

NOTE:

PLEASE NOTE THAT BEFORE BUILDING WORKS COMMENCE IT IS THE RESPONSIBILITY OF BUILDER OR OWNER TO SERVE PARTY WALL NOTICES TO ALL NEIGHBOURS

DIMENSIONS ALL DIMENSIONS TO BE CHECKED ON SITE. CONTRACTOR TO CHECK SITE THOROUGHLY BEFORE WORK STARTS & REPORT ANY DISCREPANCIES.

THIS DRAWING IS COPYRIGHT AND MUST NOT BE TRACED OR COPIED IN ANY WAY OR FORM IN PART OR WHOLE BY ANY MEANS WHATSOEVER WITHOUT PRIOR WRITTEN CONSENT AND MAY ONLY BE USED BY THE PRESENT OWNER IN RELATION TO THE PROPERTY AS REFERRED TO ON THE DRAWING. THIS DRAWING MAY BE COPIED BY AN AUTHORISED OFFICER OF THE LOCAL AUTHORITY WITH THE SOLE PURPOSE TO ASSIST IN THE DETERMINATION OF A PLANNING OR BUILDING REGULATION APPLICATION AND MAY NOT BE USED FOR ANY OTHER PURPOSE UNLESS OTHERWISE AGREED IN WRITING.

DO NOT SCALE FROM THIS DRAWING. DIMENSIONS STATED ARE FOR GUIDANCE ONLY. CONTRACTOR TO VERIFY ALL BOUNDARY POSITIONS AND DIMENSIONS ON SITE PRIOR TO COMMENCING ANY WORKS. MAKING WORKSHOP DRAWINGS OR OBTAINING ANY MATERIALS.

NOTE: NO CHECK DIMENSIONS OF THE SITE HAVE BEEN TAKEN AND ALL INFORMATION AND DETAILS HAVE BEEN PROVIDED BY THE CLIENT.

NO SITE SUPERVISION IS IMPLIED OR UNDERTAKEN UNLESS OTHERWISE SEPARATELY ARRANGED.

THE DRAWING DOES NOT INDICATE THE EXTENT OF ANY EXCAVATION WORKS AND THE CONTRACTOR IS TO DETERMINE THIS PRIOR TO SUBMITTING A QUOTATION FOR THE WORKS OR COMMENCING ANY WORKS.

THE DRAWING DOES NOT INDICATE OR IMPLY THE STRUCTURAL CONDITION OF THE EXISTING PROPERTY. THE DRAWINGS HAVE BEEN PREPARED FOR ASSISTANCE IN THE PREPARATION OF DETAILS FOR PLANNING AND BUILDING REGULATION PURPOSES ONLY. NO CHECK DIMENSIONS HAVE BEEN TAKEN. ALL DETAILS HAVE BEEN PROVIDED BY THE CLIENT.

THE USE OF PERMITTED DEVELOPMENT RIGHT IN LOFT IS SUBJECT TO INFORMATION PROVIDED BY OWNER. REGARDING THE STATUS OF PROPERTY AS A DWELLING HOUSE AND ANY EXISTING EXTENSIONS.

IT IS THE RESPONSIBILITY OF OWNER TO DEMOLISH ANY EXTENSIONS WHICH WERE NOT PART OF ORIGINAL HOUSE BEFORE THE WORK ON PROPOSED LOFT COMMENCES.

NOTES:

This drawing is for statutory planning purposes only. All measurements to be checked on site.

The owner has a duty under the Party Wall Act 1996 to serve a Party structure Notice to any adjoining owner if building work on or near an existing Party Wall involves:

- Support of Beam
- Insertion of DPC through wall
- Raising a wall or cutting off projections
- Demolition and rebuilding
- Underpinning
- Insertion of lead flashing
- Excavation within 3m of an existing structure where the new foundations are within 45 degree line of the adjoining foundations.

A Party Wall Agreement is required to be in place prior to construction work on site.

HIP TO GABLE LOFT CONVERSION  
VOLUME CALCULATIONS

**VOLUME OF HIP TO GABLE = V1**

$\{L1 \times W1 \times H1\} \div 6$

$4.46m \times 8.12m \times 3.25m \div 6$

$117.699$

**= 19.616m³**

**VOLUME OF PROPOSED MAIN DORMER= V2**

$\{L2 \times W2 \times H2\} \div 2$

$3.2m \times 5.2m \times 2.3m \div 2$

$38.272$

**= 19.136m³**

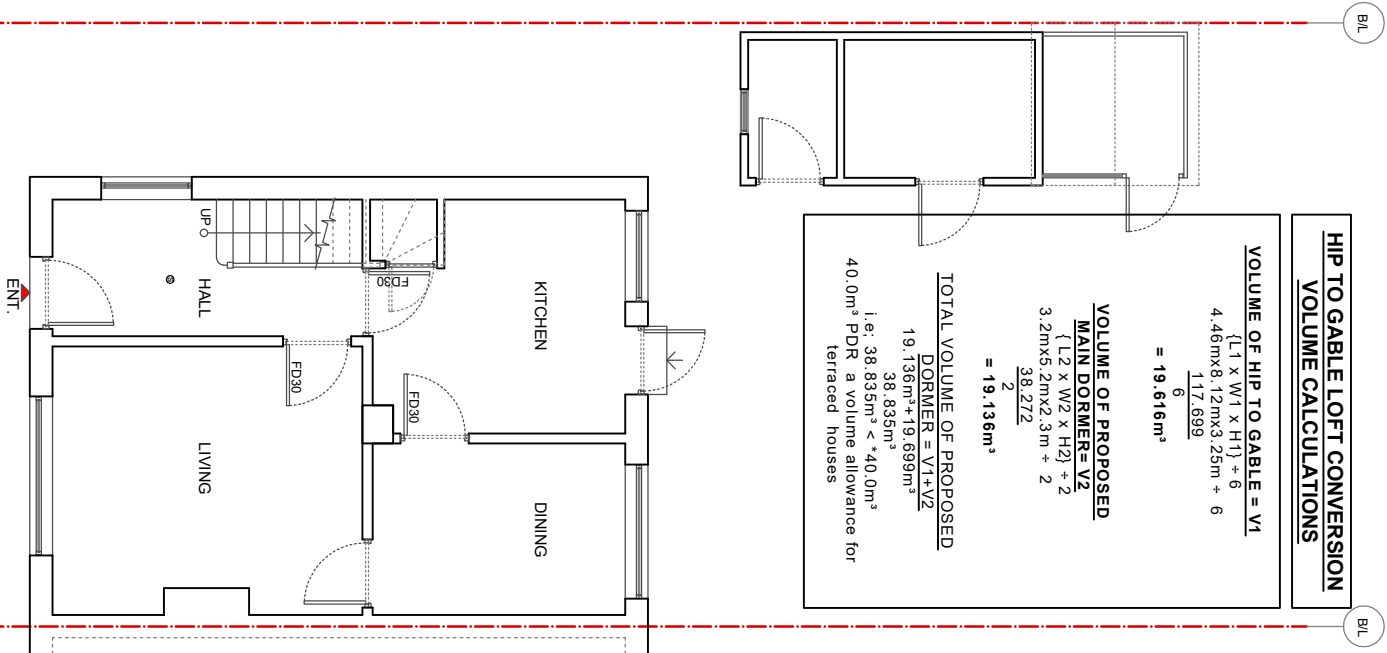
**TOTAL VOLUME OF PROPOSED DORMER = V1+V2**

$19.136m³ + 19.699m³$

$38.835m³$

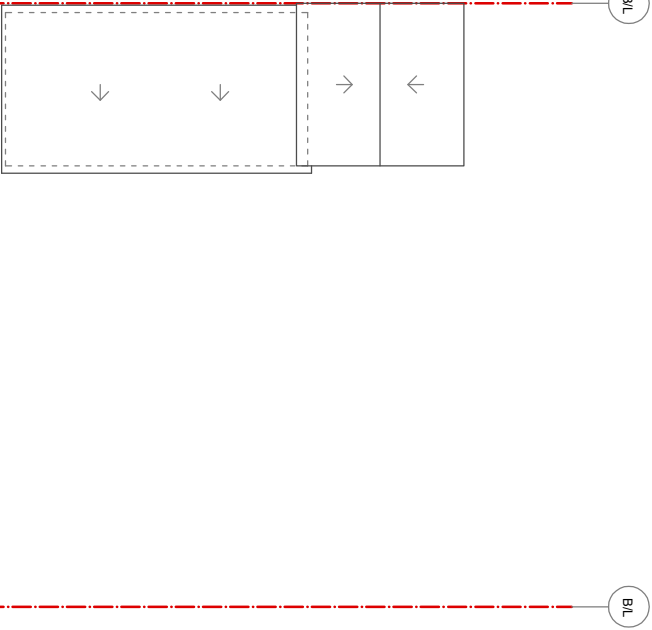
i.e:  $38.835m³ < *40.0m³$

**40.0m³ PDR a volume allowance for terraced houses**



GROUND FLOOR PLAN AS PROPOSED

1 ALMOND CLOSE, HAYES - UB3 1JQ



FIRST FLOOR PLAN AS PROPOSED

1 ALMOND CLOSE, HAYES - UB3 1JQ

P L A N N I N G I S S U E

REV.	DATE	DESCRIPTION	SCALE	DRAWING TITLE
DWG NO:	CLP/AG32/03	SCALE	1:100 @ A3	PROPOSED GROUND & FIRST FLOOR PLAN
DATE	JUN. 2023	DRAWN BY	MQ	



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