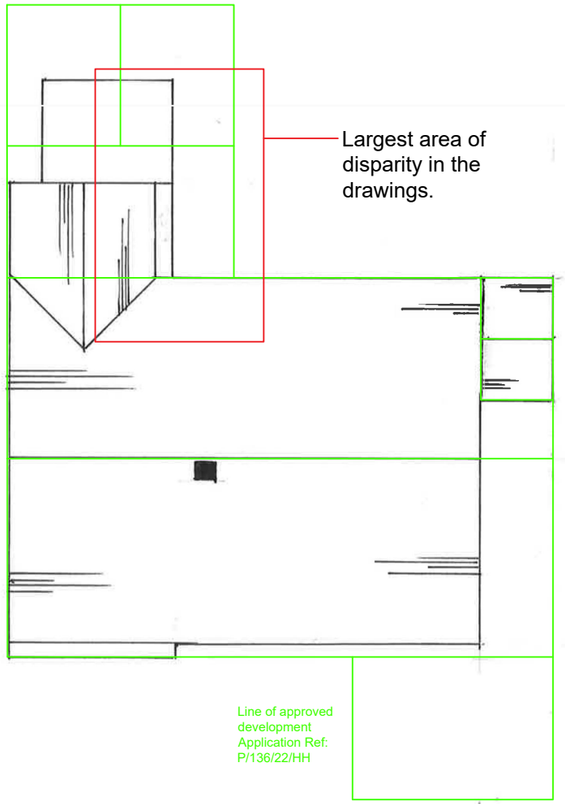
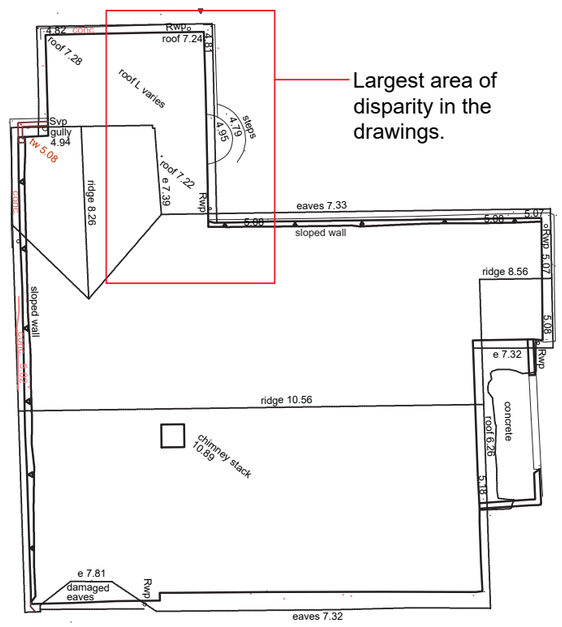
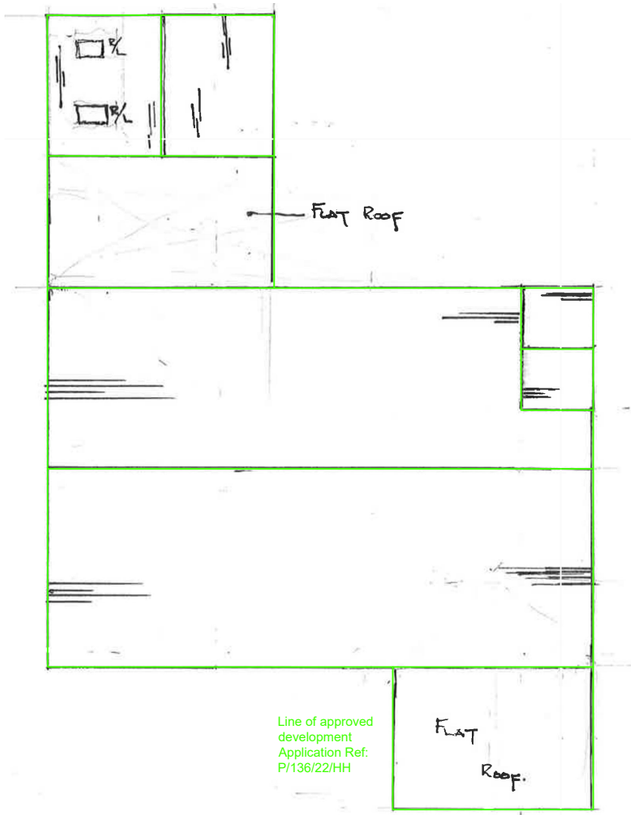


1. Existing as drawn in granted scheme (1:125)

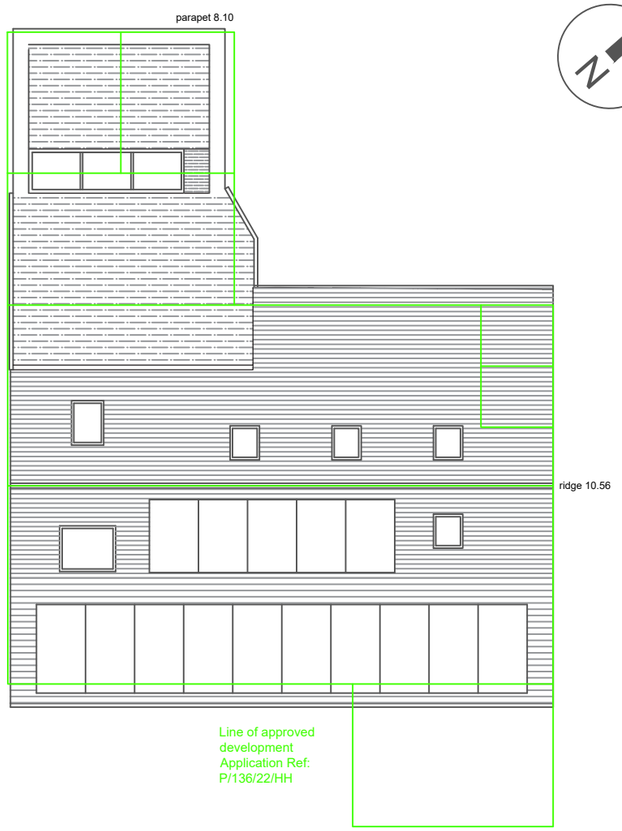


1a. Existing as surveyed 01.12.2025 (1:125)



2. Proposal as drawn in granted scheme (1:125)

The proposed drawings do not have any levels noted. But you can see from the elevations on the following pages that the building is increasing in height and scale in the granted scheme.



3. New application to be submitted as Removal/Variation of Condition application (1:125)

Our proposal is to retain the existing ridge height and create a bonnet roof to the south to improve the head height in the living area. This allows you to continue read the mass of the house as one, similar to the existing.

The rear extension (to the south) is also planar, compared to the granted scheme that has an extra flat roof extension. This is more in keeping with other properties along the road and creates a more useable space in the living kitchen area.

The front extension (to the north) has a new flat roof with a partial parapet which has been raised to allow us to build the new roof over the train carriage; but still lower than the current gable ridge to the front (measured at 8.26). This allows us to retain and restore the train carriage internally. This is also slightly higher as we have lifted the FFL in this area to assist with a consistent level across the ground floor and additionally assists with reducing potential flood risk.

We would also like to make the house more sustainable. Therefore we have shown 15 PV panels on the roof. We have rooflights to improve daylight values and passive ventilation.

CDM 2015 Health & Safety Information:

This information relates only to 'Significant Hazards' identified on this drawing and is to be read in conjunction with the Designer's Hazard Register.

Client's Name: Dolores and Stephen Pinkerton

Job Title: 33 West Front Road, Pagham

Drawing Title: Comparison of roof plan

Scale: 1:125 @ A3 (metres 1 2 3 4 5)

Drawn	Checked	Date
DH	AD	17.08.26

Job No	Drawing No	Rev
2502	SK02	A

Status: PRELIMINARY

Rev	Date	Revision Details	Dr	Ch
A	18.08.26	For discussion with Planning Officer	DH	AD

WORK IN PROGRESS

FOR DISCUSSION ONLY

No dimensions to be scaled from drawing except for the purposes of Planning Applications. The contractor should check all dimensions on site. It is the contractors responsibility to ensure compliance with Building Regulations.