

**Project Address**  
Hitcham Road, E17

**Client**  
L P

**Drawing Title**  
Proposed Ground Floor Plan

**Drawn**

**Checked**

**Approved**

**Disclaimer**

Drawings to be read in conjunction with the relevant drawing and specification. Figured dimensions only. Dimensions should not be relied upon for the purposes of ordering material or placing sub-contractor orders. Third parties to take their own site measurements. Site boundaries are indicative only and are subject to confirmation with land registry. A party wall surveyor should be consulted to ascertain whether adjoining owners are notifiable. On planning drawings, all structural beams, openings, lintels and any other bearings are indicative and are subject to review from a structural engineer. All drawings are subject to onsite inspection.

**Drawing No**  
SP - 01

**Date Issued**

**Revision**

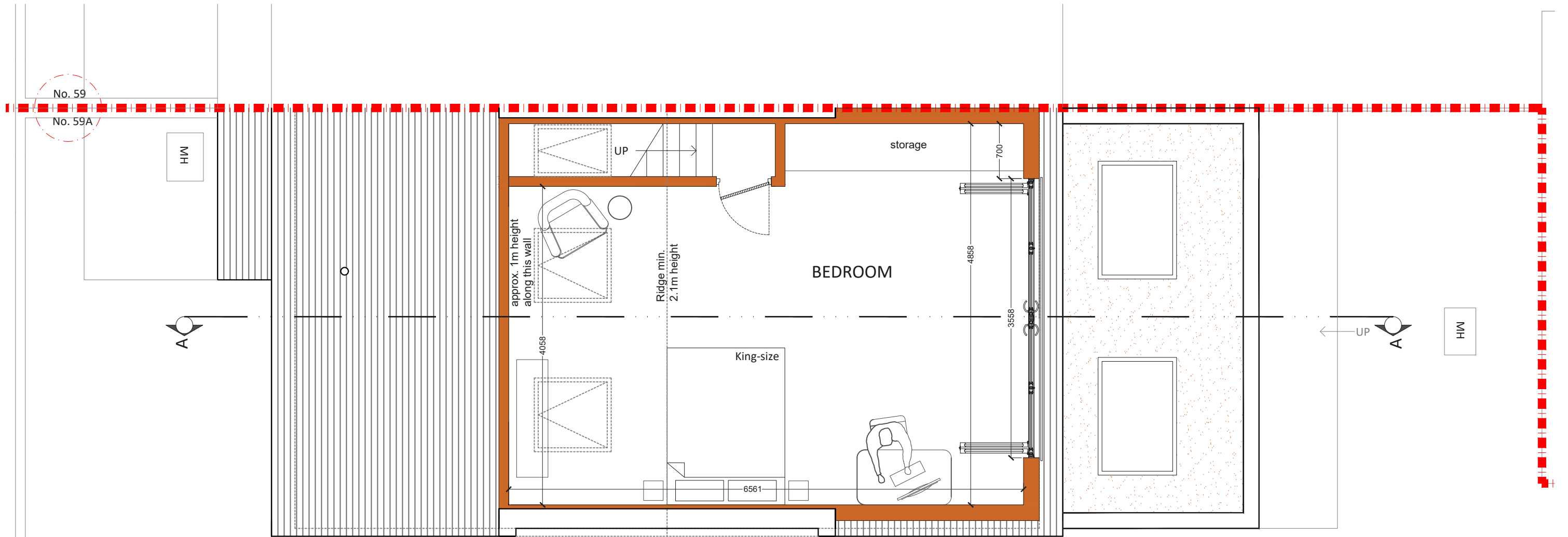
**Notes**

**North**



**designteam**

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NOTES: All detailed measurements are approximate.

NOTES: All measurements of neighbouring properties are approximate including garden levels and will be subject to Party Wall Matters.

### PROPOSED LOFT FLOOR PLAN SCALE 1:50

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Proposed Loft Floor Plan

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**Drawing No**  
SP - 02

**Date Issued**

**Revision**

**Notes**

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**PROPOSED REAR ELEVATION**  
SCALE 1:50

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We consider that the application should be granted under permitted development for this proposal for the following reasons:

- The single rear dormer loft extension is within the volume allowance of 40 cubic metres for semi-detached houses.
- The proposed dormer loft extension does not extend beyond the plane of the existing roof slope of the principal elevation that fronts the highway.
- The proposed dormer loft extension does not extend beyond the highest part of the roof.
- No verandas, balconies or raised platforms are proposed.
- The roof extension is to be set back at least 20cm from the original eaves to the side and rear.
- The roof enlargement does not overhang the outer face of the wall of the original house.
- Proposed Materials of the ground floor rear extension and loft dormer extension to be similar in appearance to the existing house.

We consider that the application should be granted under permitted development for this proposal for the following reasons:

- The proposed ground floor extension does not extend more than 3m from the rear wall of the original house.
- The proposed ground floor extension has an eaves height of 3m from ground floor level.
- The proposed ground floor extension is single-storey.
- The proposed ground floor extension does not cover more than half of the land around the original house.
- The proposed ground floor extension does not extend forward of the principal elevation or side elevation fronting the highway.
- The maximum height of the single-storey rear extension does not exceed 4m.

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L P

**Drawing Title**  
Proposed Rear Elevation

**Drawn**

**Checked**

**Approved**

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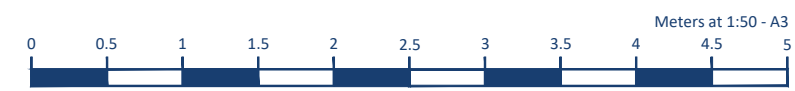
**Drawing No**  
SP - 03

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**Revision**

**Notes**

**North**



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