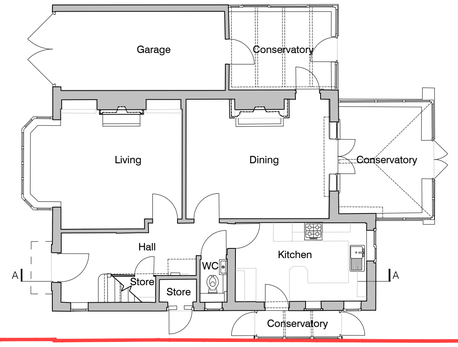
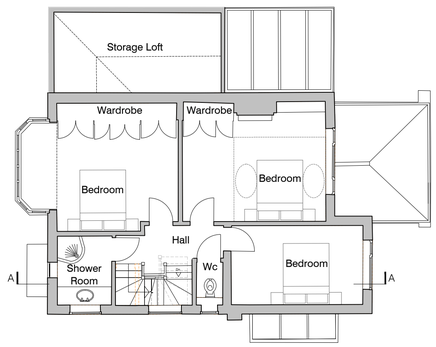
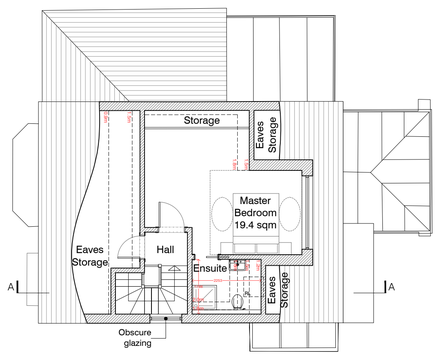
PROPOSED DRAWINGS



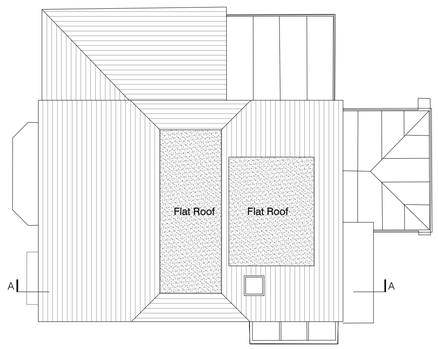
01 PROPOSED GROUND FLOOR PLAN
1:100



02 PROPOSED FIRST FLOOR PLAN
1:100



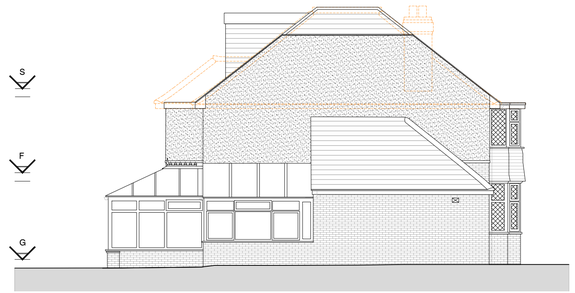
03 PROPOSED SECOND FLOOR PLAN - 30.8 SQM
1:100



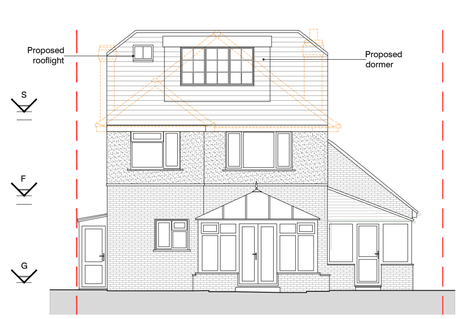
04 PROPOSED ROOF PLAN
1:100



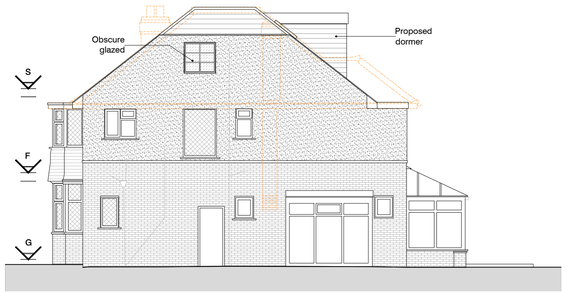
05 PROPOSED FRONT ELEVATION
1:100



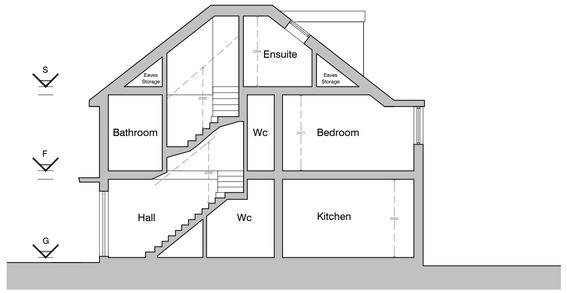
07 PROPOSED SIDE ELEVATION
1:100



06 PROPOSED REAR ELEVATION
1:100



08 PROPOSED SIDE ELEVATION
1:100



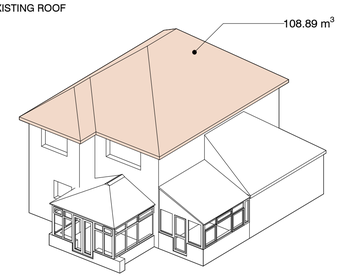
09 PROPOSED SECTION AA
1:100

CERTIFICATE OF LAWFULNESS APPLICATION FOR LOFT EXTENSION

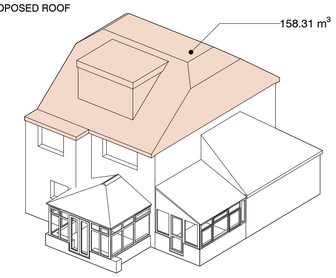
The loft extension is permitted development under Class B of Permitted Development Rights, as:

- No part of the development extends beyond the plane of the front street facing roof pitch
- The hip to gable extension on both side elevations does not protrude beyond the existing side walls (dry verge detail)
- The cubic content of the resulting roof space will not exceed the cubic content of the original roof space by more than 50m3
- The highest part of the roof does not exceed the existing highest part of the existing roof
- The proposed rear dormer is set into the roof with at least 200mm eaves
- The proposed side elevation stairwell window is obscure glazed (minimum level 3) and if openable, the openable part of the window will be a minimum of 1.7m from the stair level adjacent to the window
- Materials will match existing
- The proposed rooflight on the rear elevation will not protrude from the plane of the roof by more than 150mm

EXISTING ROOF

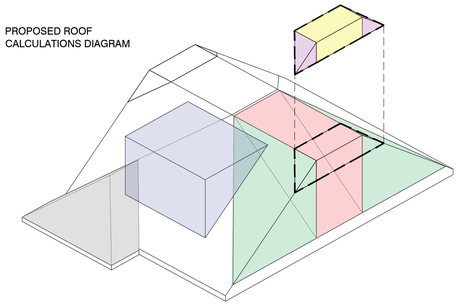


PROPOSED ROOF



10 ROOF VOLUME DIAGRAM
1:100

PROPOSED ROOF CALCULATIONS DIAGRAM



PD CALCULATIONS

1. New dormer (3.45 x 2.73 x 2.13 ÷ 2) = **10.03 m³**
2. New Gable end wall (3.56 x 3.64 x 2.84 ÷ 6) = 6.13 m³ x 4 = **24.52 m³**
3. New Gable end wall (2 x 3.56 x 2.84 ÷ 2) = 10.11 m³ x 2 = **20.22 m³**
4. Hip reduction from new gable (2 x 0.94 x 0.73 ÷ 2) = 0.68 m³ x 2 = **1.37 m³**
5. Hip reduction from new gable (0.94 x 0.94 x 0.73 ÷ 6) = 0.107 x 4 = **0.43 m³**
6. Existing roof reduction (3.85 x 1.20 x 1.54 ÷ 2) = **3.55 m³**

Grand total = 10.03 + 24.52 + 20.22 - 1.37 - 0.43 - 3.55 = **49.42 m³**

THE CONTRACTOR MUST VERIFY ALL DIMENSIONS ON SITE BEFORE MAKING SHOP DRAWINGS OR COMMENCING WORK OF ANY KIND. NO DIMENSIONS TO BE SCALED FROM THIS DRAWING

1. THE BOUNDARIES SHOWN ARE BASED ON INFORMATION BY OTHERS. ALL BOUNDARIES TO BE VERIFIED ON SITE PRIOR TO COMMENCING CONSTRUCTION.

2. TOPOGRAPHICAL LEVELS TO BE CONFIRMED.

3. DESIGN & QUOTED AREAS ARE SUBJECT TO DESIGN DEVELOPMENT & STATUTORY CONSENTS.

4. ALL SURVEY INFORMATION SHOWN IS SUBJECT TO FURTHER SITE INVESTIGATION DURING DEMOLITION.

N

0m 1 2 3 6m

1:100

REV	DATE	REVISIONS	CHK
A	10.10.25	Added PD Calculations	MC

mohsin cooper
ARCHITECTS
MOHSIN COOPER LIMITED, 7 HOVE MANOR PARADE, HOVE STREET, HOVE, EAST SUSSEX, BN3 2DF
WWW.MOHSINCOOPER.COM

© COPYRIGHT EXISTS ON THE DESIGN AND INFORMATION SHOWN ON THIS DRAWING

PROJECT :
19 Hailsham Road, Worthing, BN11 5PA

CLIENT :
Emma & Elton

DRAWING TITLE :
PROPOSED PLANS, ELEVATIONS & SECTION AA

SCALE :	DRAWN : MC	DATE : SEP 25
1:100 @ A1	CHECKED : MC	DATE : SEP 25

NUMBER:	REVISION:
0586-P-001	A

STATUS:	
S2	CERTIFICATE OF LAWFULNESS APPLICATION