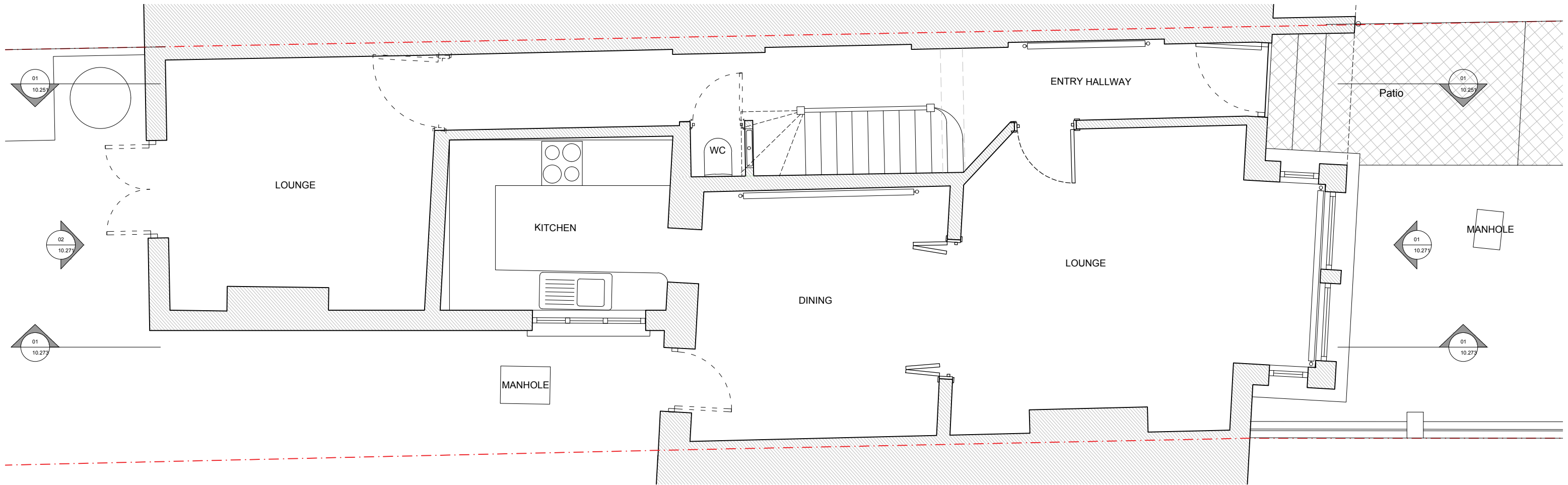




Rev.	Description.	By	Date
00	FOR PLANNING	DK	02.04.26
01	Showing reduced depth of side extension	MC	05.05.26
02	No ground floor extension	MC	08.05.26

Client
David Nimmons

Project
49 Linzee Rd, N8 7RG

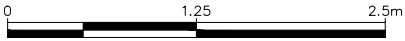
Title
Proposed Ground Floor Plan

Project No.	Drawing No.	Rev.
2606	20.201	-

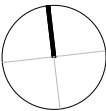
Scale	
Drawn	Date
DK	16.02.26

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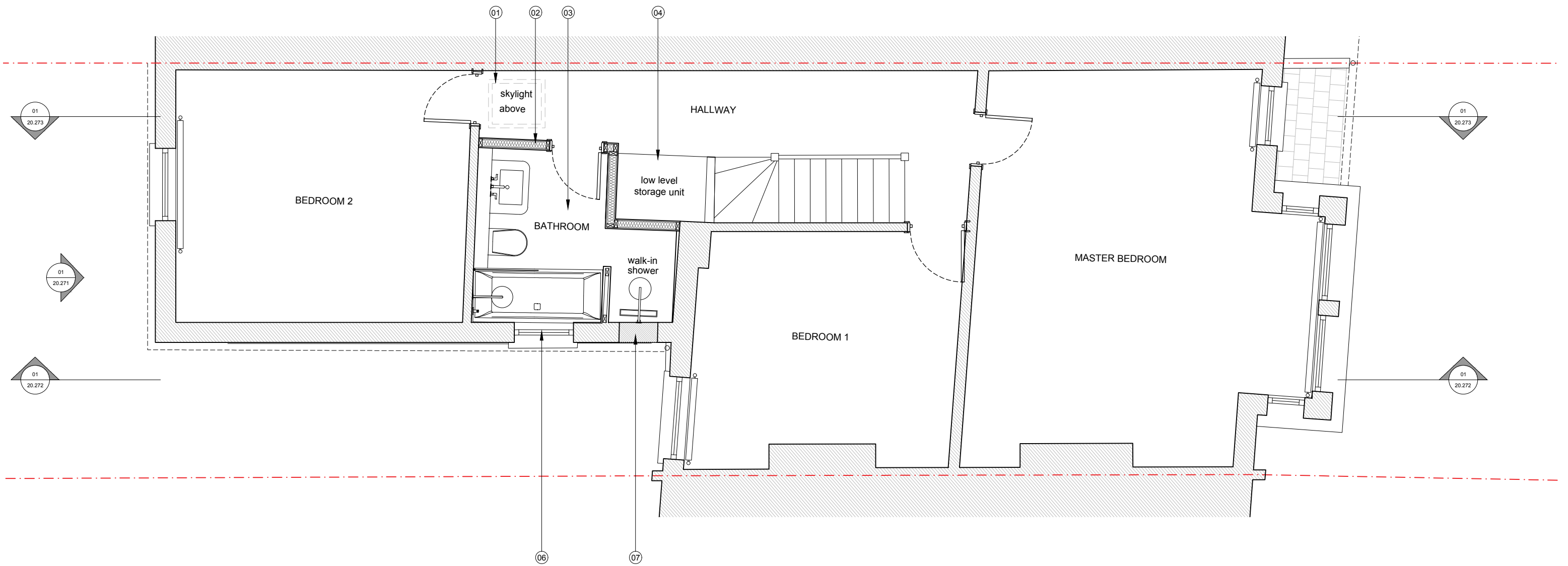
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Key:
- - - Site boundary



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- Notes:
- 1. New skylight to hallway
 - 2. New partitions to form new bathroom and hallway landing area.
 - 3. New Bathroom fitout with walk-in shower
 - 4. Form low level storage accessed from hallway
 - 5. -
 - 6. New sash window to bathroom
 - 7. Existing opening closed off, brick to match existing

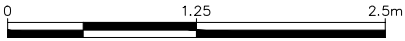
Allow general decoration, repairs, new floor finishes throughout - TBC

Rev.	Description.	By	Date
00	FOR PLANNING	MC	02.04.26
01	Showing reduced depth of side extension	MC	05.05.26
02	Rev showing no ground floor extension	MC	08.05.26

Client
David Nimmons

Project
49 Linzee Rd, N8 7RG

Title
Proposed First Floor Plan



Key:
- - - Site boundary

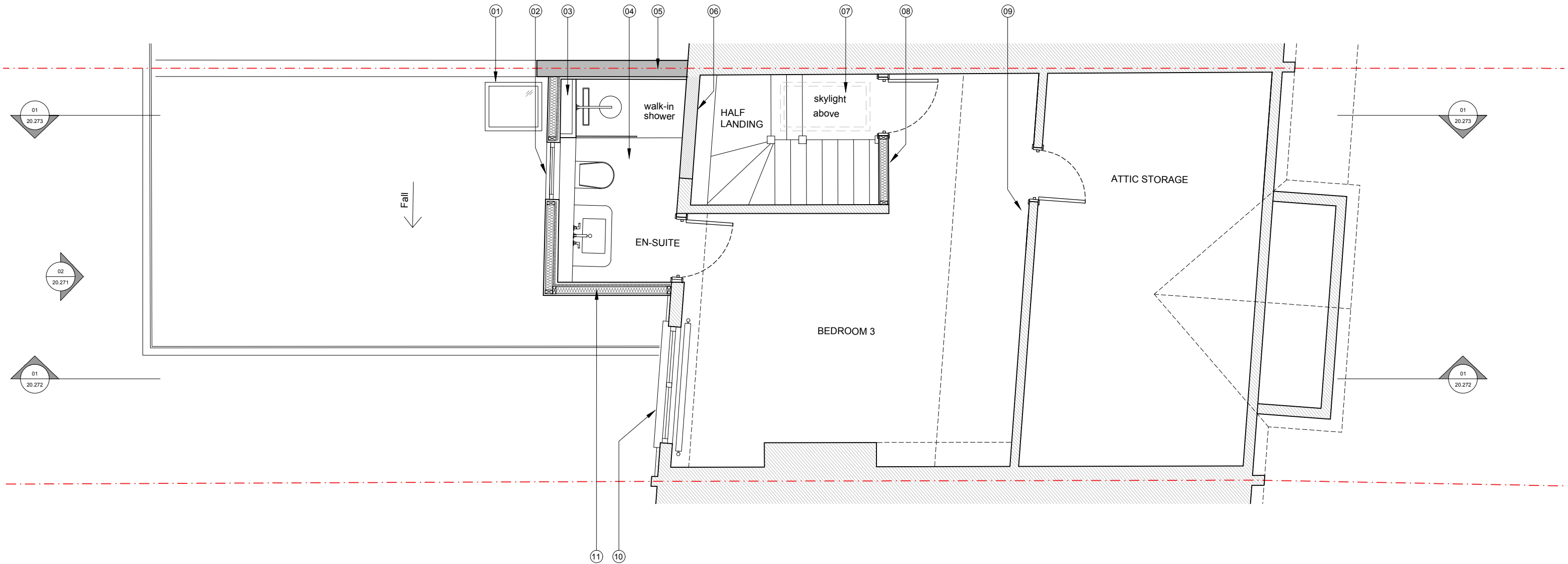
Project No.	Drawing No.	Rev.
2606	20.202	-

Scale	
Drawn	Date
DK	16.02.26

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Notes:

- 1. New skylight below
- 2. New sash window to ensuite
- 3. Wall framing to ensuite for services
- 4. New ensuite fitout with walk-in shower
- 5. Extend party wall in brickwork
- 6. Block up existing window opening.
- 7. New skylight to upstairs landing.
- 8. New internal partitions
- 9. Make good wall surfaces.
- 10. Relocated sash windows
- 11. New external timber frame walls to form new ensuite, accessed through new opening from attic bedroom. New external slate tiles to match mansard roof

Allow general decoration, repairs, new floor finishes throughout - TBC

Rev.	Description.	By	Date
00	FOR PLANNING	MC	02.03.26
01	Showing reduced depth of side extension	MC	05.05.26
02	Rev showing no ground floor extension	MC	08.05.26

Client
David Nimmons

Project
49 Linzee Rd, N8 7RG

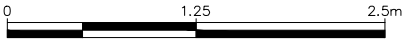
Title
Proposed Second Floor Plan

Project No.	Drawing No.	Rev.
2606	20.203	-

Scale	
Drawn DK	Date 16.02.26

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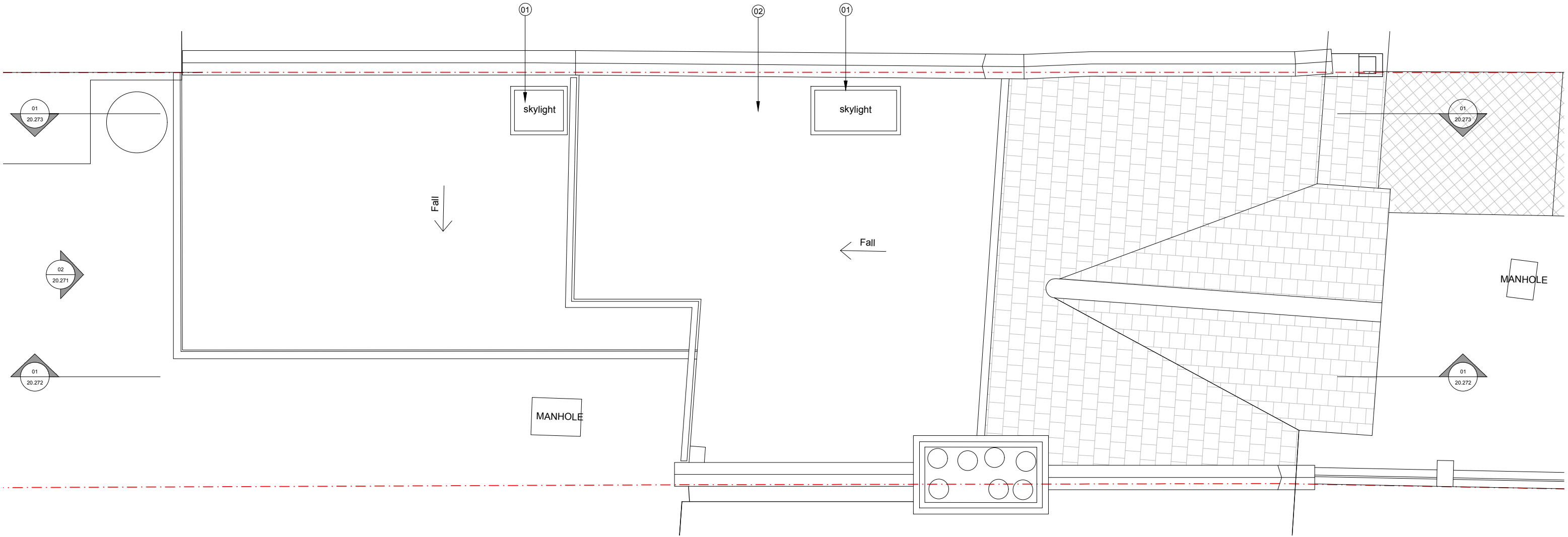


Key:

--- Site boundary



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Notes:

- 1. New skylights
- 2. Flat roof

Rev.	Description.	By	Date
00	FOR PLANNING	MC	02.04.26
01	Showing reduced depth of side extension	MC	05.05.26

Client
David Nimmons

Project
49 Linzee Rd, N8 7RG

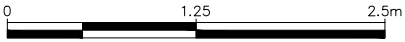
Title
Proposed Roof Plan

Project No.	Drawing No.	Rev.
2606	20.204	-

Scale	Date
Drawn DK	16.02.26

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PERMITTED DEVELOPMENT

Dormer extension:

Existing dormer and mansard wall 24.5 m3.

Proposed en-suite dormer 14.5 m3.

Total volume 39 m3.

Ground floor side extension:

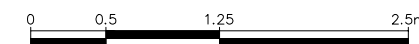
Proposed ground floor side extension within permitted development rules. Eaves height below 3m. Max height below 4m. Width less than half of the width of the original house

Notes:

1. Boundary line. Raise party wall along boundary.
2. Skylights
3. New sash window to ensuite extension
4. New slate tiles to extension to match mansard roof cladding.
5. Black upvc rainwater downpipe
6. Relocated sash dormer to mansard roof

Key:

--- Site boundary



Rev.	Description.	By	Date
00	FOR PLANNING	DK	02.04.26
01	Dormer Volume Calculations	MC	28.04.26
02	Rev showing no ground floor extension	MC	08.05.26

Client

David Nimmons

Project

49 Linzee Rd, N8 7RG

Title

Proposed Rear Elevation

Project No.	Drawing No.	Rev.
2606	20.271	-

Scale

Drawn	Date
DK	16.02.26

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01

20.271

Proposed Rear Elevation

Scale 1:50 @ A3

PERMITTED DEVELOPMENT

Dormer extension:

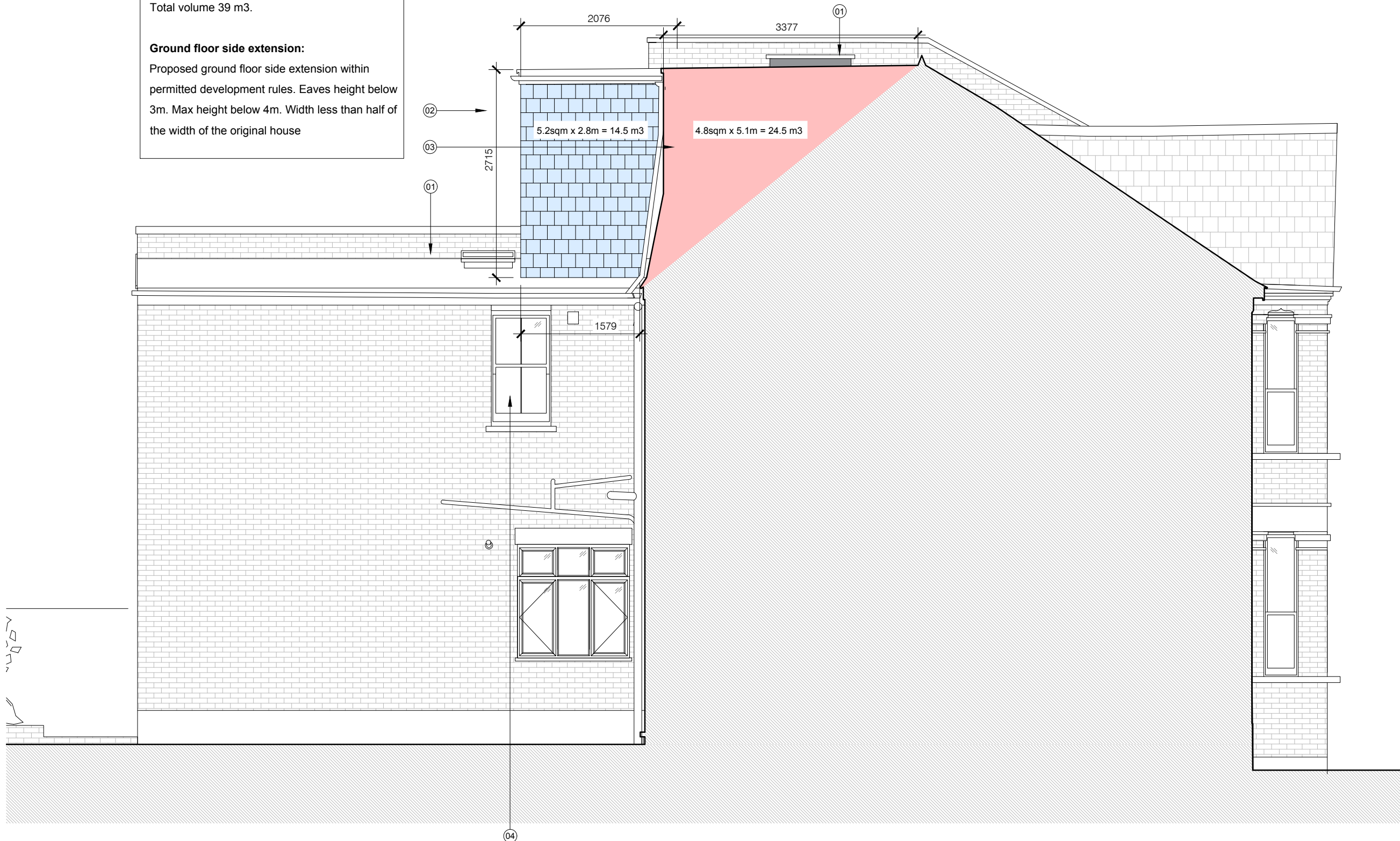
Existing dormer and mansard wall 24.5 m3.

Proposed en-suite dormer 14.5 m3.

Total volume 39 m3.

Ground floor side extension:

Proposed ground floor side extension within permitted development rules. Eaves height below 3m. Max height below 4m. Width less than half of the width of the original house

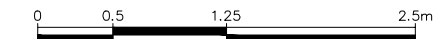


Notes:

1. New skylights, max 150mm projection above roof.
2. New slate tiles to match existing
3. Relocated sash dormer
4. New sash window

Key:

--- Site boundary



Rev.	Description	By	Date
00	FOR PLANNING	DK	02.04.26
01	Dormer Volume Calculations	MC	28.04.26
02	Showing reduced depth of side extension	MC	05.05.26
03	Rev showing no ground floor extension	MC	08.05.26

Client

David Nimmons

Project

49 Linzee Rd, N8 7RG

Title

Proposed Side Elevation

Project No.	Drawing No.	Rev.
2606	20.272	-

Scale

Drawn	Date
DK	16.02.26

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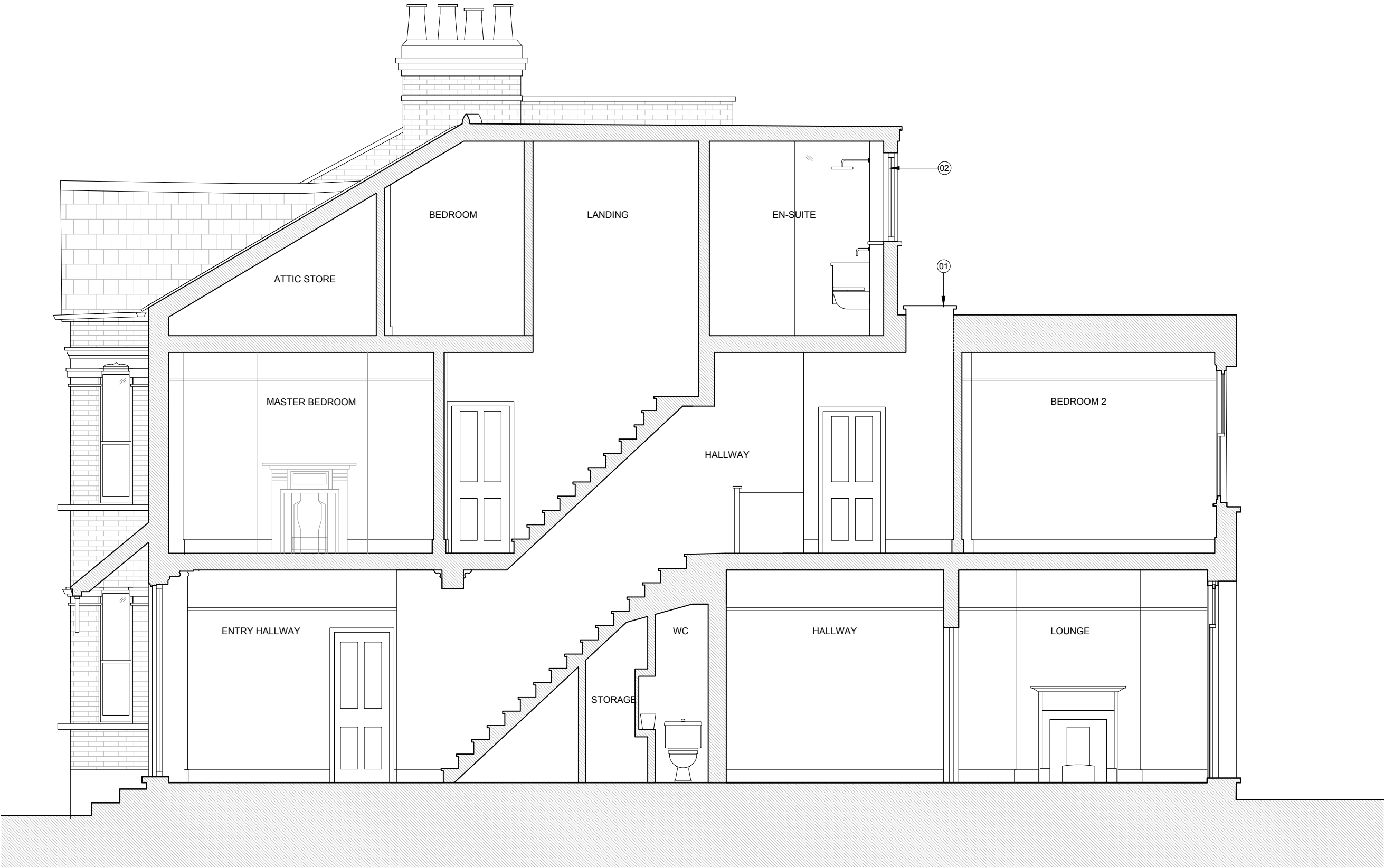
01

20.272

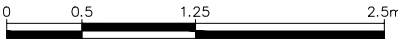
Proposed Side Elevation

Scale 1:50 @ A3

- Notes:
1. New Skylights
 2. New sash window to ensuite extension



Key:
- - - Site boundary



Rev.	Description.	By	Date
00	FOR PLANNING	DK	02.04.26
01	Showing reduced depth of side extension	MC	05.05.26
02	Rev showing no ground floor extension	MC	08.05.26

Client
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Project
49 Linzee Rd, N8 7RG

Title
Proposed Section

Project No.	Drawing No.	Rev.
2606	20.273	-

Scale	
Drawn	Date
DK	16.02.26

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