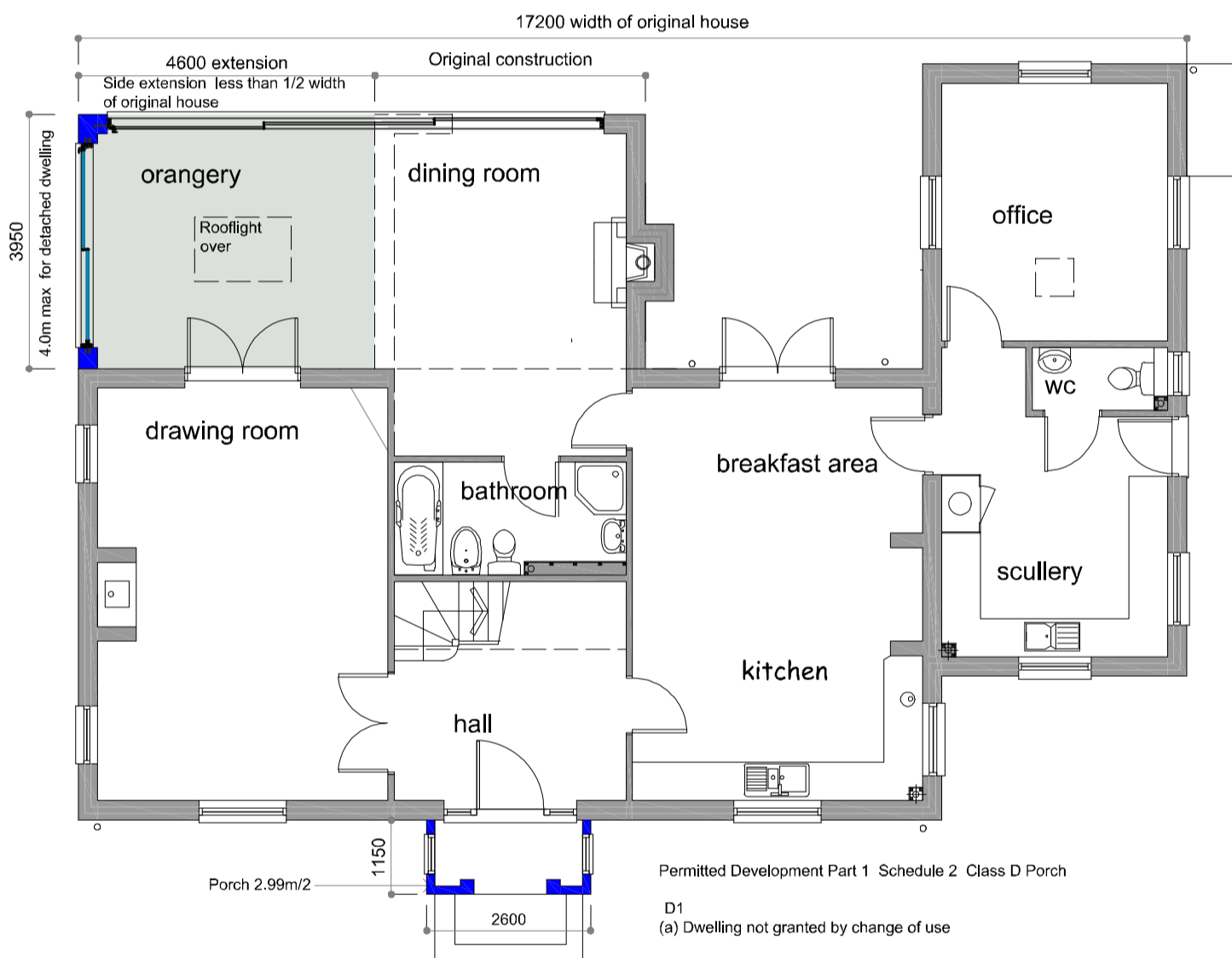


Rear Elevation

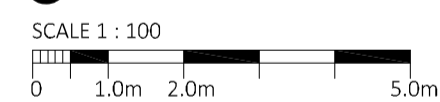


Flank Elevation

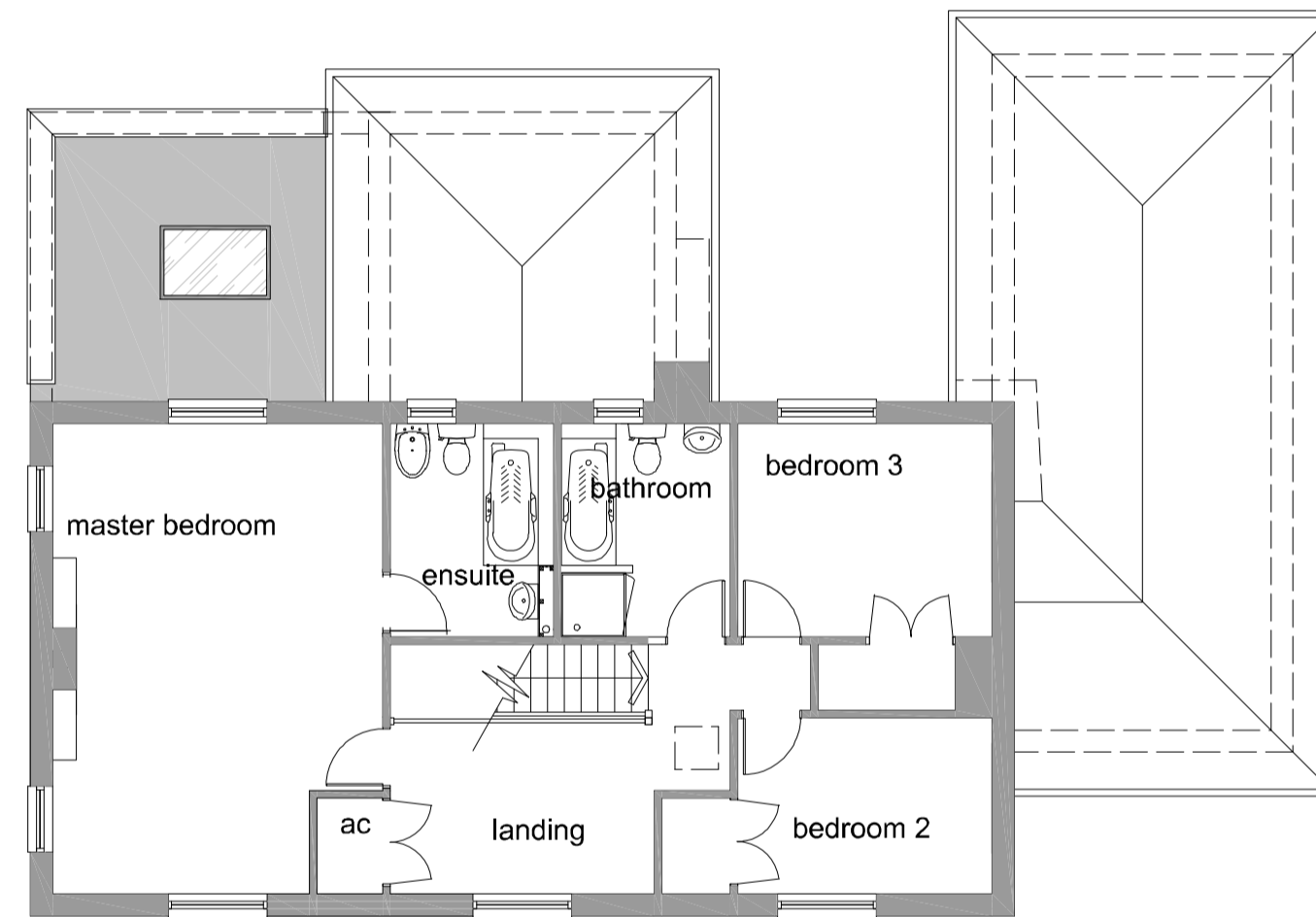
Permitted Development Part 1, Schedule 2, Class D Porch restricted to 3.0m total height above ground level.



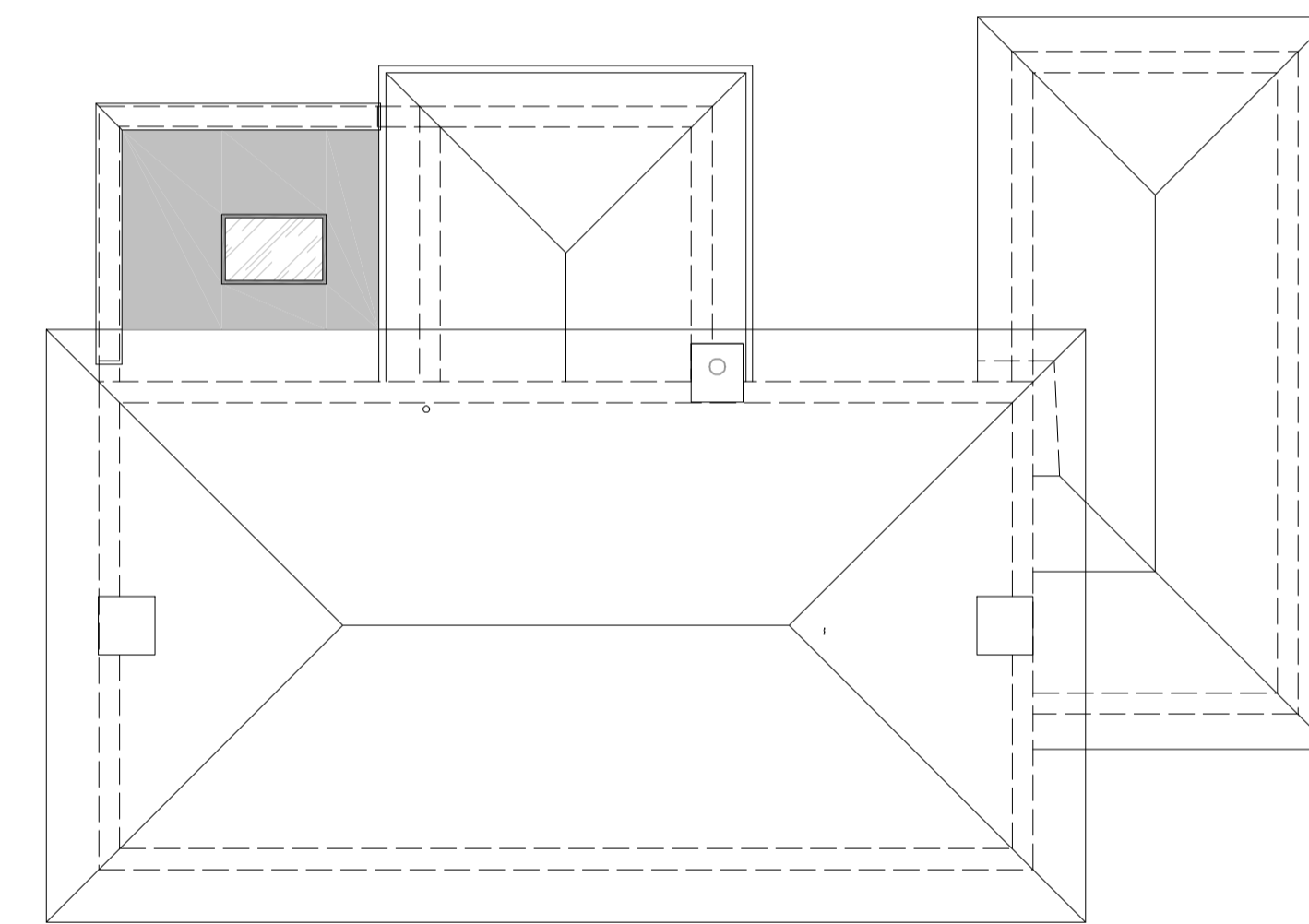
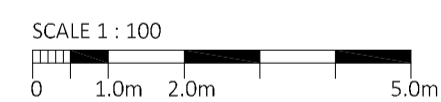
ground floor plan



Permitted Development Part 1, Schedule 2, Class D Porch
 D1
 (a) Dwelling not granted by change of use
 (b) Ground area measured externally less than 3.0 sq m
 (c) No part of structure more than 3.0m above ground level
 (d) No part of structure within 2m of any curtilage boundary with a highway



Indicative and subject to survey.



Roof Plan

Permitted development Extension - under the town and country Planning 9 General permitted Development (England) Order 2015 (as amended), Schedule 2, Part 1, Class A, Enlargement, improvement or alteration - Detached dwelling

- a) Dwelling has not been granted only by virtue of Class G, M, MA, N, P, PA or Q of Part 3 of this Schedule (changes of use);
- b) Total area of ground covered by buildings within the curtilage of the dwelling will not exceed 50% of the total curtilage;
- c) The height of the part of the dwellinghouse enlarged, improved or altered will not exceed the height of the highest part of the roof of the existing dwellinghouse;
- d) The height of the eaves of the part of the dwellinghouse enlarged, improved or altered will not exceed the height of the eaves of the existing dwellinghouse;
- e) The enlarged part of the dwellinghouse would not extend beyond a wall which:
 - i) forms the principal elevation of the original dwellinghouse;
 - or
 - ii) fronts a highway and forms a side elevation of the original dwellinghouse;
- f) Subject to paragraph (g), the enlarged part of the dwellinghouse will have a single storey and:
 - i) Will not extend beyond the rear wall of the original dwellinghouse by more than 4 metres in the case of a detached dwellinghouse
 - or
 - ii) Will not exceed 4 metres in height;
- g) For a dwellinghouse not on article 2(3) land nor on a site of special scientific interest, the enlarged part of the dwellinghouse would have a single storey and:
 - (i) will not extend beyond the rear wall of the original dwellinghouse by more than 8 metres in the case of a detached dwellinghouse
 - or
 - (ii) Will not exceed 4 metres in height;

- h) The enlarged part of the dwellinghouse will not have more than a single storey and:
 - i) will not extend beyond the rear wall of the original dwellinghouse by more than 3 metres;
 - or
 - ii) Will not be within 7 metres of any boundary of the curtilage of the dwellinghouse being enlarged which is opposite the rear wall of that dwellinghouse;
- i) The enlarged part of the dwellinghouse will not be within 2 metres of the boundary of the curtilage of the dwellinghouse, and the height of the eaves of the enlarged part will not exceed 3 metres;
- j) The enlarged part of the dwellinghouse will not extend beyond a wall forming a side elevation of the original dwellinghouse, and will not:
 - i. exceed 4 metres in height,
 - ii. have more than a single storey,
 - or
 - iii. have a width greater than half the width of the original dwellinghouse;
- ka) The total enlargement is not part of an existing enlargement of the original dwellinghouse to which it will be joined) exceeds or would exceed the limits set out in sub-paragraphs (a) to (j);
- k) it would not consist of or include:
 - i. the construction or provision of a verandah, balcony or raised platform,
 - ii. the installation, alteration or replacement of a microwave antenna,
 - iii. the installation, alteration or replacement of a chimney, flue or soil and vent pipe,
 - iv. an alteration to any part of the roof of the dwellinghouse
- l) The dwellinghouse is not built under Part 20 of this Schedule (construction of new dwellinghouses).
- A.2 The dwellinghouse is not on article 2(3) land.

- A.3 - Conditions
- a) The materials used in any exterior work will be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse;
 - b) There are no upper-floor windows located in a wall or roof slope forming a side elevation of the dwellinghouse
 - c) The enlarged part of the dwellinghouse does not have more than a single storey.

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project:
 Halfway House Farm, Hunsdon. SG12 8PU

drawing title:
 House - Permitted Development
 Porch and Orangery extension
 scale: 1:100 @ A1 date: May 2023 revision:

22/H/HHF/05