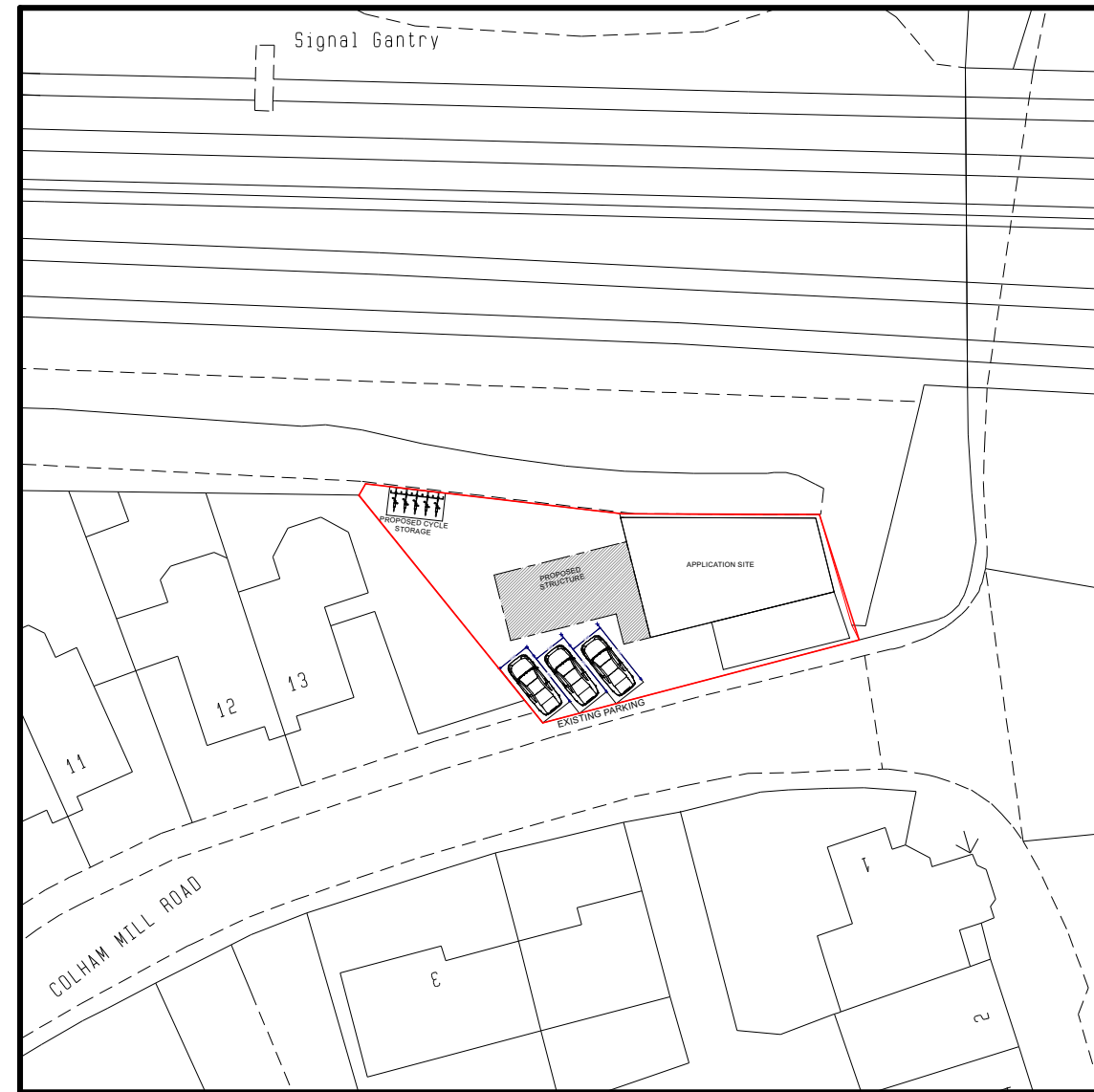


LOCATION PLAN (1:1250)



SITE PLAN (1:500)



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Drawing Ref.: 2023-13CMR-CLD-1

Applicant: Mr M Purewall

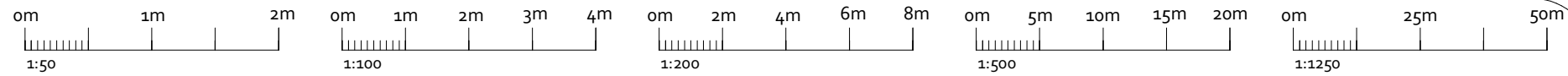
Project: Demolition and replacement of existing side extension (CLD)

Date: 24/01/2023

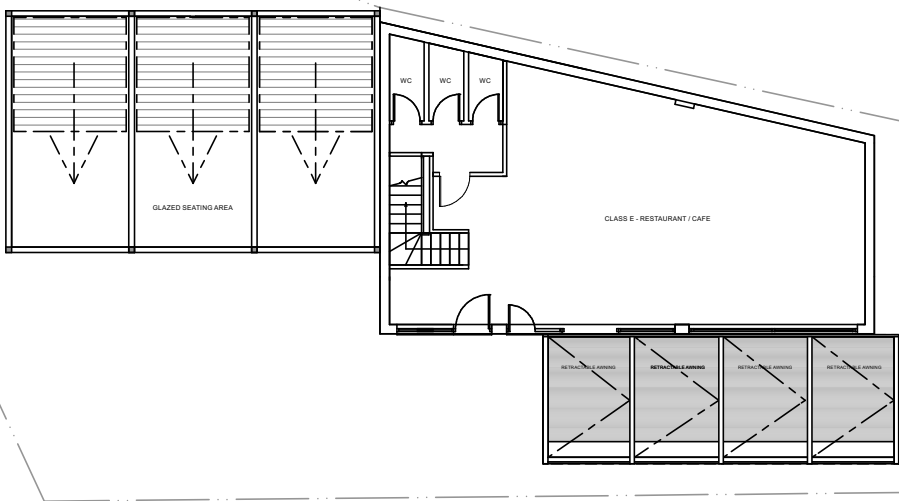
Revision: 1.0A

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@ISO A3 (297 x 420)

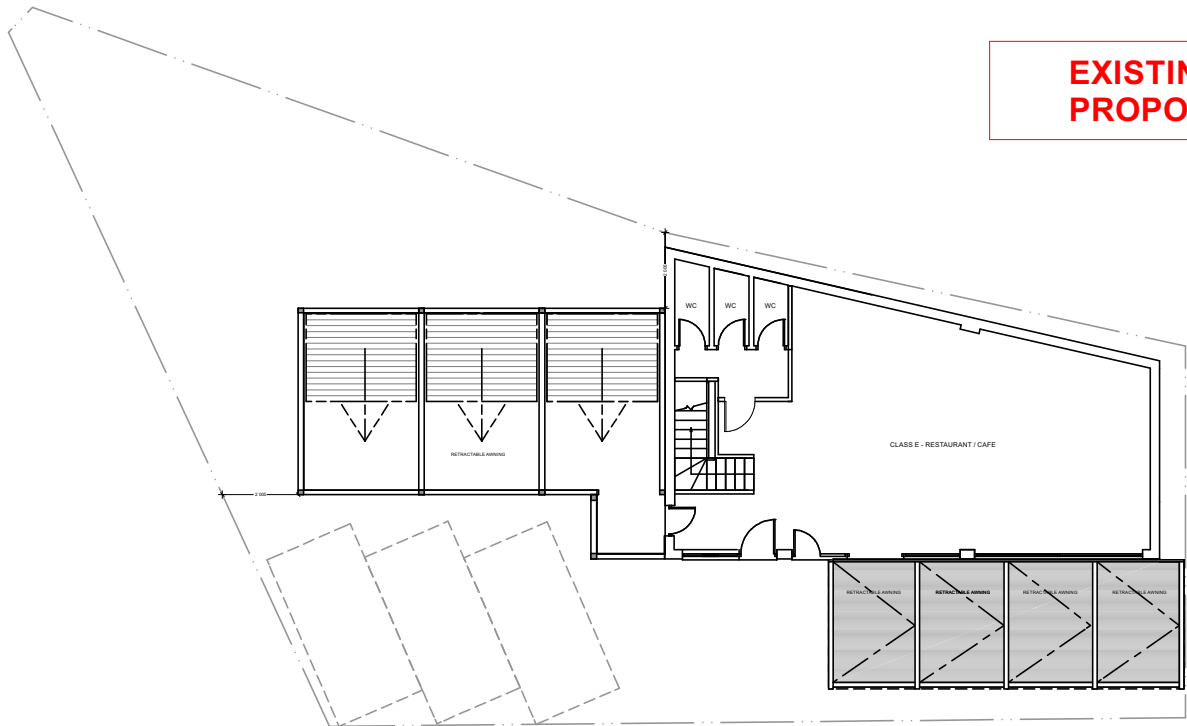
Sheet # 1 / 5



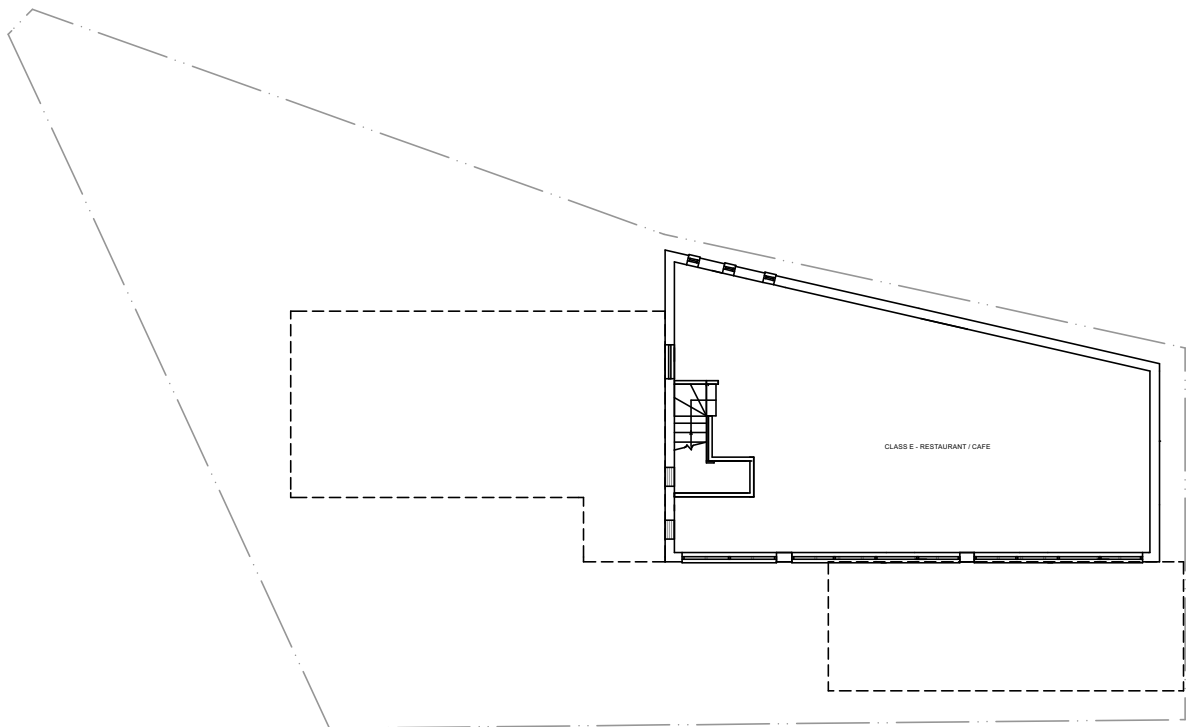
EXISTING & PROPOSED



EXISTING G/F (1:200)



PROPOSED G/F (1:200)



EXISTING & PROPOSED 1/F (1:200)  
(NO CHANGE)

FLOOR SPACE CALCULATIONS				
ORIGINAL G.I.A	G/F	=	78.5 m2	..... (1)
	1/F	=	78.5 m2	..... (2)
	TOTAL	=	157 m2	..... (3)
50% OF ORIGINAL GIA		=	78.5 m2	..... (4)
PROPOSED SIDE EXTENSION GIA	G/F		47.8 m2	..... (5)
(5) < (4) < 100 M2 HENCE PD				
INCLUDE EXISTING FRONT EXTENSION GIA	G/F		29.2 m2	..... (6)
TOTAL EXTENDED AREA (OUTSIDE PD CONDITION)				
	TOTAL	=	77.0 m2	..... (7)
(7) < (4) < 100 M2 HENCE PD				



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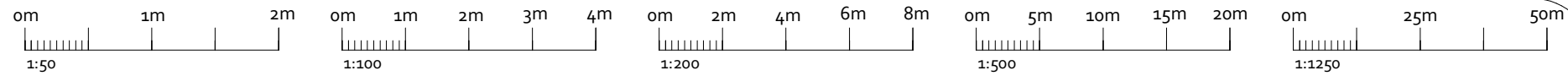
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Address: Carter House, Colham Mill Road, West Drayton, UB7 7AE  
Drawing Ref.: 2023-13CMR-CLD-2  
Applicant: Mr M Purewall  
Project: Demolition and replacement of existing side extension (CLD)

Date: 24/01/2023Revision: 1.0A

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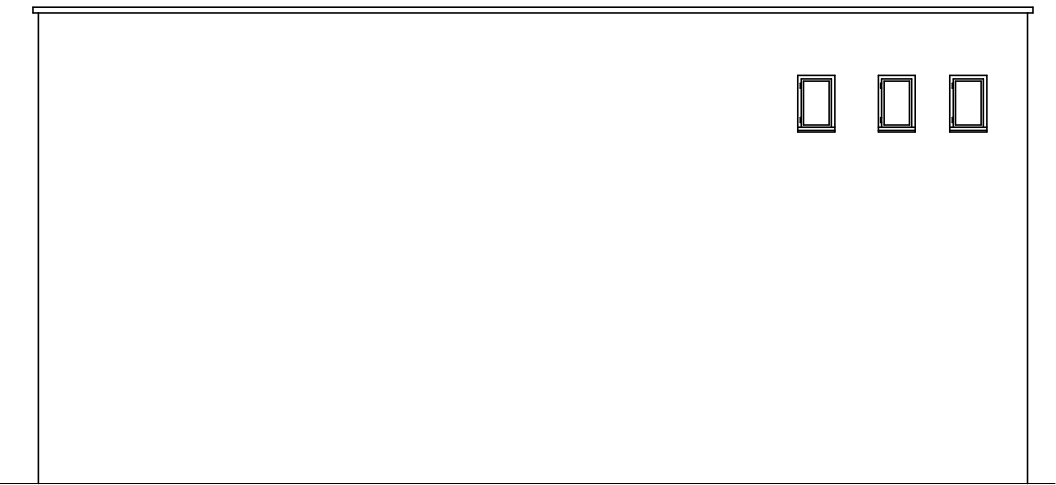
Sheet # 2 / 5



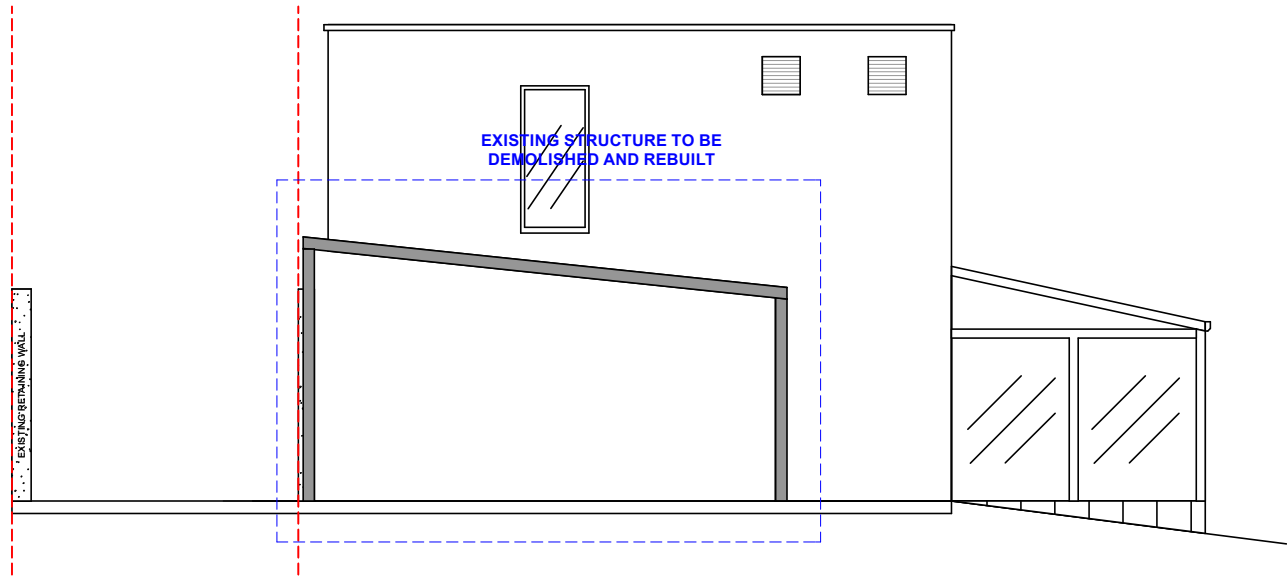
EXISTING



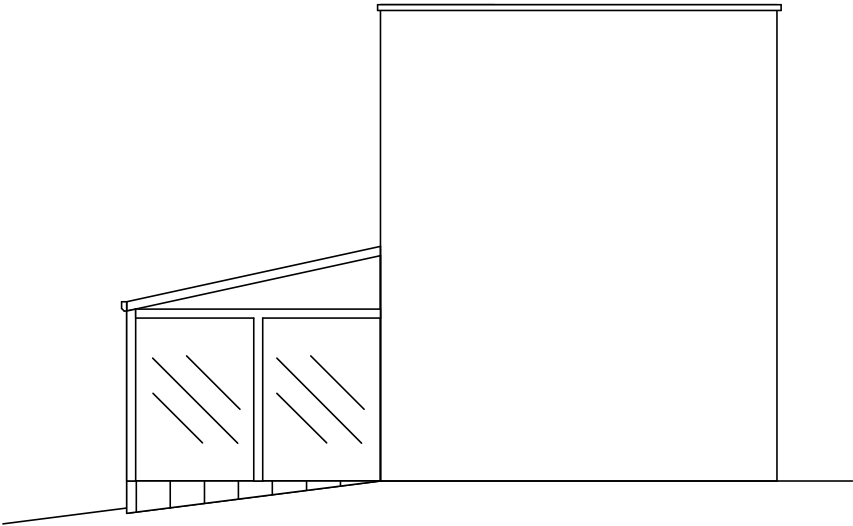
EXISTING FRONT (1:100)



EXISTING REAR (1:100)



EXISTING SIDE (1:100)



EXISTING SIDE (1:100)



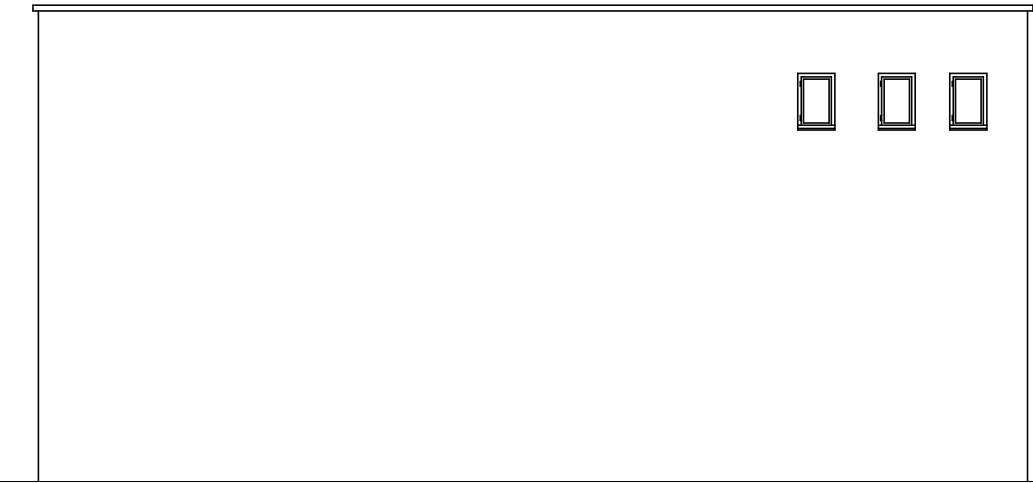
<b>OPS</b> Chartered Surveyors 17 Garvin Avenue   Beaconsfield   Bucks   HP9 1RD info@ops-surveyors.co.uk www.ops-surveyors.co.uk Tel: 07881457903	Address: Carter House, Colham Mill Road, West Drayton, UB7 7AE		Scales: 1:50, 1:100, 1:200, 1:500, 1:1250 @ISO A3 (297 x 420)
	Drawing Ref.: 2023-13CMR-CLD-3		
	Applicant: Mr M Purewall		Sheet # 3 / 5
Project: Demolition and replacement of existing side extension (CLD)		Date: 24/01/2023	Revision: 1.0A

PROPOSED

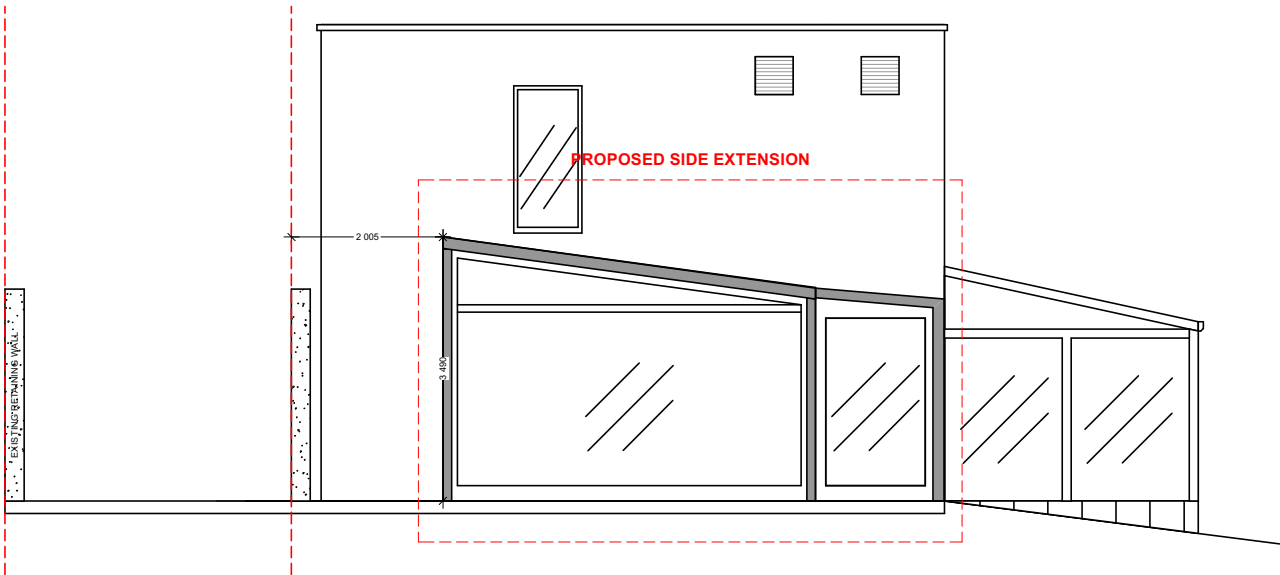
PROPOSED SIDE EXTENSION



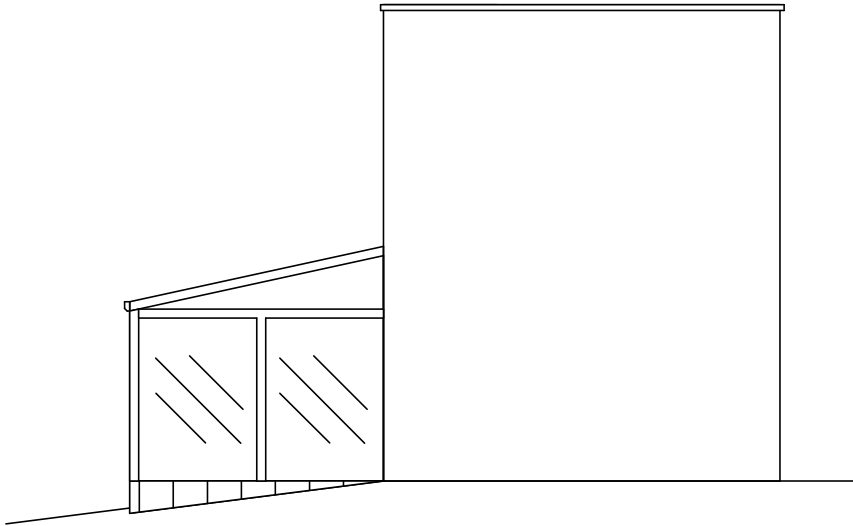
PROPOSED FRONT (1:100)



PROPOSED REAR (1:100)



PROPOSED SIDE (1:100)



PROPOSED SIDE (1:100)

ALL MATERIALS TO MATCH EXISTING

NOTE: OTHER PARTS OF THE HOST BUILDING DO NOT FORM  
PART OF THIS APPLICATION

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Drawing Ref.: 2023-13CMR-CLD-4

Applicant: Mr M Purewall

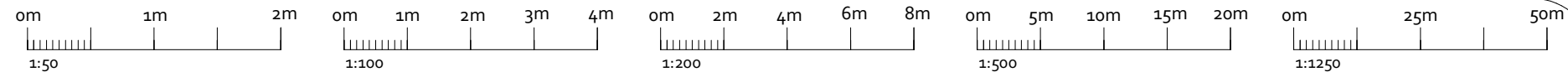
Project: Demolition and replacement of existing side extension (CLD)

Date: 24/01/2023

Revision: 1.0A

Scales: 1:50,  
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PART 7 Non-domestic extensions, alterations etc

Class A – extensions etc of shops or financial or professional premises  
Permitted development

A. The extension or alteration of a shop or financial or professional services establishment.  
Development not permitted

A.1 Development is not permitted by Class A if—

(a)the gross floor space of the original building would be exceeded by more than—

(i)in respect of an original building or a development on—

(aa)article 2(3) land, or

(bb)a site of special scientific interest, 25% or 50 square metres (whichever is the lesser);

(ii)in any other case, 50% or 100 square metres (whichever is the lesser);

(b)the height of the building as extended would exceed 4 metres;

(c)any part of the development (other than an alteration)—

(i)is on land which—

(aa)adjoins other premises which are used for a purpose falling within any of the classes in Part C (residential premises or institutions) of the Schedule to the Use Classes Order,

(bb)is article 2(3) land, or

(cc)is a site of special scientific interest, and

(ii)is within 2 metres of any boundary of the curtilage of the premises;

(d)the development would be within the curtilage of a listed building;

(e)any alteration would be on article 2(3) land;

(f)the development would consist of or include the construction or provision of a verandah, balcony or raised platform;

(g)any part of the development would extend beyond an existing shop front;

(h)the development would involve the insertion or creation of a new shop front or the alteration or replacement of an existing shop front; or

(i)the development would involve the installation or replacement of a security grill or shutter on a shop front.

Conditions

A.2 Development is permitted by Class A subject to the following conditions—

(a) any alteration is at ground floor level only;

(b) any extension is, in the case of article 2(3) land, constructed using materials which have a similar external appearance to those used for the building being extended; and

(c) any extension or alteration is only to be used as part of, or for a purpose incidental to, the use of the shop or financial or professional services establishment.

**Amendments to Part 7 of Schedule 2**

**See:**

**<https://www.legislation.gov.uk/ukxi/2021/814/article/6/made>**



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@ISO A3 (297 x 420)

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