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COUNCIL
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DESIGN AND ACCESS STATEMENT 16 December 2011

With regards to proposed conservatory at 13 Hall Street, New Mills.

Design

The extension walls will be constructed in white upvc framework with double glazed panels, constructed on a 150mm plinth of coursed natural stone. The glazing from the stone plinth level to 1.10m above floor level will be obscure glass, above this level the glazing would be clear glass.

The extension roof will be white upvc glazing bars with 35mm (5 wall) polycarbonate roof sheets with patent cappings / seals.

The extension would be sited in the recessed area to the rear corner of the existing house. It will fit on the existing raised paved area, which was previously granted planning permission.

All existing windows and external glazed panel doors at the rear of no13 are white upvc, the proposed conservatory framework will match these.

The size of the proposed conservatory is only 3.20m x 1.90m wide. It cannot be seen from the public highway / footway. It would not have a detrimental impact on the visual amenity of the Conservation area.

For further details of the proposal refer to drawings no111.12/1

Access

Access to the property is not affected by the proposed extension. The main entrance to the house is the front door from Hall Street, this will not change.

John F Lomas