

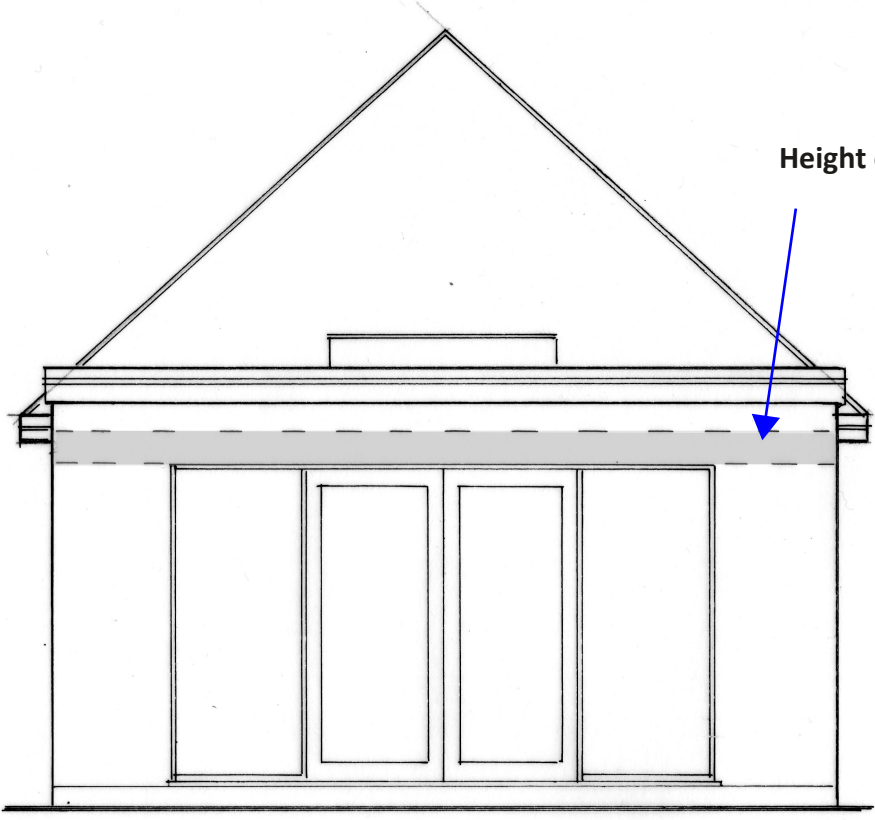
The property owner is required to serve a party structure notice on the adjoining owner as required by The Party Wall etc Act 1996.

Plan 5 of 6

The clients were not aware that the original agent had designed such a low flat roof on the original planning application. The flat roof was set up at 2100mm ( dpc to underside of flat roof / window door head). The original conservatory roof was set at 2100mm at its lowest level and raising as it went back to meet the original house so the new flat roof was effectively lower than the conservatory roof. Once the building regulation requirements for insulation was installed which requires insulation below as well as between joists the finished flat roof level would have been approx 2050 - 2060mm which is lower than window and door frame heads. The original agent also had not allowed for any lintels to support the flat roof as the flat roof was sitting directly on top of door and window frames as the window and doors on the application are set at 2100mm.

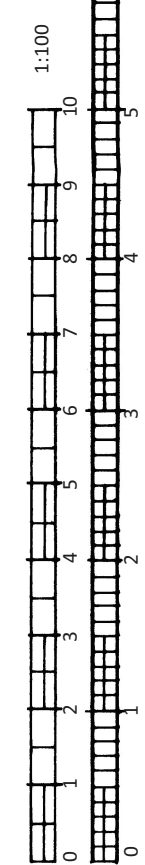
The owner has built the flat roof at the same height as the existing ceiling as per all rear single storey rear extensions. On drawing BSB/23071/6 I have indicated the height of the extension at 59 Salthill Road that was approved by the planning department. As you will see the roof height as built is considerably lower than the roof approved at No 59.

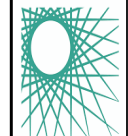

I therefore feel that it is acceptable to agree the as built flat roof height.



**Proposed Rear Elevation (West) 1:50**

Height of flat roof & fascia approved under application 23/01179/DOM



<b>BSB</b> <i>S.Barrett Architectural, Structural &amp; Party Wall Services</i> stevebsbltd@yahoo.com 07974 715009	 chartered association of building engineers	<b>61 Salthill Road,</b> <b>Chichester</b>		<b>Rear extension</b>	<b>CLIENT</b> Adele Thorpe
		<b>Chichester</b>	 chartered building engineer	<b>DATE</b> 23.10.2023	<b>DRWG.No</b> BSB/23071/5

A3