

Planning Application Supporting Statement

Single storey extension

To

6 Markway Close
Emsworth
Hampshire
PO10 7NX



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Prepared by:

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Introduction

Helyer Davies Architects have been appointed by a private client to design the single-storey extension and alterations to 6 Markway Close, in Emsworth.

The proposed works consist of a single storey extension and a replacement garage to the property at 6 Markway Close.

Site Location

The site is located on Markway Close in Emsworth, Hampshire.

Our site is not within a numbered flood zone, and is at a very low risk, meaning that each year this area has a chance of flooding of less than 0.1%, therefore this site does not require a flood risk assessment.

Design

The dwelling is to remain as residential.

Amount

Existing and Proposed habitable space

Existing Ground Floor: 73.6m²

Existing First Floor: 46.8m²

Total: 120.4m²

Proposed Ground Floor: 94.5m²

Proposed First Floor: 46.8m²

Total: 141.3m²

Overall increase: 20.9m²

Site Photographs



Front Elevation



Front/Side Elevation



Side Elevation



Side/Rear Elevation

Proposed Layout

This proposal includes demolition of the existing dilapidated garage to the North/West side of the dwelling. This will then be replaced with the proposed single-storey extension.

The proposal is to rebuild walls in the place of the existing garage, utilising the space to its full potential. Extending out towards the north elevation will provide a replacement garage, and the existing kitchen will also be extended towards the rear back garden.

Internally the proposals will provide the dwelling with a new garage to the front of the property, a family room, bathroom, utility room, and also includes an extension to the existing kitchen towards the rear of the house. These proposals will allow for a more family friendly living area and improve the connection from the living areas to the garden.

The proposed works will also include internal alterations to the ground floor, including the WC being removed, allowing for a suitable entrance with access to the proposed garage.

It should be noted that the manhole covers denoting drains across the property have been checked on site and are not public drains.

Scale

The proposal is of an acceptable scale with an additional internal floor area of 20.9m².

Appearance

The external appearance of the proposal has been designed to complement the existing property and to remain in keeping with the housing in the local area.

Existing materials used:

External walls – Brick

Roof – Clay tiles



Windows & doors – White UPVC

Proposed materials to be used:

External walls – Brick to match existing

Roof – Clay tiles to match existing

Windows & doors – UPVC to match existing

Landscape

The landscape will remain as existing.

Access

Pedestrian access to the house will remain as existing. Vehicular access will be altered to include a new dropped kerb to accommodate the replacement garage.

Conclusion

The proposed extension and alterations will provide the dwelling with a replacement garage and will not only enhance the external appearance of the house but will also improve the quality of the living areas and will utilise the spaces within the dwelling.