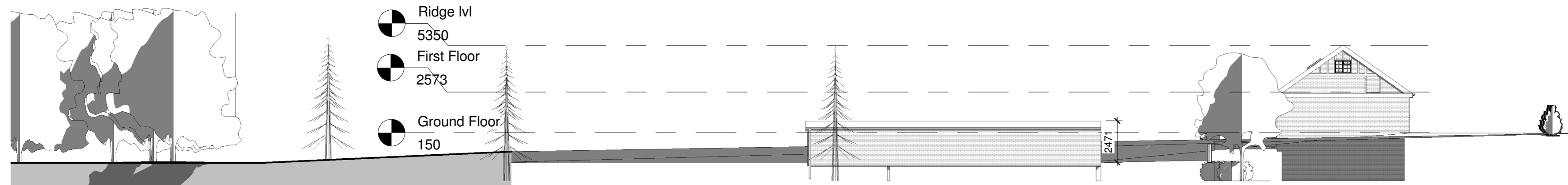


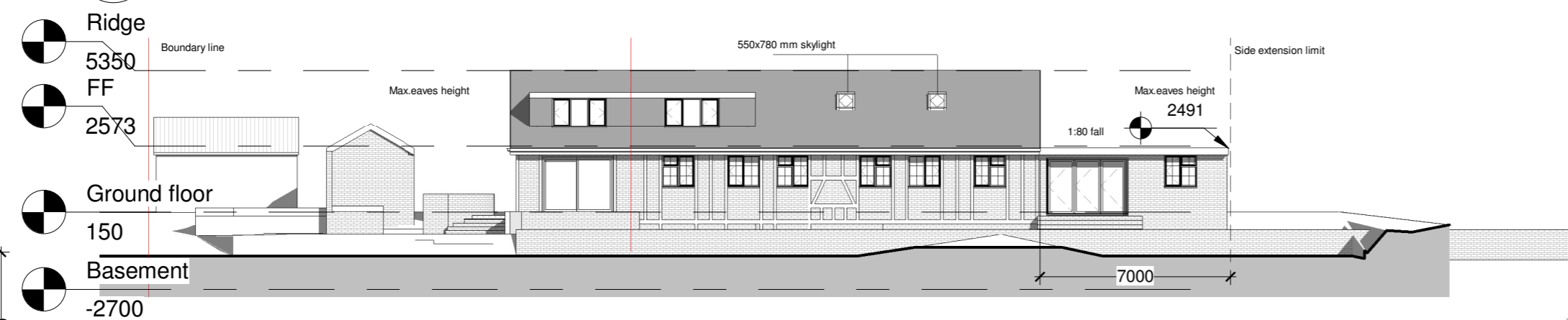
**1 East El.**  
1 : 200



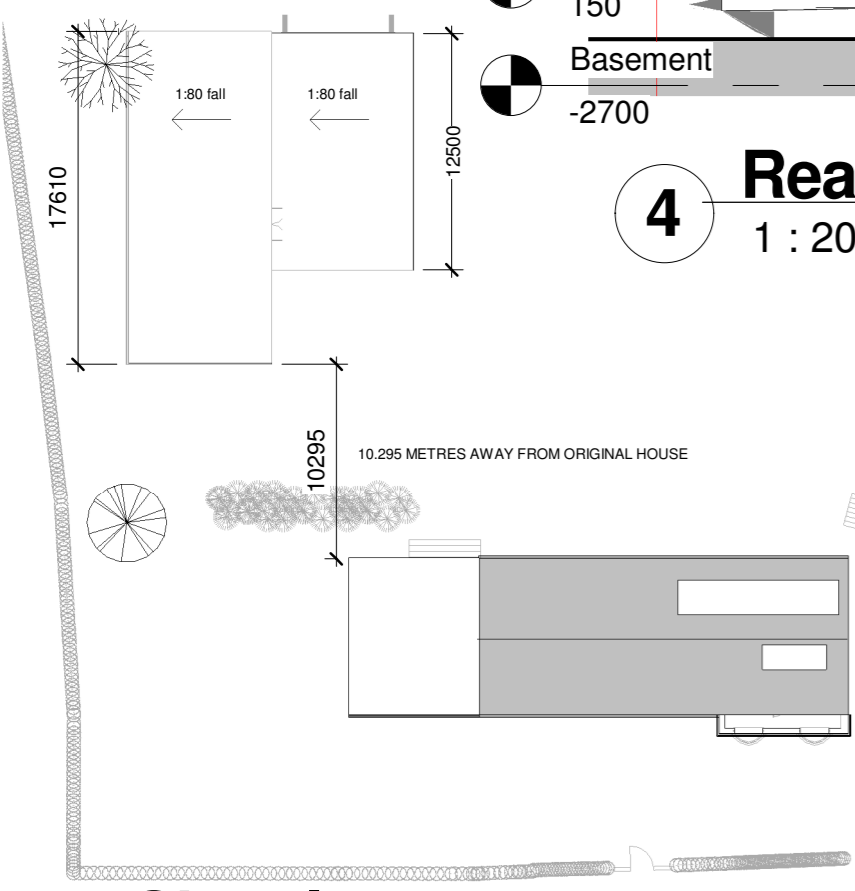
**2 West El.**  
1 : 200



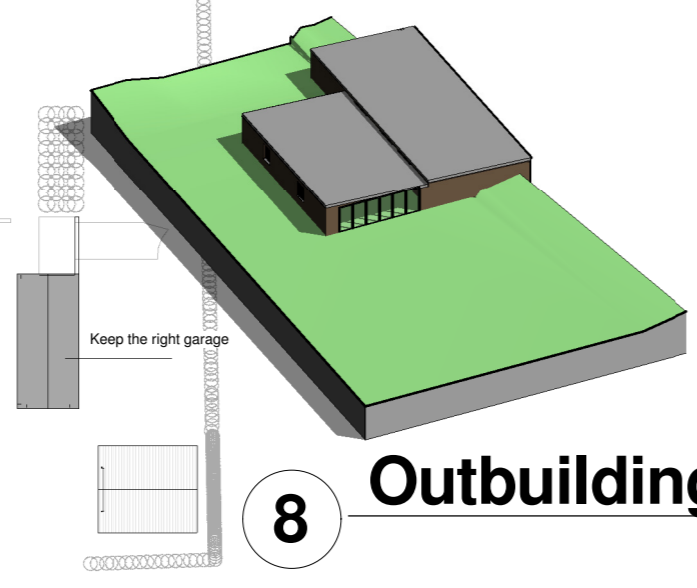
**3 Front Elevation**  
1 : 200



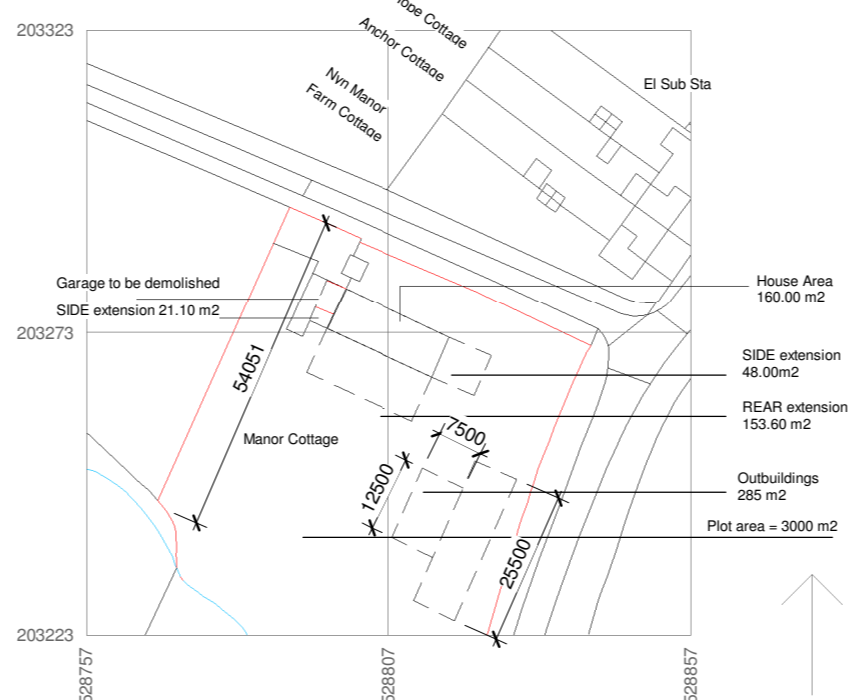
**4 Rear Elevation**  
1 : 200



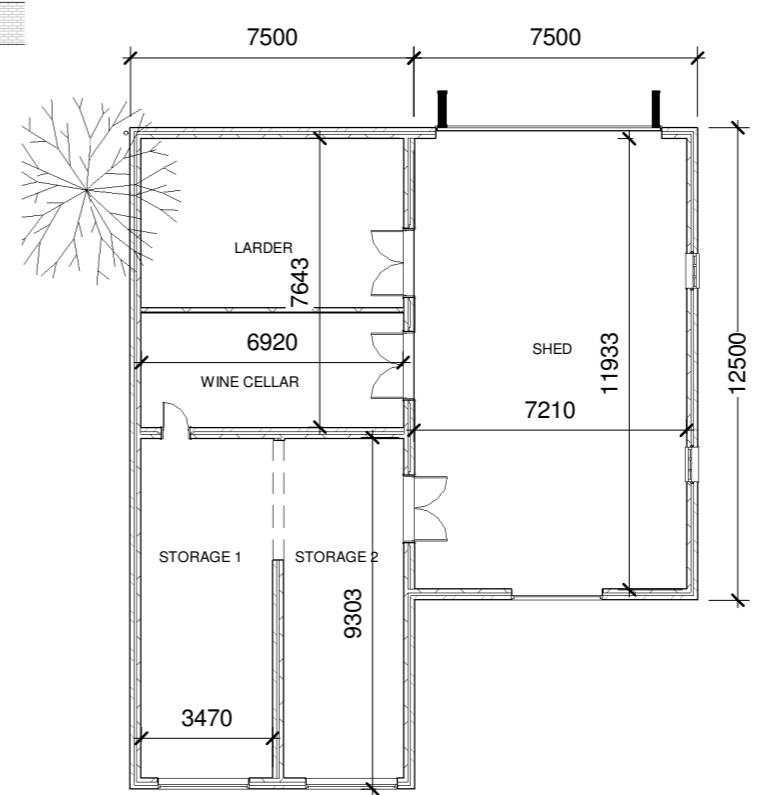
**5 Site plan**  
1 : 400



**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<br>Then the 50% of the plot is 1500.00 m2 which will limit the area of the proposed building around the existing house. |
|      |       | <b>AREAS</b><br>Proposed side extensions. 21.10+48.00=69.00 m2<br>Proposed rear extension. 153.60 m2<br>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:**



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Jeremy Gelber

**CLIENT:**  
Side extension and outbuilding into existing cottage

**PROJECT:**  
Manor Cottage  
Vineyards Road  
Potters Bar  
EN6 4PQ

**PROJECT ADDRESS:**  
Outbuilding

**DRAWING TITLE:**

RR RR  
**DRAWN BY:** | **CHECKED BY:**

18.04.2018  
**DATE:** | **Rev:** | **Rev. DATE:**

1\_200 MC-R00-PR-105  
**SCALE @ A2:** | **DRAWING No:**