

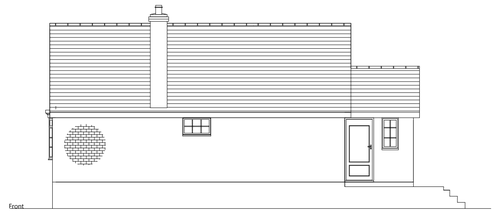
Existing Front Elevation



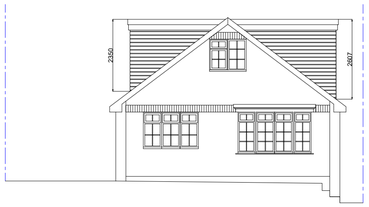
Existing Side 1 Elevation



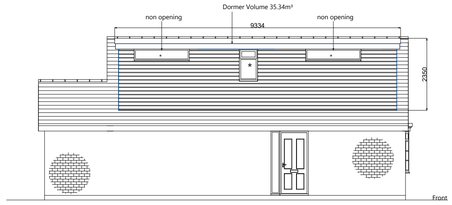
Existing Rear Elevation



Existing Side 2 Elevation

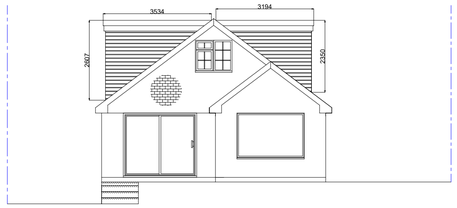


Proposed Front Elevation



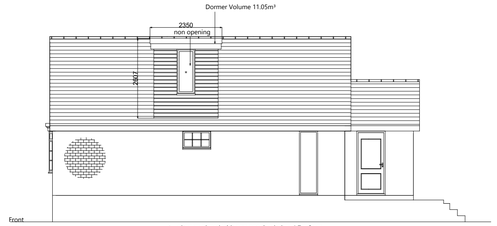
Proposed Side 1 Elevation

* - obscure glazed with non opening below 1.7m from the finished floor level.



Proposed Rear Elevation

Total Volume of dormers:
11.05m³ + 35.34m³
46.39m³



Proposed Side 2 Elevation

* - obscure glazed with non opening below 1.7m from the finished floor level.

Dormer window — flat roof



Height (metres)
2.35

Depth (metres)
3.2

Length (metres)
9.4

Total Volume:
35.34

Calculate Volume

Reset

Dormer window — flat roof



Height (metres)
2.65

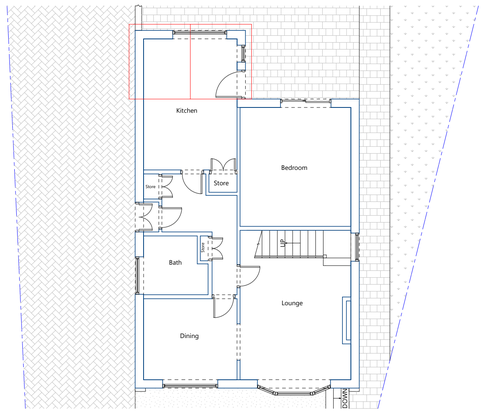
Depth (metres)
3.55

Length (metres)
2.35

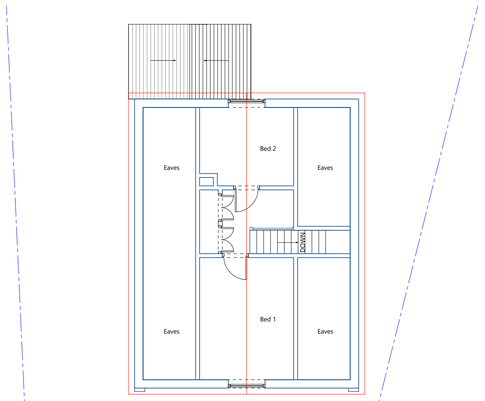
Total Volume:
11.05

Calculate Volume

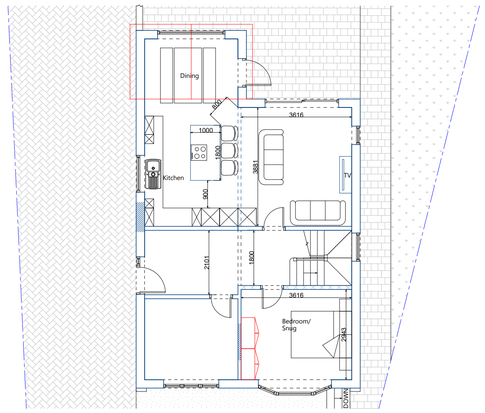
Reset



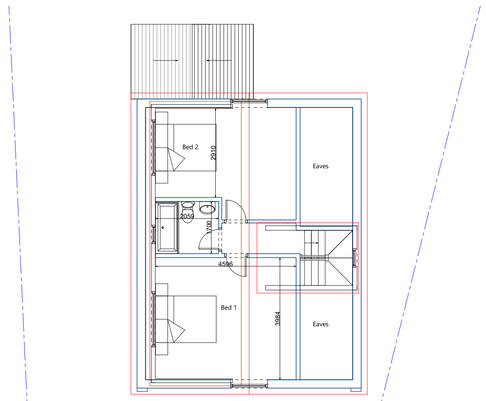
Existing Ground Floor



Existing First Floor



Proposed Ground Floor



Proposed First Floor

EXISTING & PROPOSED FLOOR PLANS

Description of Works:
New dormers to existing loft conversion

Drawing Number:
D101- 13/04/2026

Client:
Evans

Drawing Revision:
REV A - 07/06/2024

Site Address:
19 The Spinney
Belper
Derbyshire
DE56 1EQ

Materiality:
See Drawing Notes

Planning Permission
Not Approved

Building Control
Not Approved

DRAWING NOTES

This Project involves developing erecting two new dormers to an existing loft conversion.

The new dormer walls will have a cladding that is similar in colour and texture to the existing roof tiles.

The new windows will be uPVC

The new roof will be dark grey GRP or rubber roof.

All side facing windows will be obscurely glazed with no opening below 1.7m from finished floor level.

SCALE & ORIENTATION

Floor plans and elevations scale 1:100 @ A3
Construction Details 1:25 @ A3

0m 5m 1:100@A3

0m 63m 1m 1:25@A3

LEGAL NOTICE

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It is the responsibility of the contractor/builder to check all sizes on site prior to and during the build. It is the responsibility of the client and principal contractor/builder to conform to both building regulations and Construction (Design & Management Regulations (CDM 2015). If existing trees are to be retained, they should be subject to a full arboricultural survey/inspection for safety. All trees are to be planted a minimum of five metres from buildings and drainage runs from drainage and services. A suitable method of foundation is to be provided to accommodate the proposed tree planting.

Any alterations to these drawings should be checked for compliance with planning and building control. It is the responsibility of the client to check that these plans do not contravene, affect covenants or encroach boundaries, that they are in line with matters relating to land title, and that issues relating to The Party Wall etc Act 1996 are implemented at the relevant stages.

CONTACT INFORMATION

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