



Ref: JGA/2137/Timbavati/Planning/260821

26 August 2021

Development & Planning Authority  
Sir Charles Frossard House  
PO Box 43  
La Charroterie  
St Peter Port  
GY1 1FH

Dear Planning Department,

**PLANNING APPLICATION: PROPOSED EXTENSION & ALTERATIONS AT:-  
TIMBAVATI, ROUTE DES LAURENS, TORTEVAL, GY8 0RH. FOR – MR & MRS EDWARDS.**

Please find enclosed the following documents to aid the department in determining the above application for Full Planning Permission.

- 3 copies of JG Architecture drawing number: 2137/02.01
- 1 copy of completed Planning Application Form
- Submission cheque to the value of £150 (Fee Category 3Aii)
- We confirm that an e-Submission has been lodged

Our clients, Mr & Mrs Edwards, wish to extend the roof space of the existing house to provide a new master bedroom suite.

Over the existing single storey, flat roof addition to the rear, we propose to extend the existing first floor accommodation to provide a more useable bedroom suite with an area for dressing and storage. The proposed ridge is subservient to the ridge of the existing dwelling and all proposed materials are noted on the enclosed plans.

A flat roof dormer window is also proposed to the Western Elevation of the new roof structure to maximise the useable floor area of the extended space, whilst the proposed glazed gable with Juliette balcony has been incorporated into the design to maximise the outlook from this elevated position.

**Policy GP9**

Should Planning Permission be granted, then plans will be produced that meet, or exceed the requirements of the Building Regulations – in particular those relating to energy efficiency. A glazing calculation has been undertaken at this stage of design and we can confirm that a SAP calculation by others will form part of our Building Control Application in order to offset the excess glazing included in our proposals.

We trust that the above and enclosed provides sufficient information to allow you to determine this application and look forward to a prompt and favourable response.

Should you require any additional information, please do not hesitate to contact the undersigned at your convenience.

Yours faithfully

**Miles Pengelley ACIAT, BSc (Hons)**  
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Cc. – Mr & Mrs Edwards  
Encs.

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