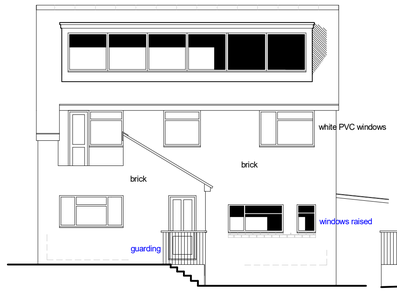
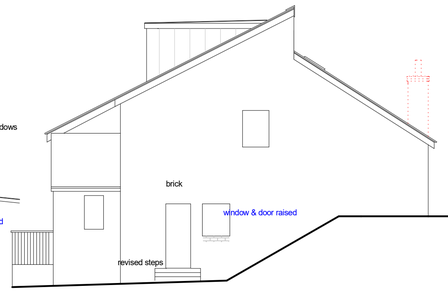
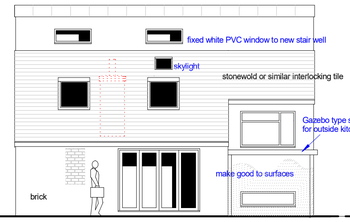


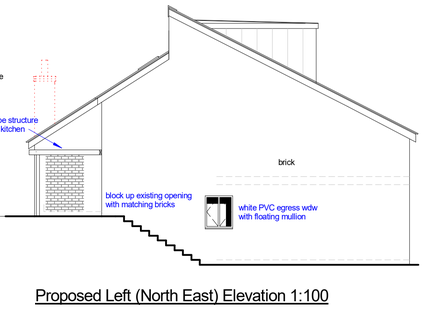
Proposed Front (North West) Elevation 1:100



Proposed Right (South West) Elevation 1:100



Proposed Rear (South East) Elevation 1:100



Proposed Left (North East) Elevation 1:100

SPD Statement

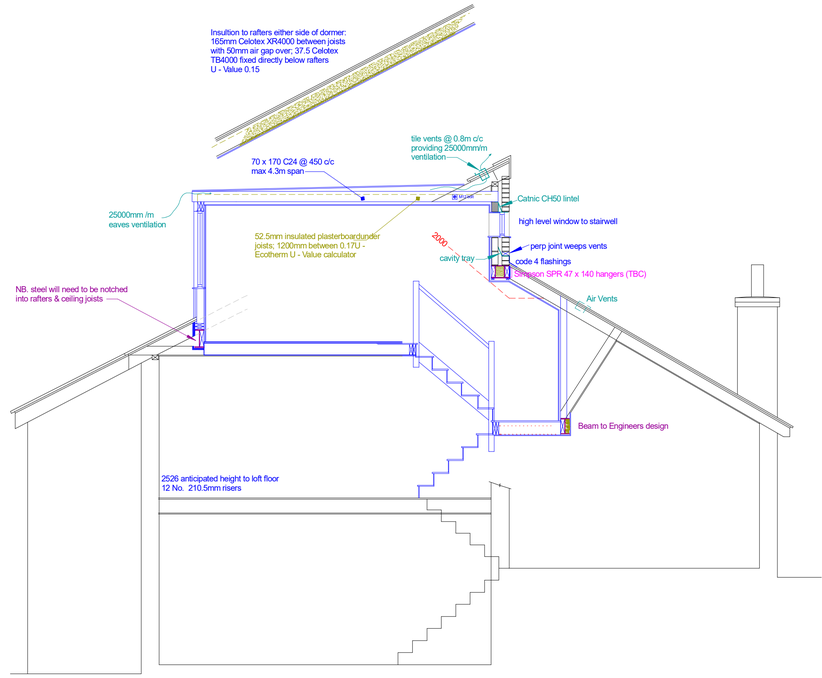
The existing property is a detched split level dwelling built roughly 50 years ago comprising cavity masonry walls under a split pitched roof.

The proposal is to convert the loft to provide additional sleeping accommodation with front facing dormer The proposed works will be built to current building regulation insulation values and increase considerabley the insulation to the roof which will be of benefit to the property as a whole. As part of the works and existing conservatory will be removed and window & door openings blocked up enhancing generally the thermal efficiency of the property.

The building orientation offers little benefit for solar panels but there is plenty of roof space in the South East Elevation for installation of solar panels if required.

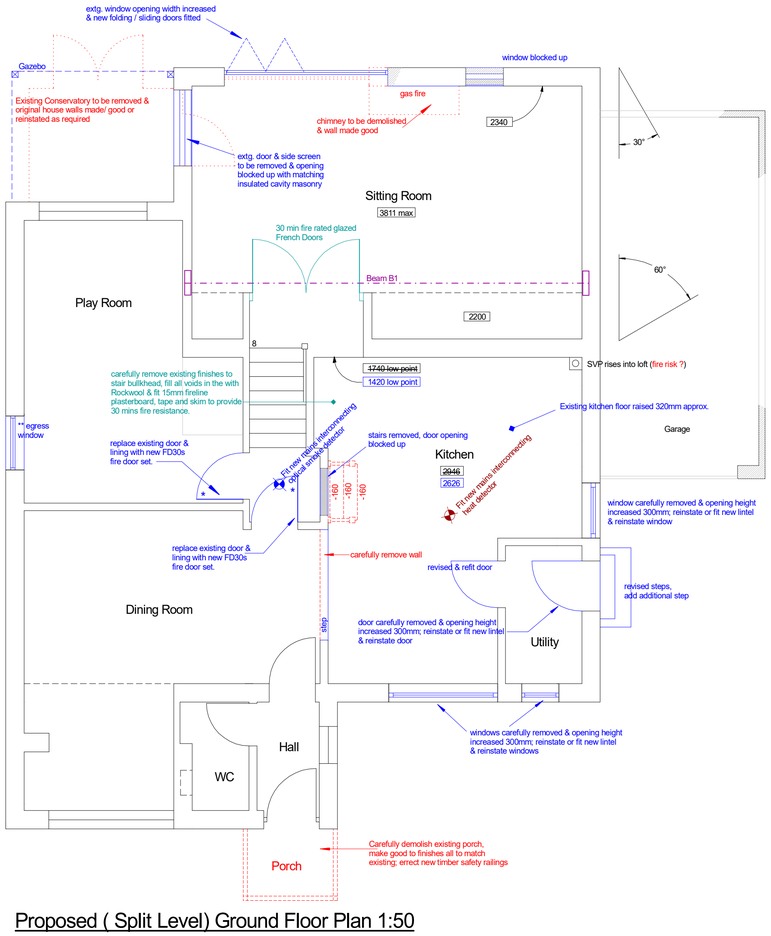
The building orientation and fenestration arrangements are of benefit to the building limiting Solar Gain and reducing heat loss

Many of the existing windows will be replaced with much more thermally efficient glazing adding to the uplift in thermal efficiency. The location of new fenestration will assist with the illumination of the main living room delaying the need to switch on internal electric lights reducing slightly the demand for electricity.

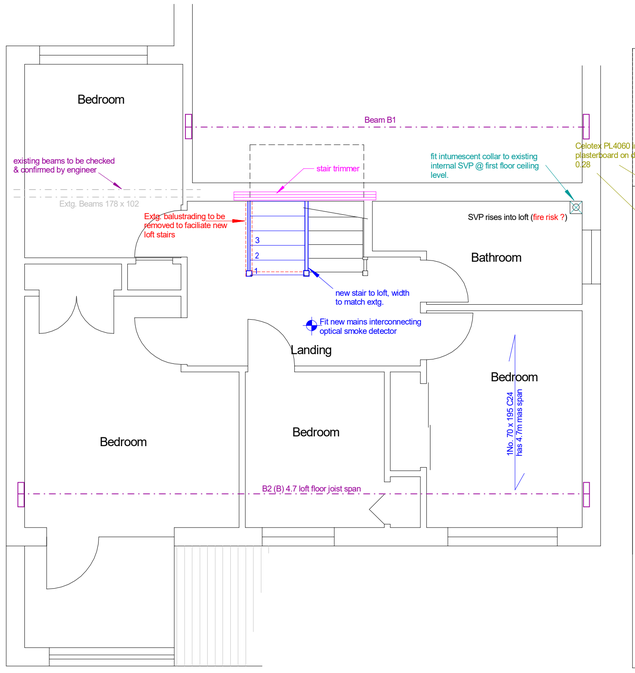


Proposed Dormer Cross - Section 1:50

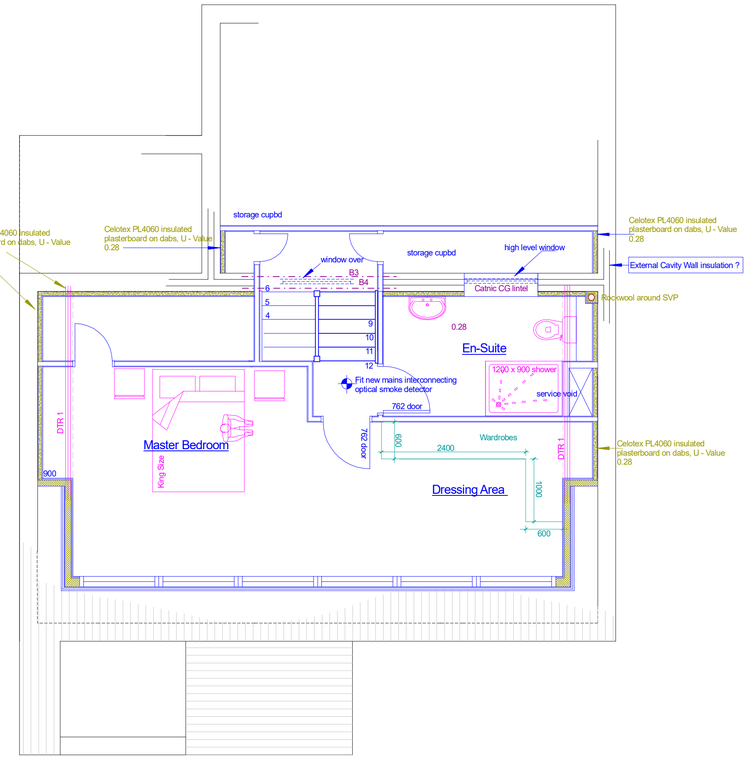
Do Not build from this drawing



Proposed (Split Level) Ground Floor Plan 1:50



Proposed First Floor Plan 1:50



Proposed Loft Floor Plan 1:50

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Construction (Design and Management) Regulations 2015 (CDM 2015)

VJM Design House Ltd's role on this project is that of 'Designer' as defined by CDM Regulation 11 and as such the design has been considered for foreseeable hazards. Whilst VJM Design House Ltd. as designers, consciously try to eliminate hazards, not all can be completely negated. The following hazards are highlighted as requiring control measures on site.

REVISION	DATE	DESCRIPTION

PLANNING, ARCHITECTURAL DESIGN & BUILDING REGULATION SERVICES

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PROJECT
14 Lawrence Close
Charlton Kings
GL52 6NN

DRAWING TITLE
Proposed Loft Conversion with Dormer & Associated Works to Kitchen floor and window levels

SCALE	DATE	DRAWN BY
1:50	26.10.23	VJM

DRAWING NUMBER	REV
2023.048.Planning	