

NYMNPA

03/05/2019

**From:** Jeff  
**Sent:** 03 May 2019 16:15  
**To:** Helen Webster  
**Cc:** Rebecca Hodgson; Garner, Iain  
**Subject:** Re: NYM/2019/0156/FL - Overdale, Egton

Dear Helen,

thank you for your email below and the attached correspondence.

I'm happy to be able to respond by saying that we have embraced the changes you require to the dormer, and we have redesigned it with a pitched roof, a single door and a much reduced volume. Please see revised drawings HON02A and HON03A, attached.

We tried the catslide idea but found that with the shallowest pitch possible there wasn't room even for the smallest window, so we went for a duo-pitch solution and we think it works well. The applicants have lost a lot of headroom, but they're still happy with the revised design.

We very much appreciate your comment that while the Authority isn't generally keen on the use of flat roofs as terraces, because there are no overlooking issues at all in this instance, you may be supportive of the use of the flat roof proposed.

You'll notice on the revised drawings that a flue pipe comes up above the ridge line. This is because the roof light now proposed to the new dormer roof is within 2.3 metres of the flue location, and so the flue has to terminate at least one metre above the top of the roof light. But I don't imagine that this causes you any difficulties.

Please don't hesitate to come back to me if you feel we haven't resolved the issues you raised. We like the result of your suggestions, but we'd be happy to make further tweaks if necessary.

Best wishes,

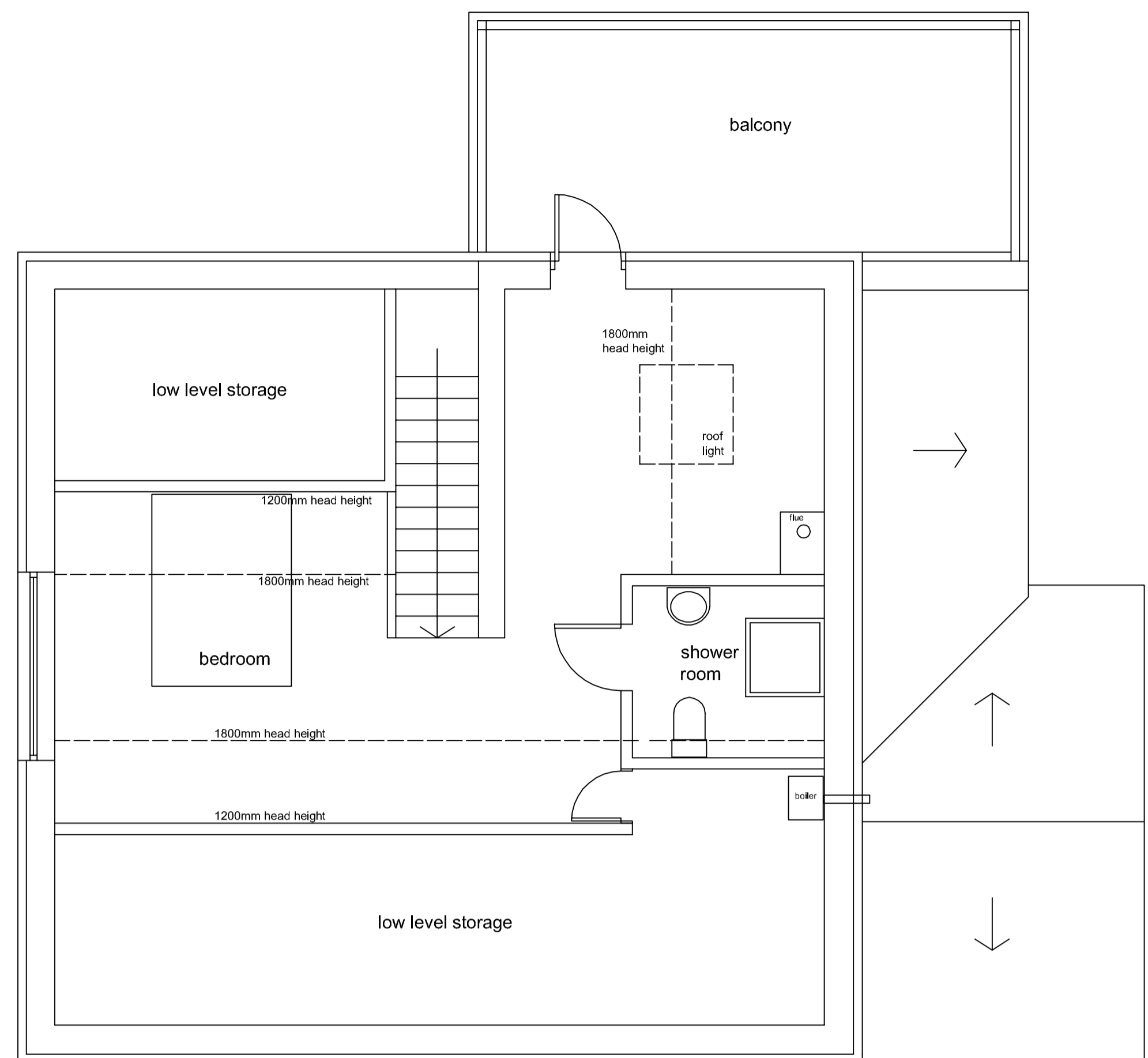
Yours sincerely,

Jeff Sowerby

NYMNP

03/05/2019

AMENDED



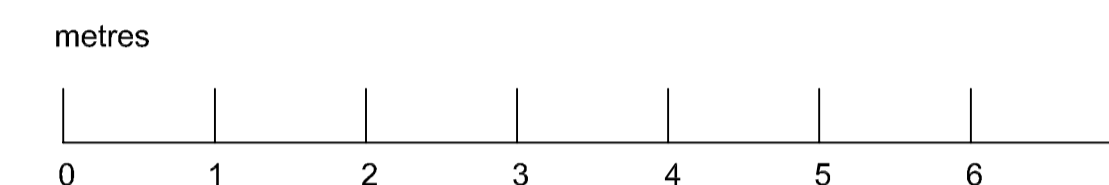
ATTIC PLAN



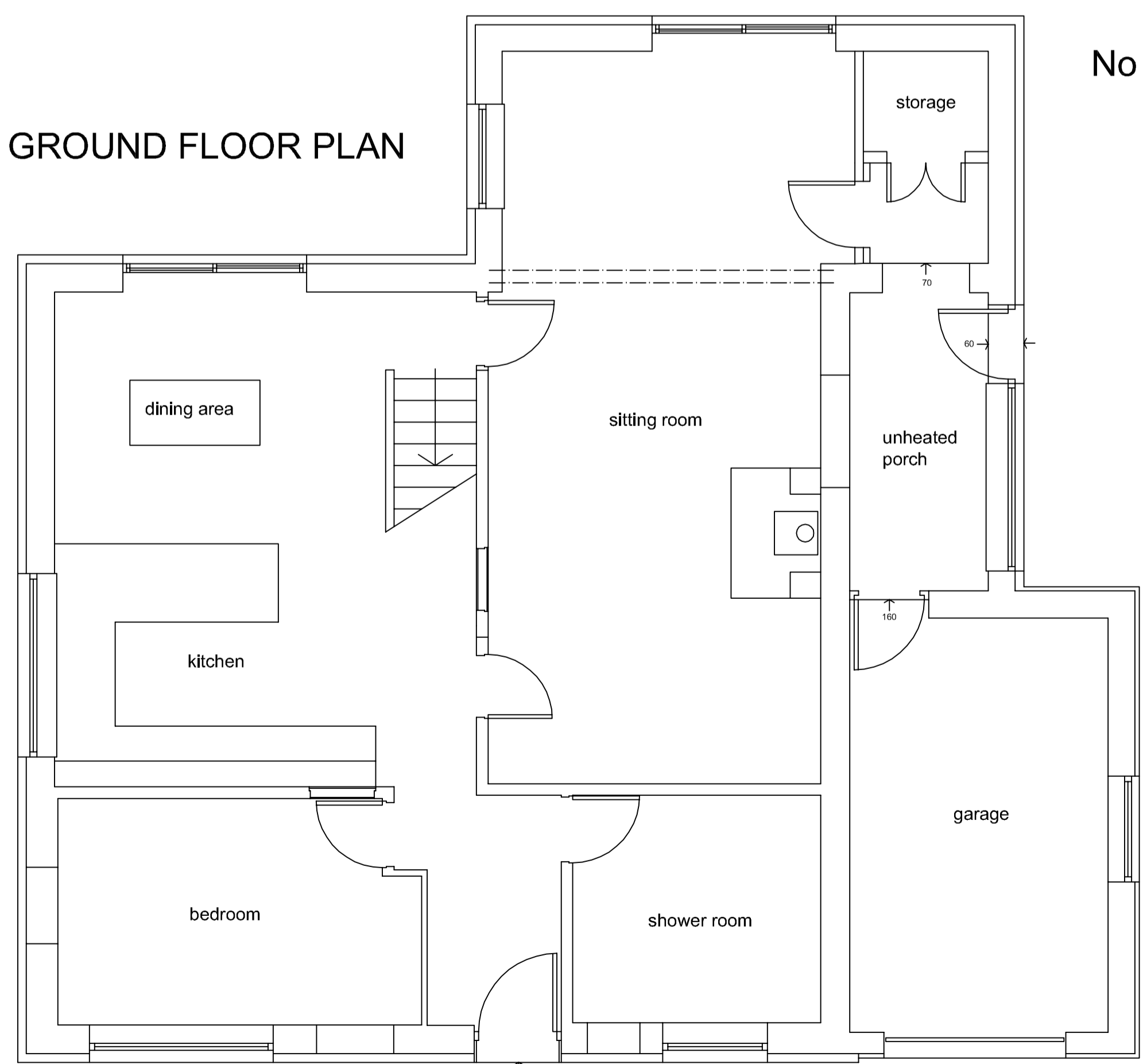
NORTH ELEVATION



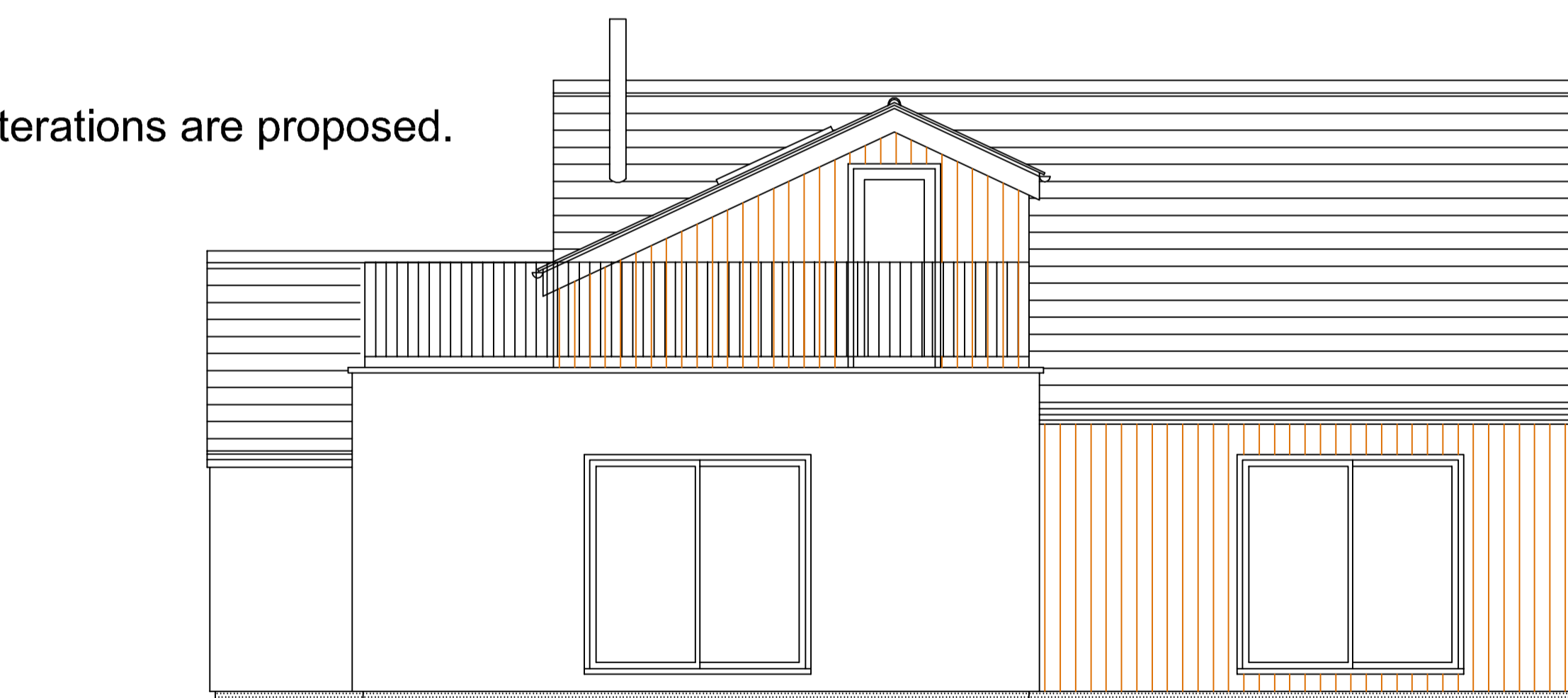
EAST ELEVATION



GROUND FLOOR PLAN



No drainage alterations are proposed.



SOUTH ELEVATION

MATERIALS

roof: Eternit blue-black slates  
 dormer: timber cladding  
 walls: off white render  
 and timber boarding  
 windows: anthracite grey upvc  
 doors: anthracite grey composite



WEST ELEVATION

A 3 May 2019 Dormer reduced in volume and given pitched roof.

Revisions

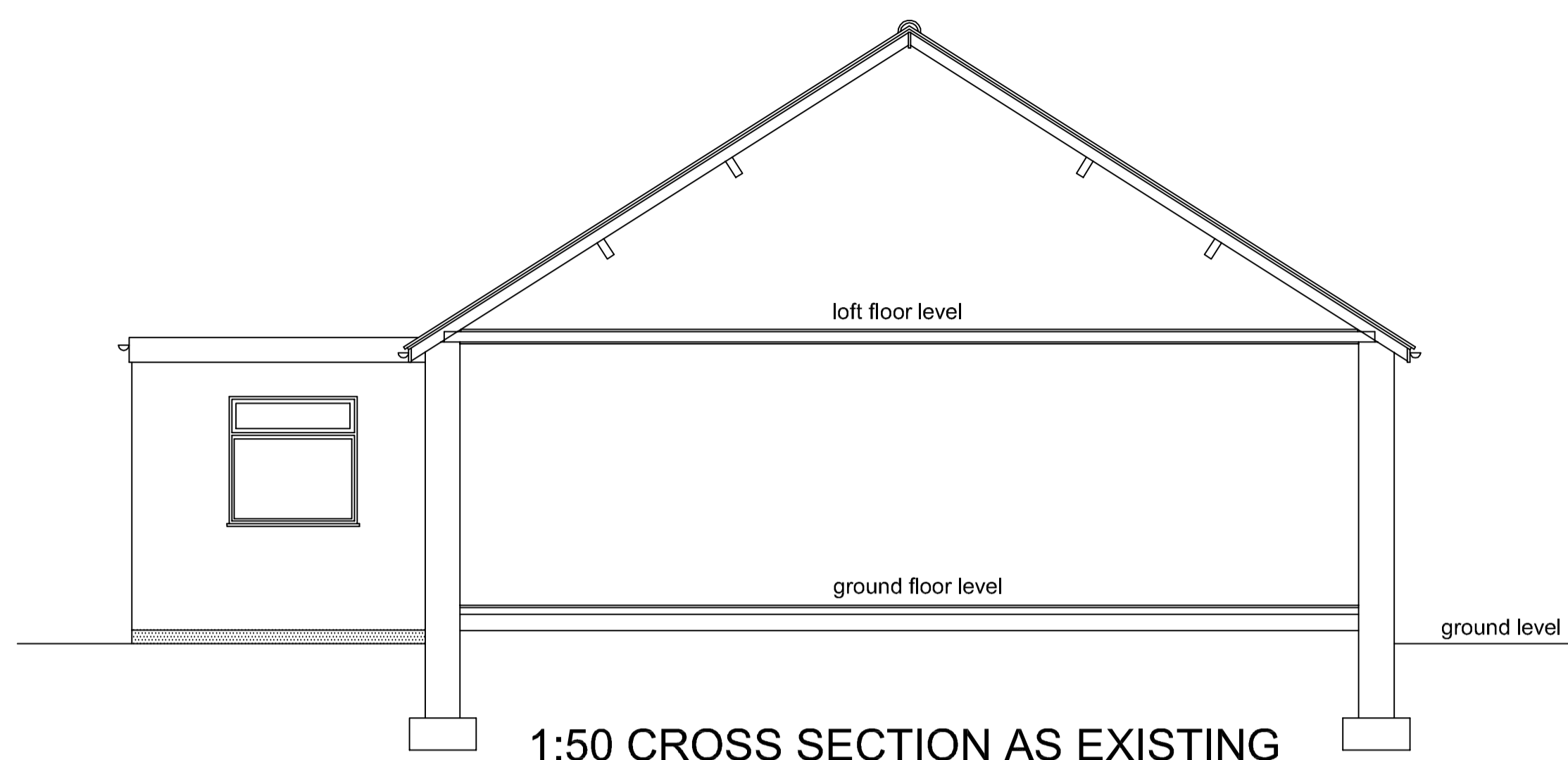
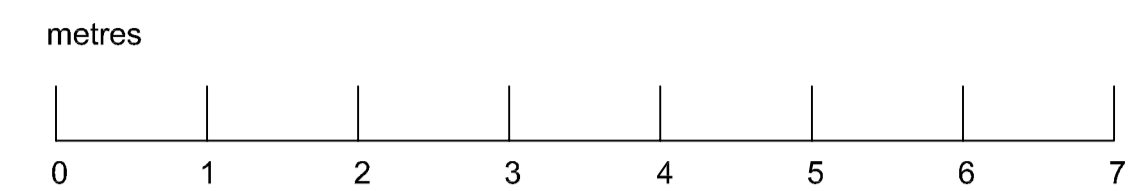
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 290 Albert Road, Sheffield S8 9RD  
 www.jeffsowerbyarchitect.com

Client  
 REBECCA HODGSON AND  
 IAIN GARNER

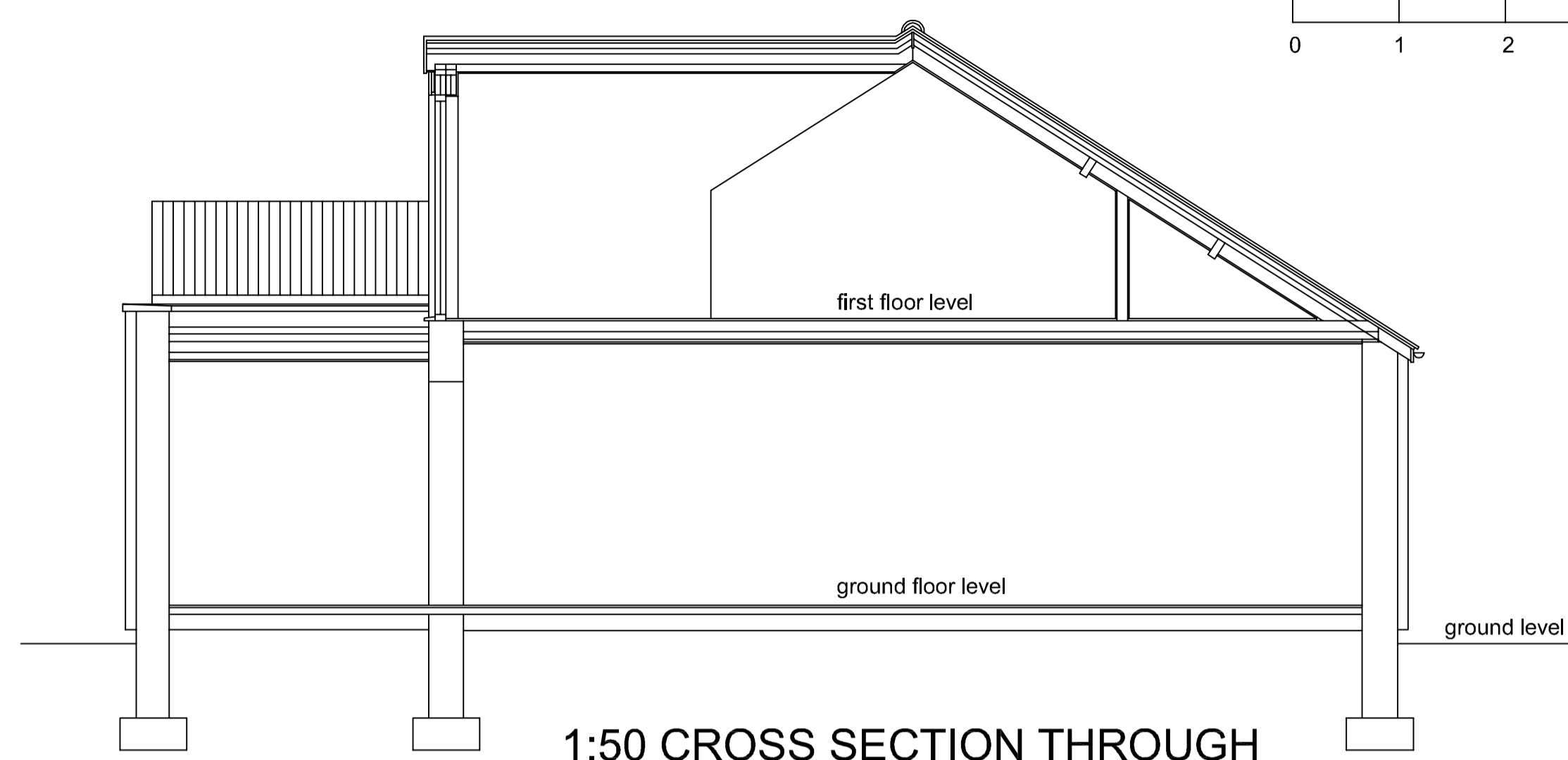
Job title  
 PROPOSED ALTERATIONS AND  
 DORMER EXTENSION TO HONEYBEE  
 HOUSE, EGTON, NORTH YORKSHIRE

Drawing title  
 HOUSE AS PROPOSED

Scale	Drawing no.	Revision	Date
1:50@A1	HON 02	A	01.03.2019



1:50 CROSS SECTION AS EXISTING

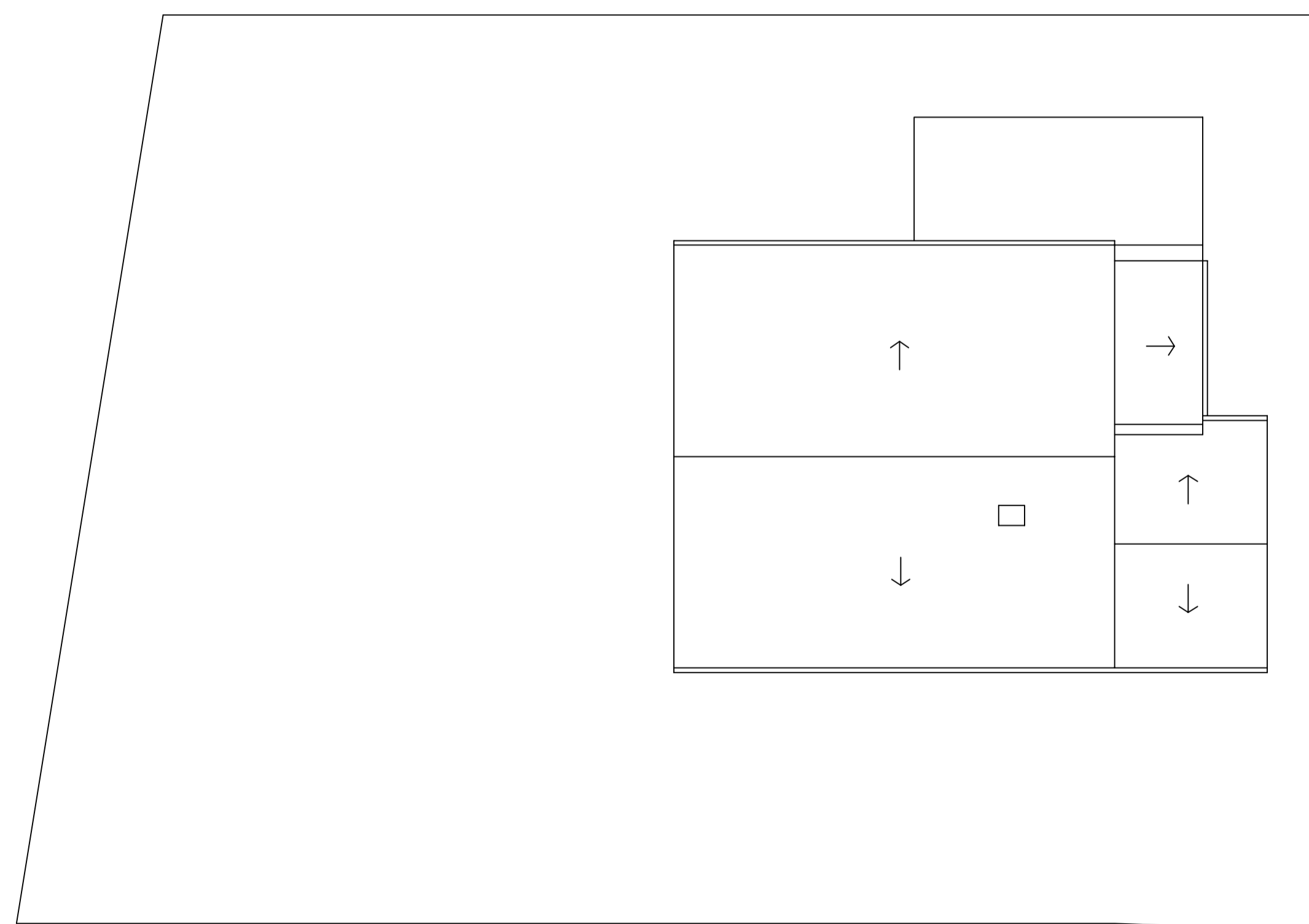


1:50 CROSS SECTION THROUGH PROPOSED DORMER

NYMNP

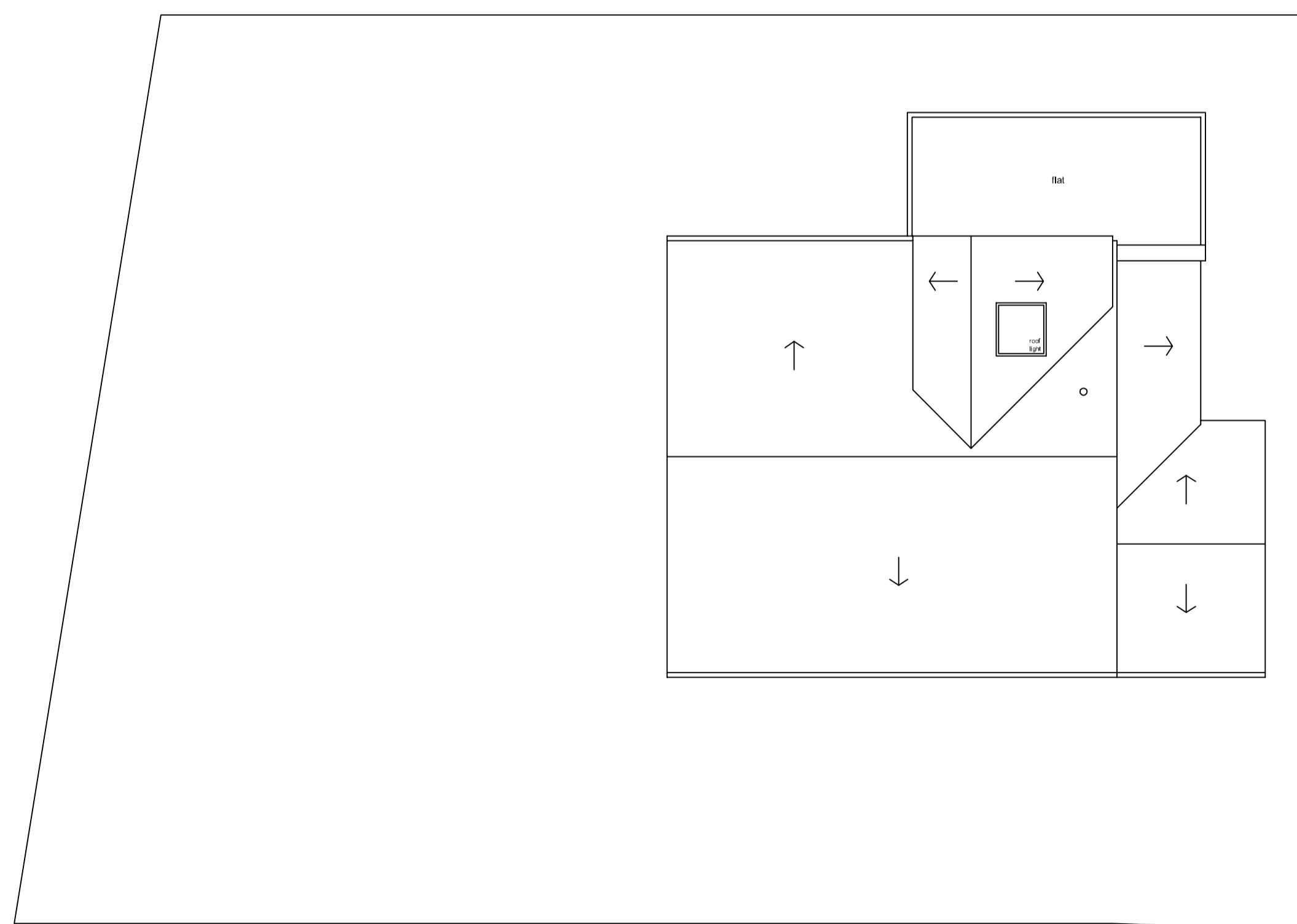
03/05/2019

AMENDED



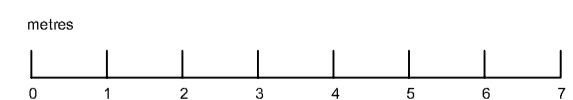
EGTON TO GROSMONT ROAD

1:100 ROOF PLAN AND SITE LAYOUT AS EXISTING



EGTON TO GROSMONT ROAD

1:100 ROOF PLAN AND SITE LAYOUT AS PROPOSED



A 3 May 2019 Dormer reduced in volume and given pitched roof.

Revisions

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Client REBECCA HODGSON AND IAIN GARNER

Job title PROPOSED ALTERATIONS AND DORMER EXTENSION TO HONEYBEE HOUSE, EGTON, NORTH YORKSHIRE

Drawing title COMPARATIVE SITE PLANS, ROOF PLANS AND CROSS SECTIONS

Scale 1:50/1:100 @A1	Drawing no. HON 03	Revision A	Date 05.03.2019
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