

### CALCULATIONS FOR CONVERTING HIP TO GABLE END AT BOTH SIDE OF ROOF

The dormer is to be built under permitted development class B, the total increase in volume of the roof is to be under 50 cumt.

THE AREA OF GABLE END =  $\frac{1}{2} (A + B) \times H$   
 WHERE A = 2.51, B = 9.04, H = 2.87  
 THEREFORE AREA =  $\frac{1}{2} (2.51 + 9.04) \times 2.87 = 16.57 \text{ SQM}$   
 VOLUME OF THE ROOF EXTENSION  
 $2 \frac{1}{3} \text{ AREA OF THE GABLE END } \times \text{LENGTH OF HIP}$   
 $2 \times \frac{1}{3} (16.57 \times 3.26) = 36.01$

THE VOLUME OF THE NEW DORMER.  
(1/2 X DORMER PROJECTION X DORMER HEIGHT )  
DORMER LENGTH  
= (1/2 X 2.78 X 2.34 ) X 4.25 = 13.82 CUMT

THEREFORE THE TOTAL INCREASE IN VOLUME DUE TO  
LOFT CONVERSION IS  $36.01 + 13.82 = 49.83$  CUMT.  
WHICH IS UNDER 50 CUMT.

CONTACTOR IS TO CHECK ALL DIMENSIONS AND ENSURE THAT THE CONSTRUCTION IS WITHIN PERMITTED DEVELOPMENT ALLOWENCE.

Class B Permitted development - The enlargement of a dwellinghouse consisting of an addition or alteration to its roof.

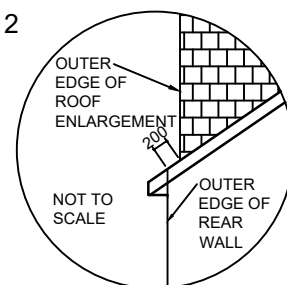
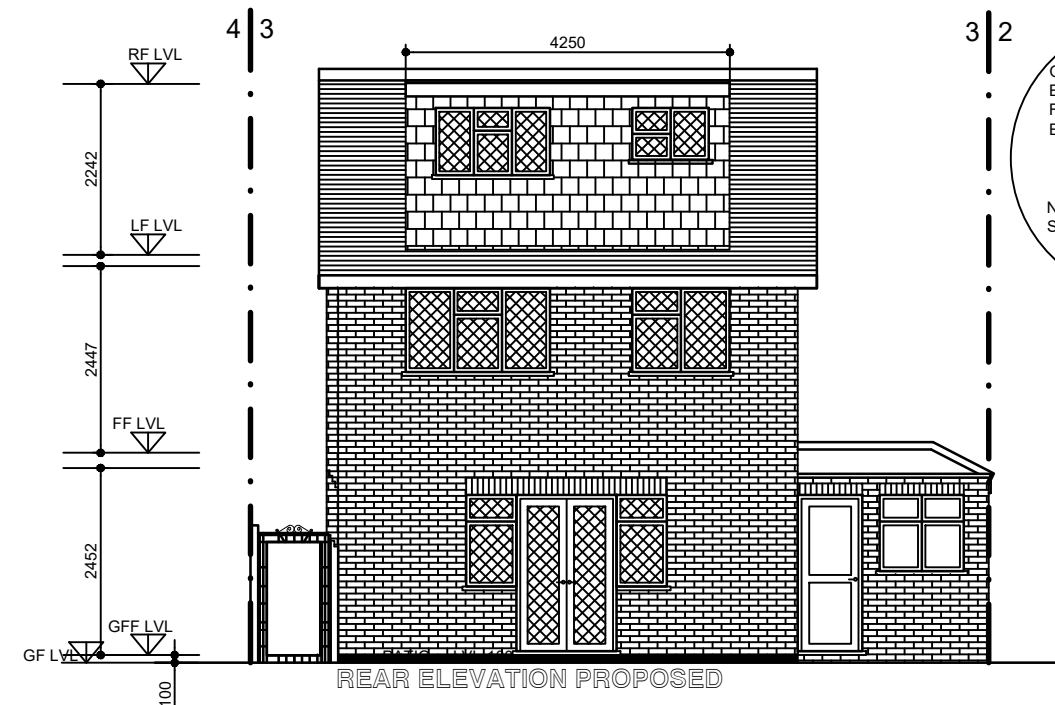
The Contractor to Ensure the following on site:  
Any part not to higher than the highest part of the existing roof; any part not to extend beyond the plane of any existing roof slope which forms the principal elevation of the dwellinghouse and fronts a highway; the cubic content of the resulting roof space not to exceed the cubic content of the original roof space by more than 40 cubic metres in the case of a terrace house and 50 cubic metres in any other case; the materials used in any exterior work shall be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse; other than in the case of a hip-to-gable enlargement, the edge of the enlargement closest to the eaves of the original roof shall, so far as practicable, be not less than 20 centimetres from the eaves of the original roof; and any window inserted on a wall or roof slope forming a side elevation of the dwellinghouse shall be obscure-glazed and non-opening unless the parts of the window which can be opened are more than 1.7 metres above the floor of the room in which the window is installed.

Class C Permitted development - Alterations to Roof without Enlargement of the dwelling

The Contractor to Ensure the following on site:

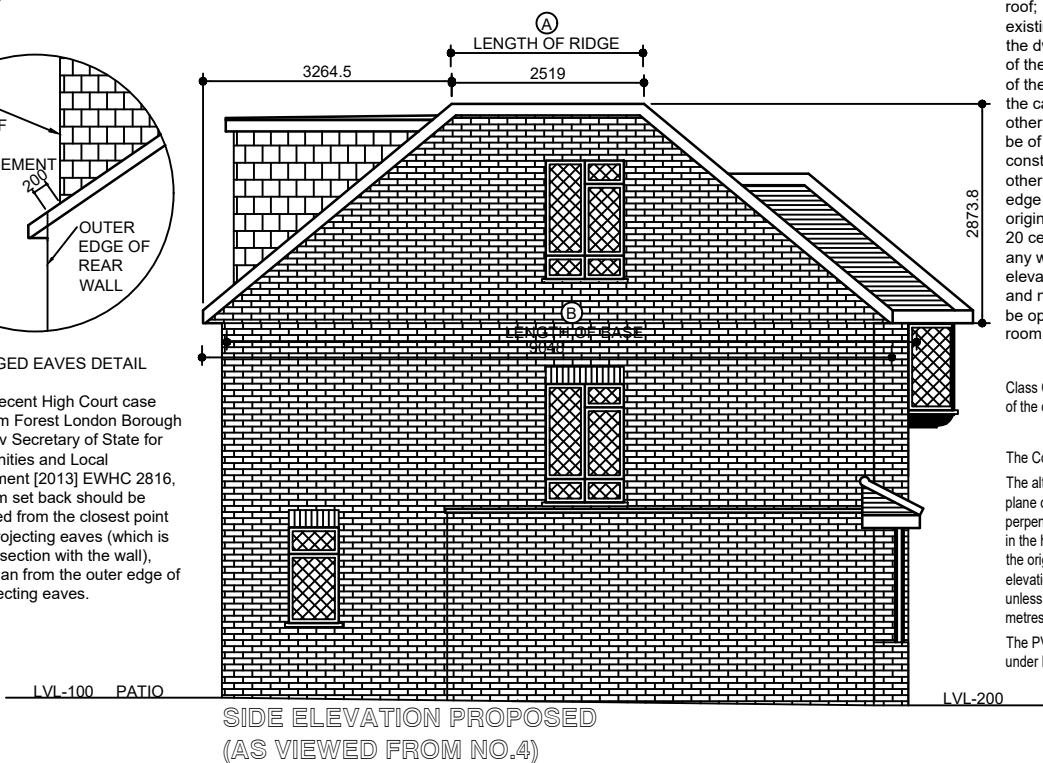
The alteration would not protrude more than 150 millimetres beyond the plane of the slope of the original roof when measured from the perpendicular with the external surface of the original roof; would not result in the highest part of the alteration being higher than the highest part of the original roof; any window located on a roof slope forming a side elevation of the dwellinghouse shall be obscure-glazed and non-opening unless the parts of the window which can be opened are more than 1.7 metres above the floor of the room in which the window is installed.

The PV panels are not permitted under this Class but may be permitted under Part 50



ENLARGED EAVES DETAIL

As per recent High Court case (Waltham Forest London Borough Council v Secretary of State for Communities and Local Government [2013] EWHC 2816, the 20cm set back should be measured from the closest point of the projecting eaves (which is the intersection with the wall), rather than from the outer edge of the projecting eaves.



<div> <div>ICREATE</div> <div>DESIGN LIMITED</div> <div>Planning &amp; Designing of All Types of Building Works</div> <div>13 ROBB ROAD, STANMORE, HA7 3SQ</div> <div>Tel: 07886759400 ; EM: ikreated@gmail.com</div> </div>				<div>CLIENT</div> <div>MR. NEALESH PATEL</div> <div>3 BOSTON GROVE,</div> <div>RUISLIP,</div> <div>HA4 7RY</div>	PROJECT/TITLE		SINGLE STOREY SIDE, FRONT AND REAR EXTENSION FOLLOWING DEMOLITION OF GARAGE AT 3 BOSTON GROVE, RUISLIP, HA4 7RY	
					SCALE:		DRG NO :	
					1:100@A3		3BOSTONGROVE-103	
	22.01.2021	FOR CERTIFICATE OF LAWFULNESS - LOFT						
REV	DATES	COMMENTS						