FLAT ROOFLIGHTS



VELUX or similar
slim line aluminium
roof light

Rooflights to be double glazed + to meet
'U' value of min. 1.2 W/m sq.K.
All roof lights to be A-A fire rated.
Glazing Frame factor - 0.85.

Double up rafters on the side of opening, supporting double trimmers above & below opening.
Bolt together with M12 bolts 450c/s.

Manufacturers details & fire test certificate to be provided to the Building Inspector & the owner.

- New internal walls
- New external walls
- Walls to be demolished
- New doors/windows
- Proposed work shaded
- Rooflight

Flat roof
above ground floor extension

RL
RL
RL

New pitch roof
3000
New pitch roof
New pitch roof

Bedroom 1
w. en suite
Bedroom 2
Land at FF
Landing
Bedroom 4
Up to loft floor
Family bethroom
balcony
void to below
Bedroom 3
Flat roof

Orange dotted line
= 2m head height
at loft level

Black dotted line
= existing loft floor
outline

Shed
Shed

Neighbours House
no. 80

single storey
single storey
Neighbours House
no. 76

PROPOSED

12 PROP FF PLAN
Scale: 1:100

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scale - 1 : 100 @ A3

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

Purpose - Householder planning application

All dimensions to be checked on site. All omissions & discrepancies to be reported to the designer.	PROJECT: 78 Bridle Road, Pinner, HA5 2SH	DATE: 20/09/2026
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