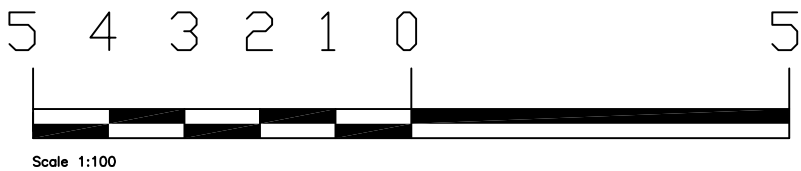


Studio Charrette will not be responsible for any principal designer duties under CDM 2015.
No site work is to be carried out until permissions are in place. Site searches to carried out before any works to site.
All structural elemental/associated calculations to be confirmed and provided by structural engineer.



NOTES:

This drawing is not a working drawing, and is only for the purpose of the following:-

A- Planning Submission

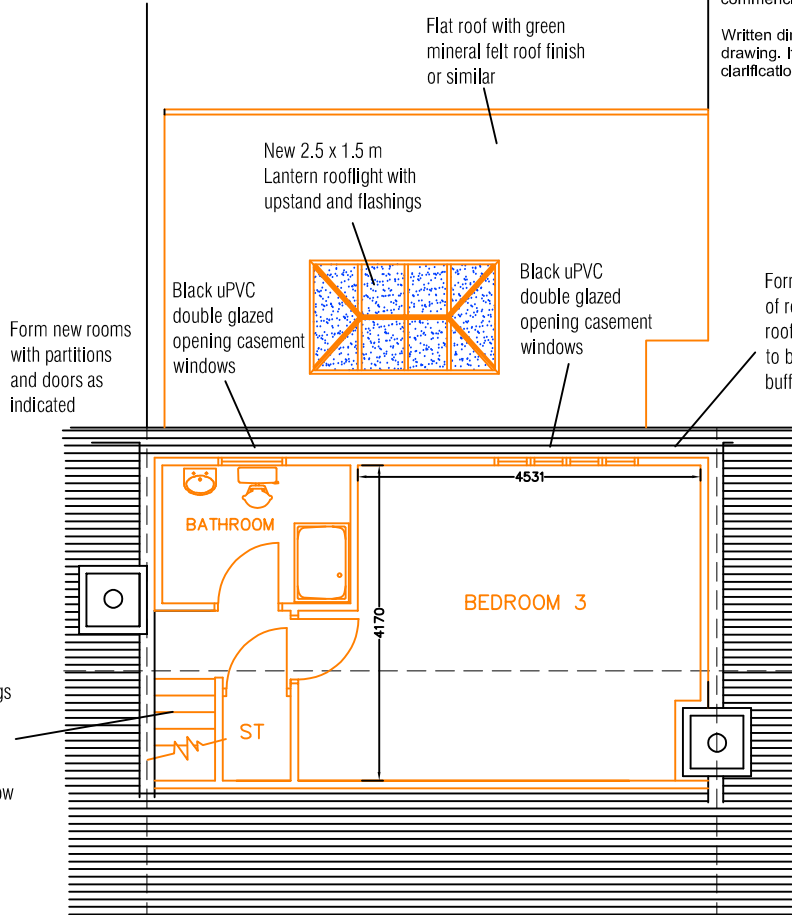
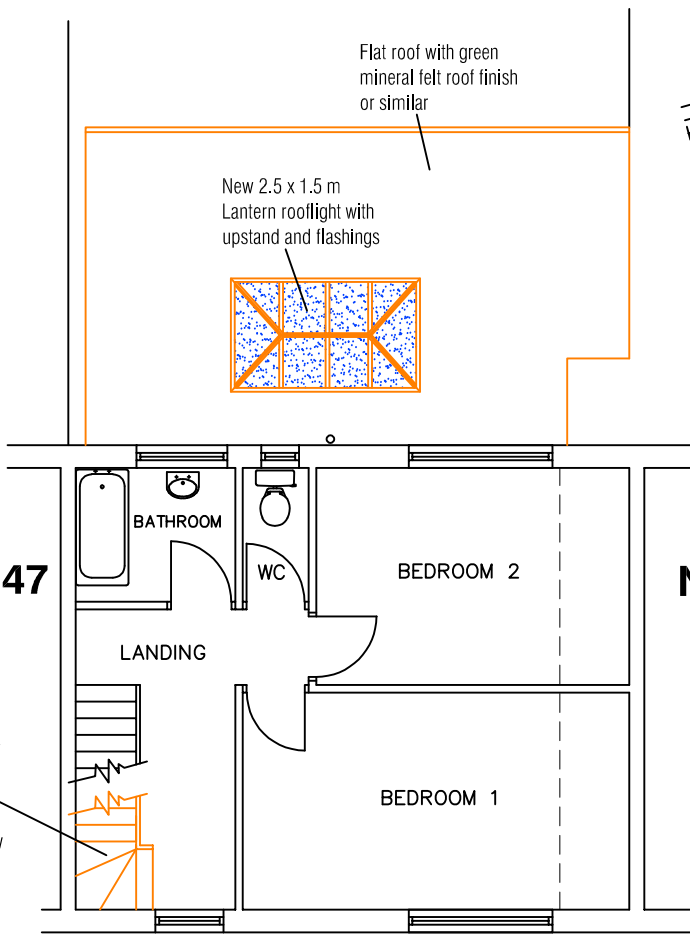
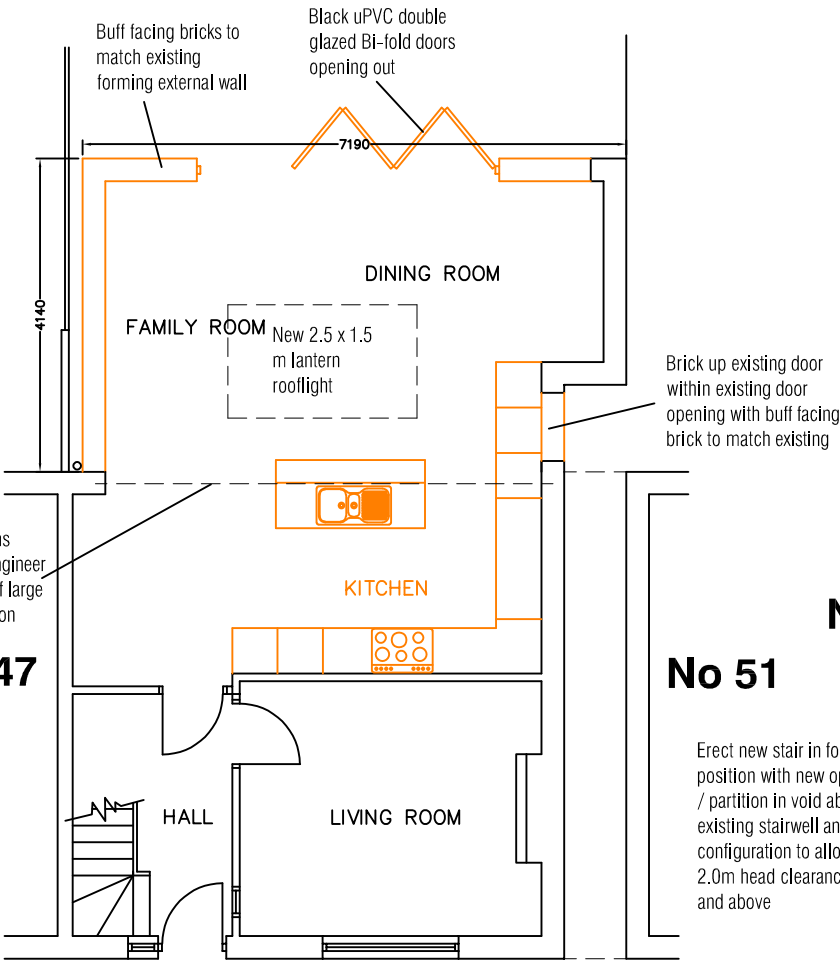
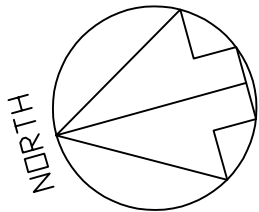
The main contractor is responsible for Informing the lead designer of any discrepancy on, or between, this drawing and any other relevant document.

All existing walls, foundations and lintels or other structural items are to be confirmed load bearing and adequate for Increased loading where relevant prior to work commencing.

Any existing walls to be removed are to be confirmed non - loadbearing prior to removal.

Boundaries, angles, and dimensions are to be checked by the main contractor prior to work commencing.

Written dimenions only to be used from this drawing. If in doubt consult the lead designer for clarification.



Using the formula - 1/2 x H x W x D for dormer increase to total roof area.

As designed -
Rear dormer - height - 2.02 / width - 3.62 / depth - 2.677 m - so (2.02 x 3.62 x 2.677)/2 = 9.78 m3

Total volume of additional roof = 9.78 m3

Under 40 m3 of roof conversions permitted for a terraced house

rev A - rooflight replaced with Lantern rooflight
19/03/24 AM
rev B - dormer reduced
23/07/24 AM

PROPOSED GROUND FLOOR PLAN

PROPOSED FIRST FLOOR PLAN

PROPOSED SECOND FLOOR PLAN

STUDIO CHARRETTE

A: The Clubhouse, 50 Grosvenor Hill, London, W1K 3QT
W: www.studiocharrette.co.uk

Client

Daniel Joyce

Project Title
49 Longwater Road, Finchampstead, Wokingham RG40 3TS

Drawing Title
Proposed new extension to rear garden

Proposed plan and elevations

Drawing No.
SC / 23 / 186 - 201

Scale
1:100 @ A3

Date Feb 2024

Created By
A Mc

Check By

Rev
B

Planning

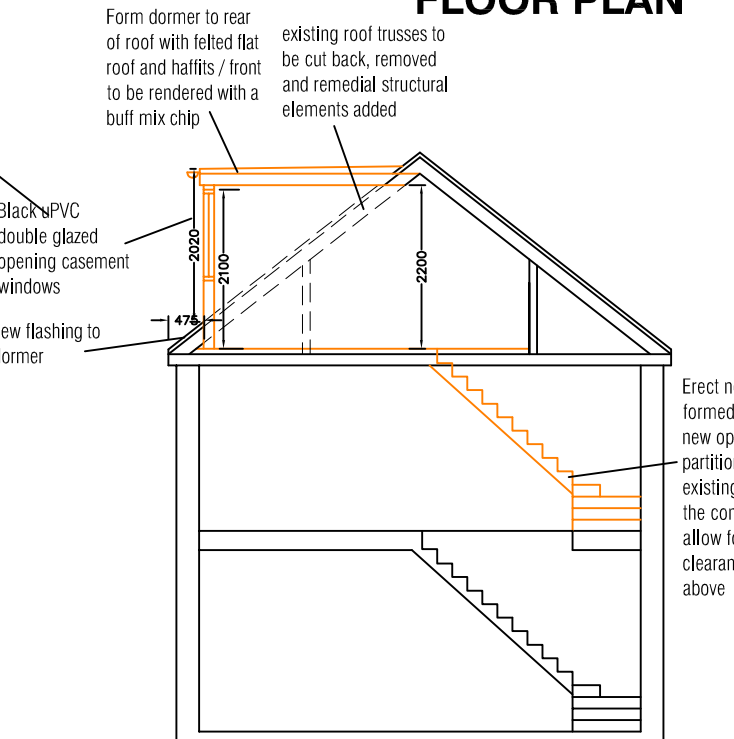
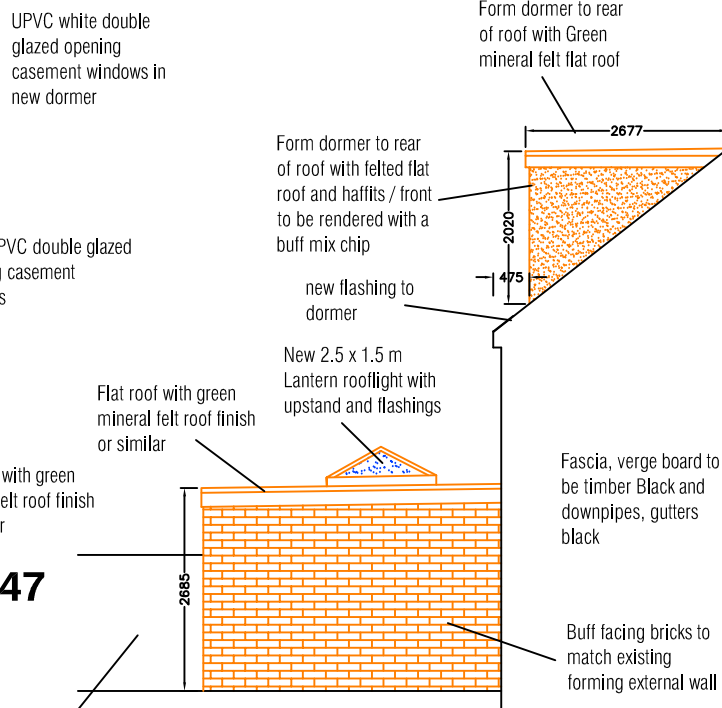
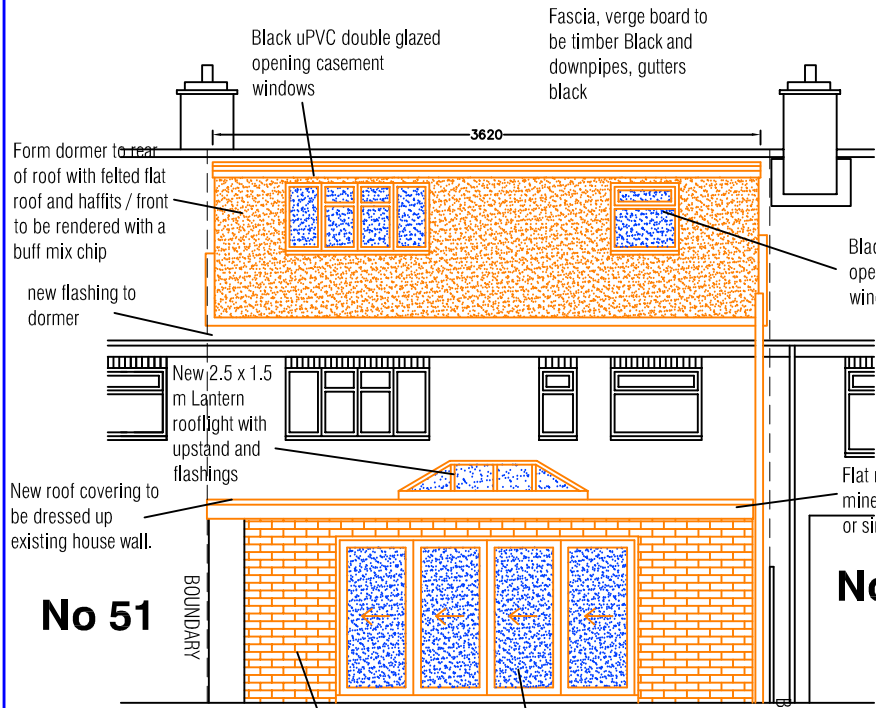
Building Control

Client

Sketch

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Erect new stair in formed position with new openings / partition in void above existing stairwell and the configuration to allow for 2.0m head clearance below and above

PROPOSED REAR ELEVATION, 1:100

PROPOSED REAR SIDE ELEVATION, 1:100

PROPOSED SECTION, 1:100