DESIGN AND ACCESS STATEMENT

DESIGN SETTING

The plan relates to the construction of a single storey side extension and garden store for the improvement and benefit of the householder.

MATERIALS

The existing house is constructed of coursed natural stone and the roof has a covering of blue concrete tiles. The new extension will have stone quoins heads and sills. The new extension will be constructed of materials to match that of the existing and surrounding properties.

PRIVACY AND PROTECTION

The existing boundary walls and fences around the site will result in little visual impact from the road, neighbours and surrounding areas. The existing property benefits from a large plot so the extension will have little impact to the street scene locality.

ACCESS

There is no alteration to the existing vehicle and pedestrian access to the property, ingress to the property is from the ground floor and accessible by the disabled.