



1 01 PROP SIDE ELEV  
Scale: 1:100

<b>Loft Volume calculations:</b>
1)Dormer Volume: Length of dormer= 4.03m Height of dormer=2.63m Projection of dormer=4.56m
Volume of Dormer =(4.03x2.63x4.56)/2 =24.16 cu.m.
<b>TOTAL VOLUME</b> <b>=24.16cu.m.</b> < 50.0cu.m.

#### GENERAL -

#### New materials used in exterior work to match existing.

##### DORMER WALLS

- To be brown roof tiles to match existing

##### WINDOWS

- All new windows to be double glazed, profile to match existing + set within opening to match existing.
- Side windows to be obscure glazing, top opening to be 1.7m from FFL.

##### ROOFLIGHTS

- 'Velux' or similar.  
Projection to be max. 150mm beyond the plane of the roof-slope & flat roof.

#### JULIET BALCONY -

Balcony glass to be 21.5mm laminated toughened  
**Railing to be min 1.1 meter high from SILL**  
Strength - handrail/glass pressure must be able to take 1.5kN/m and to meet BS 6180:2011 and be tested for impact loading in accordance with BS 6206 and BS EN 12600.  
"Frameless Juliette system, Code: FBAL 100 R from Balconette" or similar

##### DOORS

- All new doors to be double glazed , profile to match existing + set within opening to match existing.

##### RWP & GUTTERS

- to be UPVc black to match existing.

##### EAVES

- Detail to match existing, ie height of fascia & soffit width + colour of soffit and fascia

##### ROOF

- **Flat roof Dormer** - to be GRP grey/green colour



**ROOF LIGHTS on pitch roof**  
Rooflights to be double glazed + to meet 'U' value of min. 2.0 W/m sq.K.  
All roof lights to be A-A fire rated.

Double up rafters on the side of opening, supporting double trimmers above & below opening. Bolt together with M12 bolts at 450 c/s.  
Must be 450mm minimum clear opening with non opening fasteners.

Slim line frame for pitched roof.  
Reset within roof tiles.  
Can be fixed to roof pitch as low as 12 deg. & as high as 90 deg.

#### PROPOSED WORK TO MATCH EXISTING



2 02 PROP ELEV SIDE  
Scale: 1:100



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0 1m 2m 3m 4m 5m 6m 7m 8m 9m

scale - 1 : 100 @ A3

Purpose - Certificate of lawful development app.

All dimensions to be checked on site.  
All omissions & discrepancies to be reported to the designer.

PROJECT: 38 Newnham Av.  
Ruislip, HA4 9RN

DATE: 05/12/2023

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DWG NO: PROP ELEV

REVISION: 14

PROPOSED