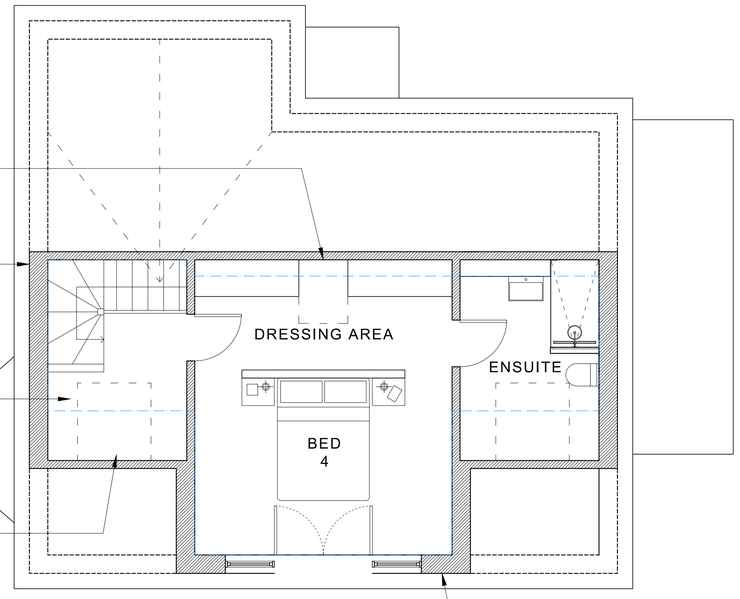




Rooflight certified lawful development under AWDM/1026/26.

2 x hip to gable loft conversion, size and design certified lawful development under AWDM/1026/26, with proposed amendment from slate to anthracite grey cladding boards.

Floor area to second floor, where above 1.5m = 30.2m2
Floor area @ ground floor = 73m2
Floor area @ first floor = 70.5m2

Total GIA = 173.7m2

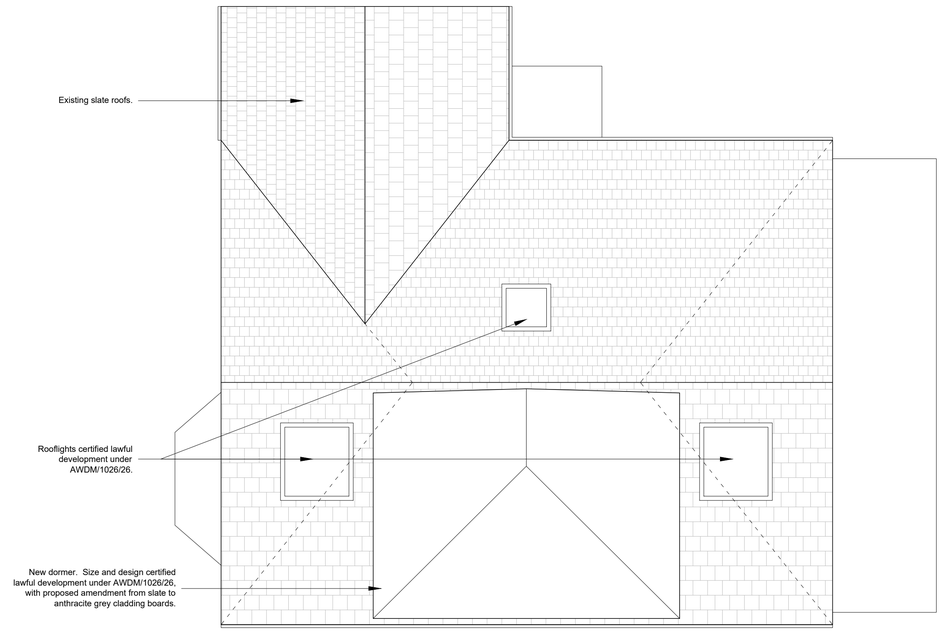
Total floor area above 2.3m (ie. ground + first floor) = 143.5m2 = 83%, exceeding NDSS requirements that at least 75% of the GIA has a ceiling height above 2.3m.

Proposed ceiling height in the loft is 2.2m, with a bedroom floor area of 19m2, well in excess of the minimum floor area under NDSS.

Rooflight certified lawful development under AWDM/1026/26.

New dormer. Size and design certified lawful development under AWDM/1026/26, with proposed amendment from slate to anthracite grey cladding boards.

02 D.01 SECOND FLOOR PLAN
AS PROPOSED_1:50@A1

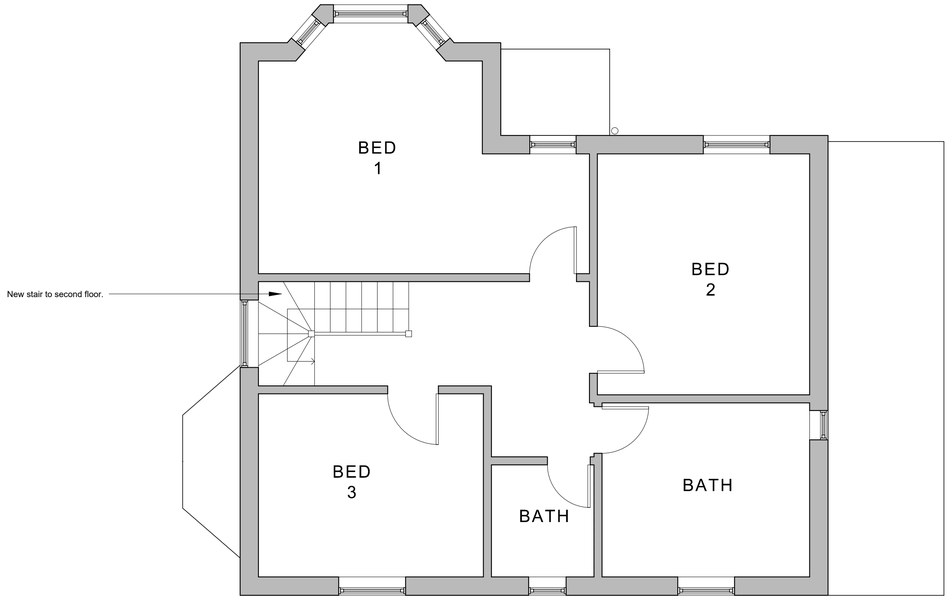


Existing slate roofs.

Rooflights certified lawful development under AWDM/1026/26.

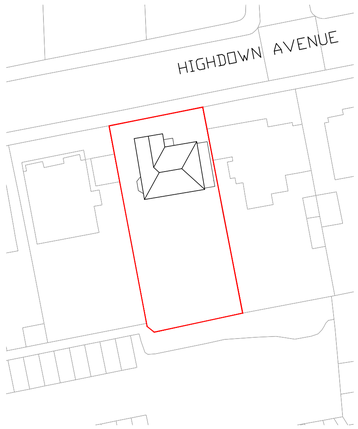
New dormer. Size and design certified lawful development under AWDM/1026/26, with proposed amendment from slate to anthracite grey cladding boards.

03 D.01 ROOF PLAN
AS PROPOSED_1:50@A1

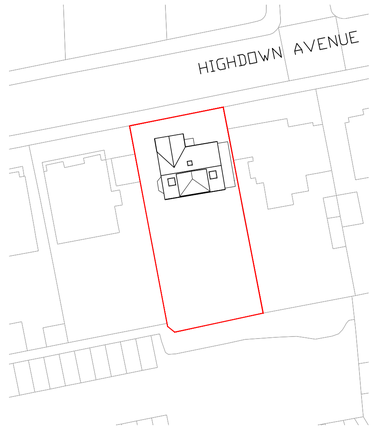


New stair to second floor.

01 D.01 FIRST FLOOR PLAN
AS PROPOSED_1:50@A1



04 D.01 BLOCK PLAN
AS EXISTING_1:500@A1



05 D.01 BLOCK PLAN
AS PROPOSED_1:500@A1

0 1 2 3 4 5m

SCALE BAR
1:50 @ A1

DO NOT SCALE FROM THIS DRAWING
EXCEPT FOR PLANNING

DRAWING TO BE READ IN CONJUNCTION WITH ALL OTHER ARCHITECT'S AND ENGINEER'S CONTRACT DRAWING & SPECIFICATIONS.
ANY DISCREPANCIES MUST BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY.
THIS DRAWING HAS BEEN PREPARED BASED ON SURVEY DRAWINGS AND INFORMATION PREPARED BY OTHERS. THE CONTRACTOR MUST VERIFY ALL DIMENSIONS BY SITE MEASUREMENT BEFORE ORDERING MATERIALS OR MANUFACTURING COMPONENTS.
SUBSTITUTE MATERIALS & PRODUCTS TO THOSE NAMED WILL BE ACCEPTABLE IF PROVEN TO BE OF EQUAL OR HIGHER PERFORMANCE AND NOT IN CONFLICT WITH OTHER ELEMENTS.

THIS DRAWING HAS BEEN PREPARED FOR THE SOLE PURPOSE OF ACHIEVING PLANNING APPROVAL. THE DRAWINGS DO NOT PURPORT TO BE PRODUCTION DRAWINGS FOR TENDER OR CONSTRUCTION AND SHOULD NOT BE USED FOR ANY BUILDING OR CONTRACTUAL PURPOSES.

NOTES

THE PRINCIPAL, DESIGN AND SIZE OF THE LOFT CONVERSION HAS ALREADY BEEN CERTIFIED AS LAWFUL DEVLOPMENT UNDER LAWFUL DEVLOPMENT CERTIFICATE REF. AWDM/1026/26

THIS APPLICATION RELATES TO THE PROPOSED USE OF ANTHRACITE GREY CLADDING TO THE DORMER CHEEKS AND GABLES IN LIEU OF SLATES AS PREVIOUSLY APPROVED.

REV	DATE	DESCRIPTION
A	13/06/24	Loft conversion added.
B	28/04/26	Loft dimensions updated for engineer issue.
C	26/08/26	Issued for LDC.
D	05/11/26	Issued for client comment.
E	09/11/26	Issued for planning.
F	10/11/26	Revised to include GIA information.

FOR PLANNING

JOB TITLE
35 HIGHDOWN AVENUE
WORTHING

DRAWING TITLE
FLOOR PLANS
AS PROPOSED

JOB No	DWG No	REV
HAW	D.01	F

DRAWN BY	CHECKED BY	SCALE @A1	DATE
ML	ML	VARIES	05/24

LIGGINS WAINEWRIGHT ARCHITECTURE

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