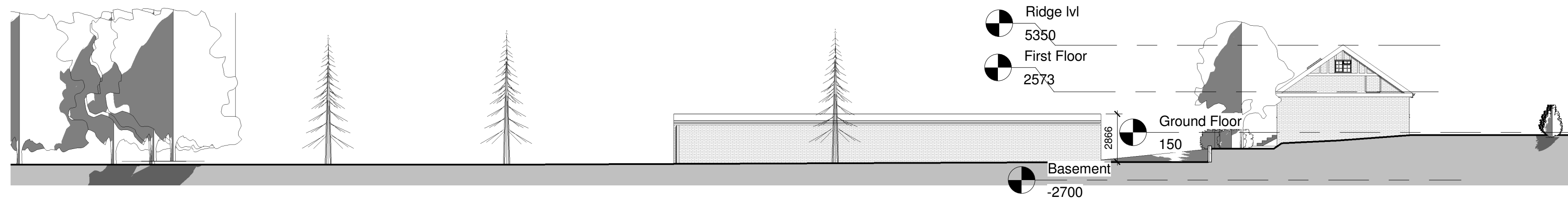


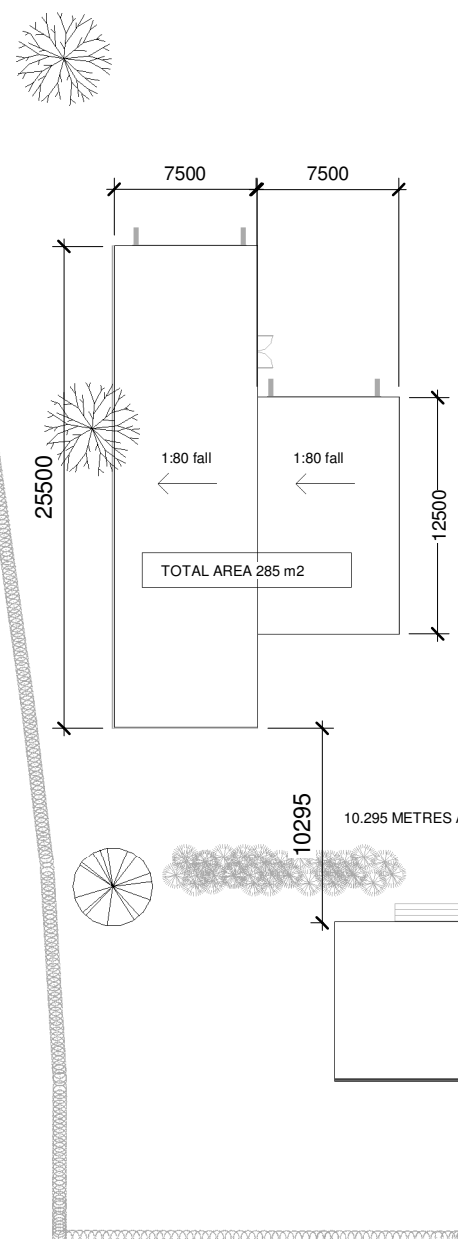
1 East El.
1 : 200



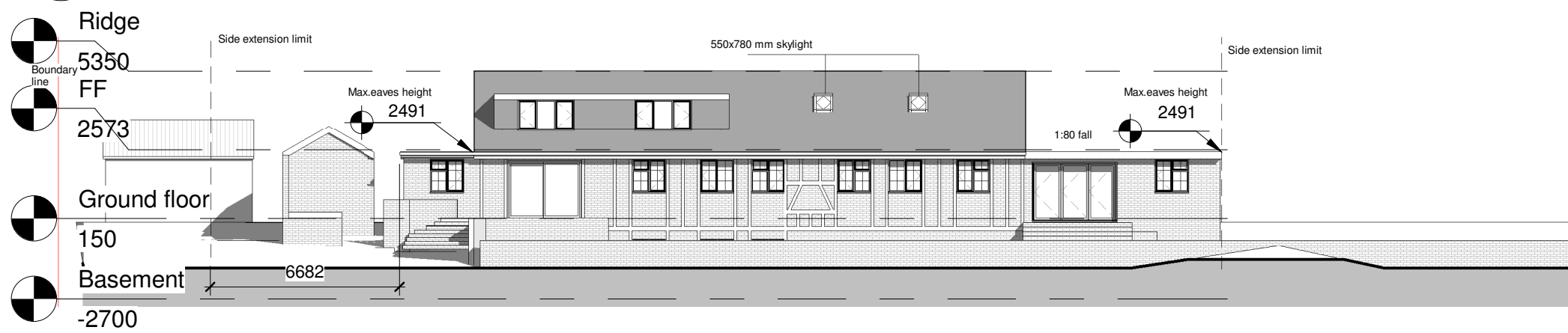
2 West El.
1 : 200



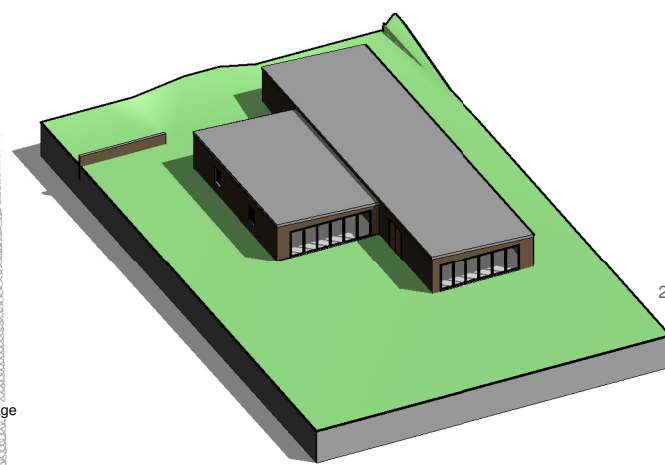
3 Front Elevation
1 : 200



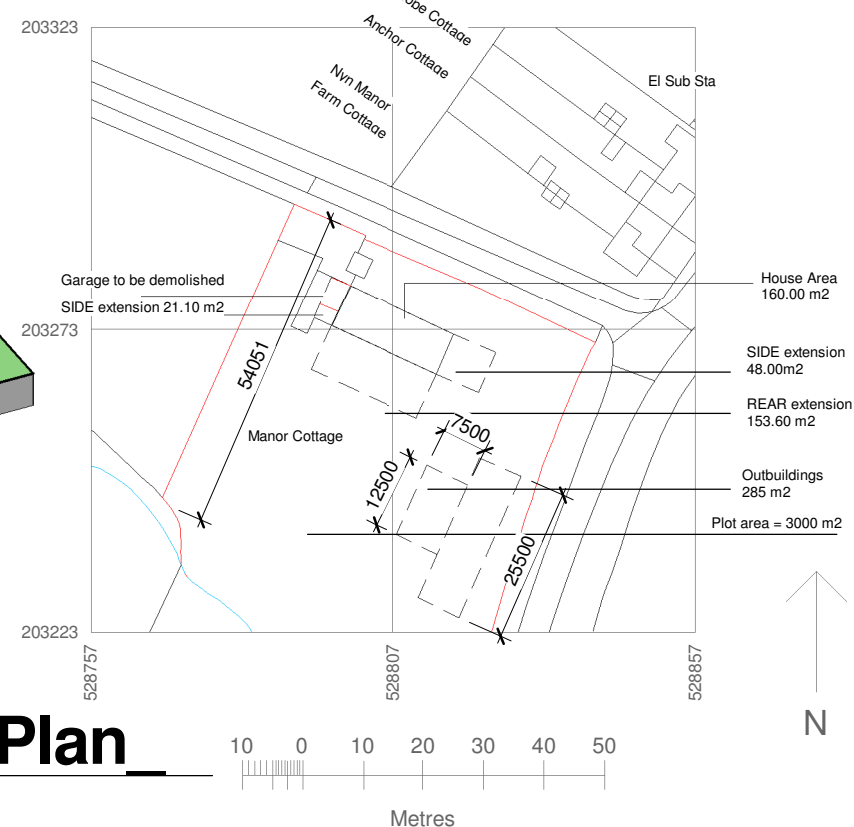
5 Site plan
1 : 400



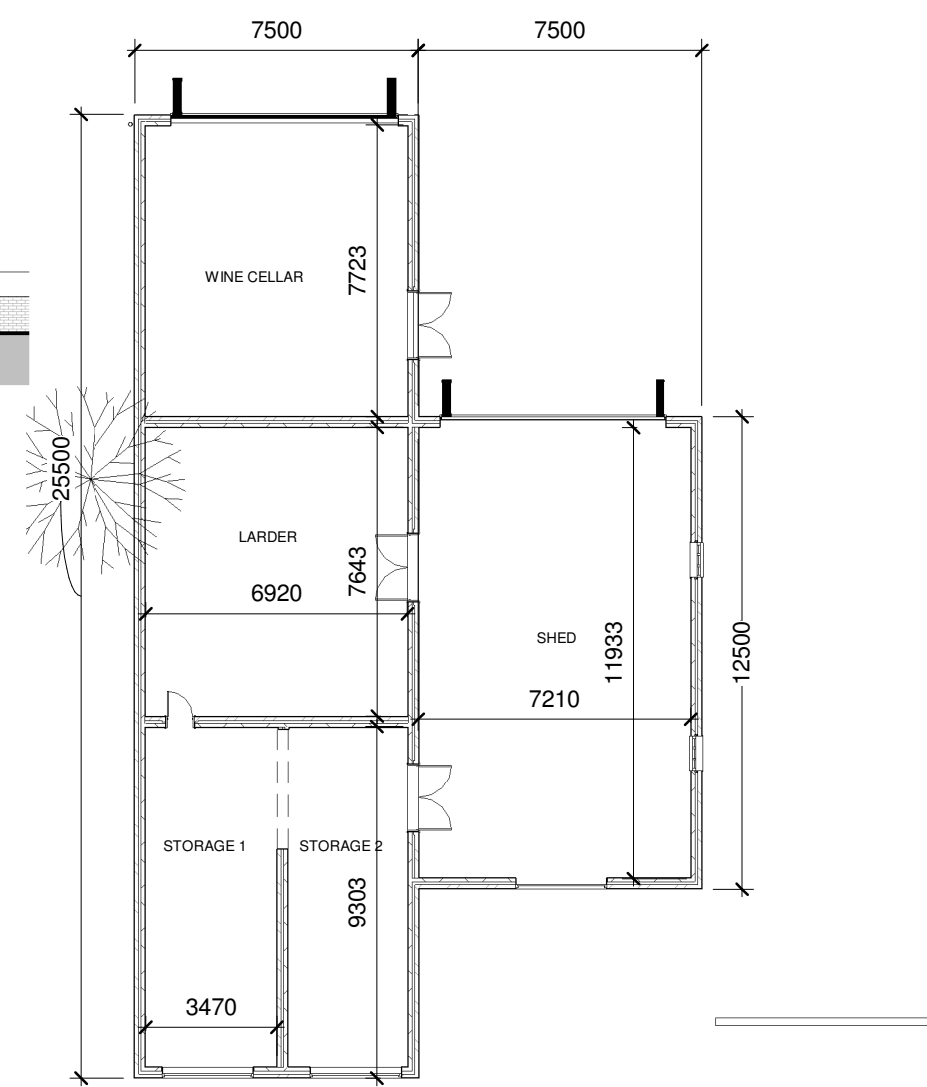
4 Rear Elevation
1 : 200



8 Outbuilding 3D



6 Location Plan
1 : 1250



7 Outbuilding layout
1 : 200

PROGRAMME:

NOTES I
The total area of ground around the house covered by buildings, enclosures and containers must not exceed 50% of the total area of the curtilage, excluding the original house (see pages 6 and 7).
The 50% limit covers all buildings, so will include any existing or proposed new extensions to the original house that have been granted planning permission, as well as existing and proposed outbuildings.
It will exclude the area covered by the original house, but will include any separate detached buildings even where they were built prior to 1948 or if the house was built after that date, built when the house itself was built (for example a detached garage).

NOTES II
The outbuilding to be permitted development must not itself be separated, self-contained, living accommodation and must not have a microwave antenna.
Also it must be single storey with a maximum eaves height of 2.5 metres and maximum overall height of 4 metres with a dual pitched roof, or 3 metres in any other case.

REVISION NOTES:

REV:	DATE:	DESCRIPTION:
		Plot Area. 3,000.00 m2 Then the 50% of the plot is 1500.00 m2 which will limit the area of the proposed building around the existing house.
		AREAS Proposed side extensions. 21.10+48.00=69.00 m2 Proposed rear extension. 153.60 m2 Proposed outbuilding. 280 m2
		Total proposed buildings. 502.60 m2
		So 502.60 m2 < 50% of 3,000 m2 meeting the guidelines for extension of original houses and container

GENERAL NOTES:

- All Dimensions are in millimetres unless otherwise stated
- Dimensions are not to be scaled from this drawing.
- All work to be carried out in accordance with the current edition of the building regulations 1991 (including amendments) and all relevant british standards/codes of practice.
- The Contractor is responsible for the correct setting out of the works on site, all dimensions to be checked prior to fabrication of materials and commencement of works.
- This Drawing is to be read in conjunction with all relevant drawings and specifications



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Jeremy Gelber

CLIENT: Side extension, outbuilding and loft into existing cottage

PROJECT: Manor Cottage Vineyards Road Potters Bar EN6 4PQ

PROJECT ADDRESS: Outbuilding

DRAWING TITLE: RR RR

DRAWN BY: CHECKED BY:

DATE: 07/11/2017 Rev: 25/01/2018

SCALE @ A2: 1_200 MC-R00-PR-105

DRAWING No: