From: June Grinstead <june@technicaldrawingsltd.co.uk>
Sent: 12 November 2009 14:25
To: Carlos Hone
Subject: Fwd: A Hart, 3 Norbury Drive, Lancing, BN15 0QN
Attachments: Proposed Elevations 3 Norbury Drive.pdf

Hello Carlos

Could you just confirm that you are now satisfied with the elevation drawings.

Regards

June
Technical Drawings Ltd

---------- Forwarded message ----------
From: **June Grinstead** <june@technicaldrawingsltd.co.uk>
Date: Tue, Nov 10, 2009 at 7:45 PM
Subject: Re: A Hart, 3 Norbury Drive, Lancing, BN15 0QN
To: Carlos Hone <Carlos.Hone@adur.gov.uk>

Hi Carlos

Please find attached the full front elevation showing proposed dormers with full width windows and larger Roof Window. Velux do not do 1500mm wide so I have drawn the 1340 x 1400 (showing as 850 long as a sloped roof doesn't show full height).

The alignment between the dormers and velux and the ground floor windows and door are as the Approved Plans.

If any further changes are required please let me know, I appreciate your assistance.

Regards

June

On Tue, Nov 10, 2009 at 3:57 PM, Carlos Hone <Carlos.Hone@adur.gov.uk> wrote:

> June,
>
> I will require a full elevation drawing for the front of the dwelling showing how the proposed dormers align with the ground floor fenestration. Additionally the original dormers were far more sympathetic with there being no external tile hanging on the front.You also appear to have reduced the size of the rooflight, please give dimensions and the relationship between it and the front door. The windows in the proposed dormers now do not match the fenestration below as per the approved plans.
>
> I would say that the slight reduction in scale of the dormers would probably be acceptable if they looked like the approved drawings apart from their size.
>
> Please clarify the above points with a revised plan.

Yours sincerely

Carlos Hone

Carlos Hone – **Planning Officer** | Planning Regeneration and Wellbeing, Adur District Council
Location: Civic Centre, Ham Road, Shoreham-by-Sea, West Sussex BN43 6PR
Internal: 63216 | External: 01273 263216 | E-mail: carlos.hone@adur.gov.uk

---

From: June Grinstead [mailto:june@technicaldrawingsltd.co.uk]
Sent: 10 November 2009 14:34

To: Carlos Hone
Subject: Re: A Hart, 3 Norbury Drive, Lancing, BN15 0QN

Hello Carlos

Please find attached the elevation plans including front. I have reduced the width of the rear dormer slightly, therefore bringing the total increase to 47.021m. Do you agree that there is enough room for movement to keep within the 50m3 max?

Regards

June

On Tue, Nov 10, 2009 at 11:42 AM, June Grinstead <june@technicaldrawingsltd.co.uk> wrote:

> Thank you for your advice. I will resend the plans later today with front elevation and reduce the rear dormer slightly to allow for movement at the construction stage.
>
> Regards
>
> June

On Tue, Nov 10, 2009 at 11:39 AM, Carlos Hone <Carlos.Hone@adur.gov.uk> wrote:

> Dear Ms Grinstead,
>
> In this case if your propose to change the size of the front dormers you will be required to submit a set of plans showing the proposed amendments to the planning permission, and we will then decide if they are minor enough to not require another planning application. I think that in this instance as the amendment would result in only a small reduction in size that it would probably be acceptable, nevertheless plans would still be required showing the amendment for our records.
>
> I think that given the circumstances of the planning permission for the front dormers, which showed a vastly different sized rear dormer as 'pd', and which obtained a significant amount of neighbour objections, it is likely that an increased rear dormer size will attract more scrutiny. If you propose to amend the size of the dormers so that they are just on the 'pd' 50 cubic metre limit, that leaves no room for error in the construction phase. If the rear dormer was over the limit then a planning application will be required, which is very likely to attract a similar number of neighbours objections.
>
> I reiterate my earlier advice to make there some leeway between the 50 cubic metre 'pd' limit and the size of the proposals. My advice would be to get a legal determination as to whether planning permission is

required by applying for a Lawful Development Certificate under section 191 of the Town and Country Planning Act 1990 (as amended).

Yours sincerely

Carlos Hone

Carlos Hone – **Planning Officer** | Planning Regeneration and Wellbeing, Adur District Council
Location: Civic Centre, Ham Road, Shoreham-by-Sea, West Sussex BN43 6PR
Internal: 63216 | External: 01273 263216 | E-mail: carlos.hone@adur.gov.uk

---

From: June Grinstead [mailto:june@technicaldrawingsltd.co.uk]
Sent: 10 November 2009 10:39
To: Carlos Hone
Subject: Re: A Hart, 3 Norbury Drive, Lancing, BN15 0QN

Hello Carlos

Thank you for your email. I have done a full dimensional survey on the property and the dimentions given by the person who did the plans you are referring to do not match what is existing and therefore the front dormers will not be as large as 7.46 cubic metres. Can the front dormers be built smaller than the permitted ones, therefore enabling a larger rear dormer?

June

---------- Forwarded message ----------
From: **Carlos Hone** <Carlos.Hone@adur.gov.uk>
Date: Tue, Nov 10, 2009 at 10:27 AM
Subject: RE: A Hart, 3 Norbury Drive, Lancing, BN15 0QN
To: June Grinstead <june@technicaldrawingsltd.co.uk>

Dear Ms Grinstead,

RE: 3 Norbury Drive, Lancing.

I have looked at the approved plans and can see that the dimensions that you quote on your drawing for the rear dormer are different from those on the approved plans ADC/0317/09. Consequently the proposed (enlarged) rear dormer would now not fall below the 50 cubic metres and requires permission.

On the approved plans each of the front dormer has a volume of 3.73 cubic metres (7.46 cubic metres in total), and when added to the rear dormer the total would be 50.2cubic metres. As it is the dimensions are so tight that I would advise that you leave a leeway of about 5 cubic metres to ensure that the proposals do not require permission, and for any variations that may occur during the construction process. Alternatively if you require a legal determination as to whether planning permission is required you are able to apply for a Lawful Development Certificate under section 191 of the Town and Country Planning Act 1990 (as amended).

Your sincerely

Carlos Hone

Carlos Hone – **Planning Officer** | Planning Regeneration and Wellbeing, Adur District Council
Location: Civic Centre, Ham Road, Shoreham-by-Sea, West Sussex BN43 6PR
Internal: 63216 | External: 01273 263216 | E-mail: carlos.hone@adur.gov.uk

---

From: June Grinstead [mailto:june@technicaldrawingsltd.co.uk]
Sent: 10 November 2009 07:39
To: Carlos Hone
Subject: A Hart, 3 Norbury Drive, Lancing, BN15 0QN

Hello Carlos

I have been given your email address by Amber Hart of the above address. The property is being extended by way of dormer roofs to the front and rear of the property, the front dormers already have planning permission but the rear is being done under PD rights. Please find attached basic Proposed Side and Rear Elevation drawings with dimensions.

Also for your information BBS Building Control are covering Building Regulations, their details are below and we have been given a reference number of BC/6427

BBS Building Control
Teaselwood Barn
Lamberhurst
Tunbridge Wells
Kent
TN3 8LA
01892 891282

Please do not hesitate to contact me if you have any further queries.

Regards

June Grinstead
Technical Drawings Ltd
01903 778890

****
****

Important Information and Disclaimer.

Please do not print this e-mail unless necessary.

The domain from which this e-mail is sent is not indicative of the Council on whose behalf it is sent. The author will indicate in the body of the e-mail on whose behalf it is sent.

The information contained in this email may be subject to public disclosure under the Freedom of Information Act 2000. Unless the information contained in this email is legally exempt from disclosure, we cannot guarantee that we will not provide the whole or part of this email to a third party making a request for information about the subject matter of this email.

This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient please note that any form of distribution, copying or use of this communication or the information in it is strictly prohibited and may be unlawful. If you have received this communication in error please return it to the sender and delete the material from any computer and destroy any printed copy.

Adur District Council and Worthing Borough Council cannot guarantee that this message or any attachment is virus-free or has not been intercepted or changed. The views of the author may not necessarily reflect those of either Adur District Council or Worthing Borough Council. Any opinions or other information in this message that do not relate to the official business of Adur District Council and / or Worthing Borough Council are neither given nor endorsed by them.

****
****

****
****

Important Information and Disclaimer.

Please do not print this e-mail unless necessary.

The domain from which this e-mail is sent is not indicative of the Council on whose behalf it is sent. The author will indicate in the body of the e-mail on whose behalf it is sent.

The information contained in this email may be subject to public disclosure under the Freedom of Information Act 2000. Unless the information contained in this email is legally exempt from disclosure, we cannot guarantee that we will not provide the whole or part of this email to a third party making a request for information about the subject matter of this email.

This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient please note that any form of distribution, copying or use of this communication or the information in it is strictly prohibited and may be unlawful. If you have received this communication in error please return it to the sender and delete the material from any computer and destroy any printed copy.

Adur District Council and Worthing Borough Council cannot guarantee that this message or any attachment is virus-free or has not been intercepted or changed. The views of the author may not necessarily reflect those of either Adur District Council or Worthing Borough Council. Any opinions or other information in this message that do not relate to the official business of Adur District Council and / or Worthing Borough Council are neither given nor endorsed by them.

****
****

****
****

Important Information and Disclaimer.

Please do not print this e-mail unless necessary.

The domain from which this e-mail is sent is not indicative of the Council on whose behalf it is sent. The author will indicate in the body of the e-mail on whose behalf it is sent.

The information contained in this email may be subject to public disclosure under the Freedom of Information Act 2000. Unless the information contained in this email is legally exempt from disclosure, we cannot guarantee that we will not provide the whole or part of this email to a third party making a request for information about the subject matter of this email.

This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient please note that any form of distribution, copying or use of this communication or the information in it is strictly prohibited and may be unlawful. If you have received this communication in error please return it to the sender and delete the material from any computer and destroy any printed copy.

Adur District Council and Worthing Borough Council cannot guarantee that this message or any attachment is virus-free or has not been intercepted or changed. The views of the author may not necessarily reflect those of either Adur District Council or Worthing Borough Council. Any opinions or other information in this message that do not relate to the official business of Adur District Council and / or Worthing Borough Council are neither given nor endorsed by them.

****
****

DO NOT SCALE FROM DRAWINGS. ALL DIMENSIONS ARE TO BE CHECKED ON SITE. ANY BUILDING WORK STARTED BEFORE PERMISSION HAS BEEN GRANTED BY RELAVENT AUTHORITIES IS DONE SO AT THE OWNERS RISK.

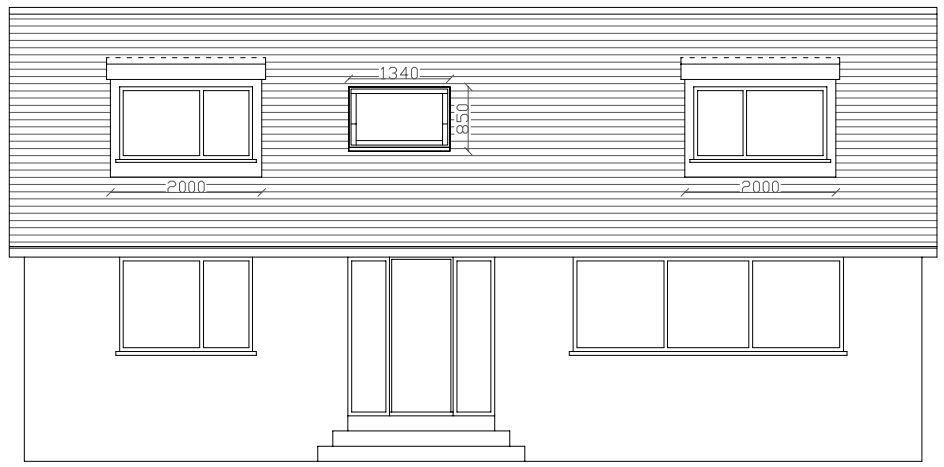
NOTES AND LEGENDS

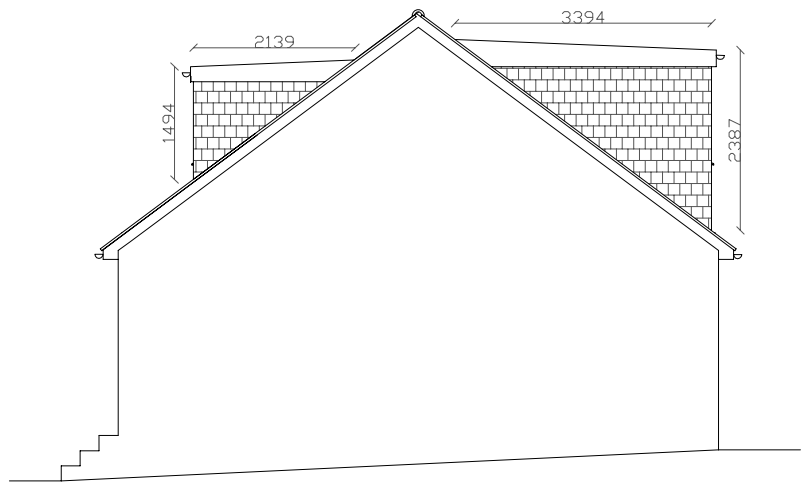
CUBIC VOLUME OF EXTENSION

FRONT DORMERS
HEIGHTXDEPTHXLENGTH/2
1.494X2.139X2.0/2 X 2
DORMERS = 6.391M3

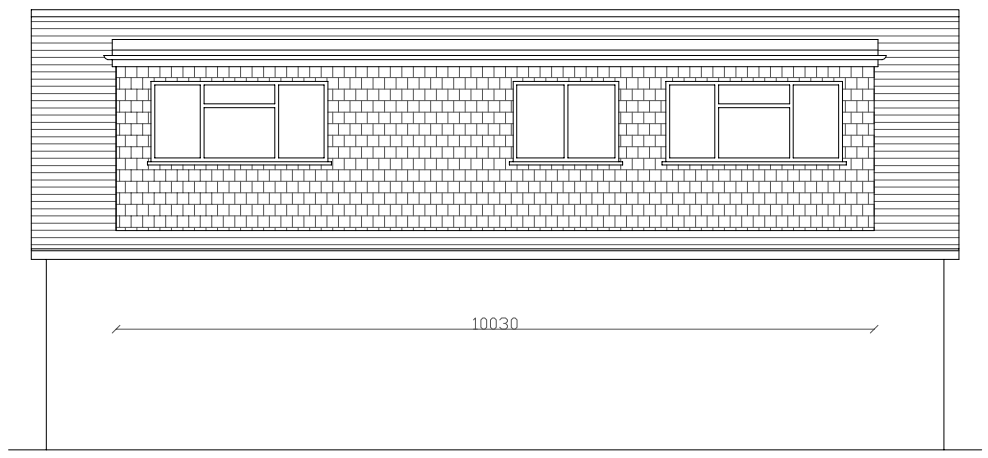
REAR DORMER
2.387X3.394X10.03/2 =
40.63 M3

TOTAL VOLUME INCREASE =
47.021M3





SIDE ELEVATION



REAR ELEVATION

TECHNICAL DRAWINGS LTD
42 SEA LANE
EAST PRESTON
WEST SUSSEX, BN16 1NE
WWW.TECHNICALDRAWINGSLTD.CO.UK
JUNE@TECHNICALDRAWINGSLTD.CO.UK
01903 778890

CLIENT:
A BOULT
3 NORBURY DRIVE
LANCING
WEST SUSSEX
BN15 0NQ

JOB:
PROPOSED LOFT CONVERSION

DRAWING TITLE:
ELEVATIONS

REVISION:

DATE:
9TH NOVEMBER 2009

SCALE:
1:100/A3

DRAWING NUMBER: