

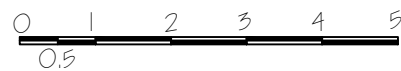
Extension Floor Areas
 Existing ground floor habitable space = 71m²
 Existing first floor habitable space = 56m²
 Total = 127m²

In line with the planning advice note to policy CO17 limiting extensions of habitable floor space to not more than 30% of existing total which is equal to = 38m²

The change of use conversion of the existing workshop footprint creates 35m² additional habitable floor space therefore meeting the policy current requirements.

NYMNPA
30/01/2023

Metric scale bar 1:100 scale in metres



This drawing is for the purpose of obtaining Planning & or Building Regulation approval only

Read this drwg in conjunction with the construction specification & "Robust details"

NOTE Any work carried out prior to the granting of any required regulatory approvals, including the satisfying of any associated conditions is undertaken entirely @ the applicants own risk

Rev B) patio doors to rear elevation of workshop conversion amended to 2 no windows
 Rev A) New pitched roof over Sun Room. Roof lights reduced to 2 no with length increased

Applicant	Mr & Mrs J Bargh, The Old Dairy 126B High Street Hinderwell. TS13 5ES
Project	Change of use of store /workshop to residential
Drawing	Proposed ground floor plan
Job No 676	Sheet no 4
Scale 1:100	July 22
Rev B	

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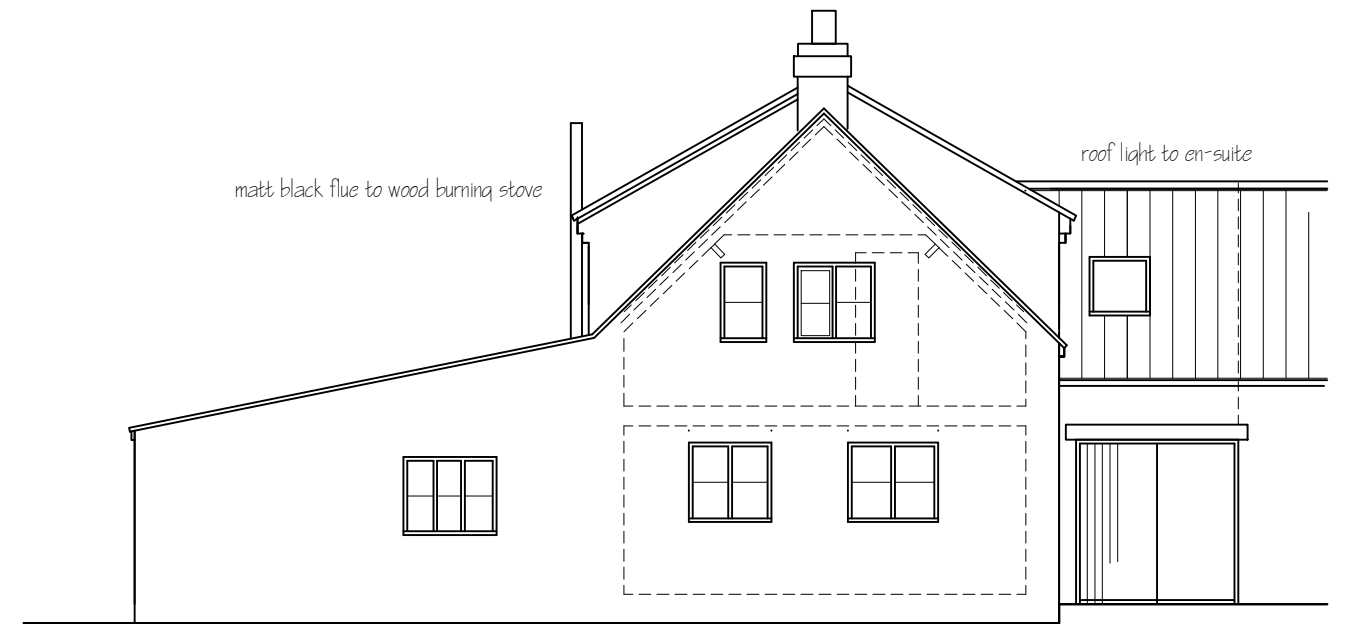
Front Elevation

existing roof to be replaced with pantile covering to match existing roof lights as shown, new increased size windows to adjusted openings



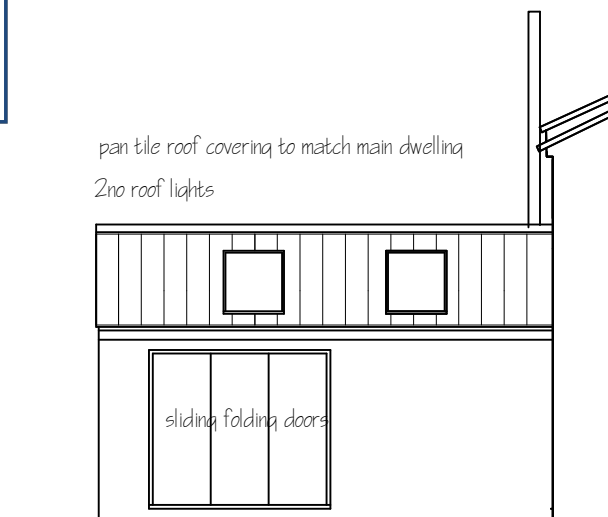
Rear Elevation

All new windows to be upvc colour sage green to match the the proposed replacement windows to the existing cottage



Left Hand Side Elevation

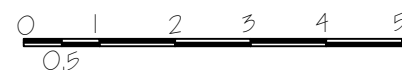
NYMNP
30/01/2023



Rear Internal Left Hand Elevation of Workshop

Rev A) New pitched roof over Sun Room. Roof lights reduced to 2no with length increased

Metric scale bar 1:100 scale in metres



Rev B) patio doors to rear elevation of workshop conversion amended to 2no windows wood burning stove flue added. windows to converted store to be upvc to match the proposed replacement windows to the existing dwelling

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Applicant	Mr & Mrs J Bargh, The Old Dairy 126B High Street Hinderwell. TS13 5ES			
Project	Change of use of store /workshop to residential			
Drawing	Proposed Elevations			
Job No676	Sheet no 6	Scale 1:100	July 22	Rev B