PHILIP J CLAY
ARCHITECTURAL DESIGN

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5th October 2026

Planning Department,
Horsham District Council,
Park Side, Chart Way,
Horsham, West Sussex.
RH12 1RL

Dear Sirs, **Proposed dormer to existing 2nd Floor bedroom**

52 School Road Upper Beeding, West Sussex, BN44 3HY

On behalf of my clients, I submit the Lawful Development Certificate Application for the above, the fee for which will be paid directly by my clients via the Planning Portal; Documents accompanying this application are;

1.	Floor Plans, Sections as proposed	2361 - 1	1:50 at a1
2.	Elevations as Existing, Roof plans	2361 - 2	1:100 at A3
3.	elevations as Proposed	2361 - 3	1:100 at A£
4.	Block plan as proposed	2361 - 4	1:500 at A4
5.	Location Plan	2361 – 5	1:1250 at A4

Please contact my client direct regarding payment, at the e-mail given, including amount and method of payments

robcruise80@gmail.com

A Party wall agreement with the owner/occupier will be entered into the neighbours (adjoining)

If you have any questions, please do hesitate to get in touch

Yours Faithfully

Philip J Clay

DESIGN STATEMENT

This proposal, comprises the Construction of a rear dormer to the existing second floor bedroom, the dormer being located on the rear elevation, The existing room which is only serviced by Velux roof lights, to the front and rear, affords little to no headroom with height at the centre at 1.9metres. hence the need for the dormer; The front roof light will be retained

I believe the dormer represents Permitted development by virtue of it being 19.04m3 , thus being below the 40m3 PD Limit

Ither properties of similar design in the road have had such domers added,

The dormer will be set up 500mm from the eave line and be 450mm away from the adjoining neighbours party wall

Philip J Clay

Appendix 1 ; photographs





FRONT ELEVATIONS



REAR ELEVATION