

DESIGN & ACCESS STATEMENT.

It should be noted that this has been prepared in accordance with the guidelines as laid down by the Commission for Architecture and the Built Environment.

1. USE.

The property in question is a bungalow with an attached garage and a large forecourt to the front. The study within the property has doubled up as a small office to assist the running of the business. The garage facilitates the storage of a small forklift. The front forecourt allows for the parking of vehicles and a trailer and also the occasional temporary placing of materials [for a short period of time] prior to them being removed to customers gardens. The large forecourt and the use of this as a parking facility is in keeping with numerous other properties within the area, including that directly to the south of the site.

2. AMOUNT.

No additional development is being applied for. The site will remain unchanged and will continue to operate in the same way that it has for the last nine years.

3. LAYOUT.

The attached plans highlight the study within the building and also the front forecourt used for off road parking.

4. SCALE.

There are no issues with regard to scale. As previously pointed out the current garage is used for the storing of the small forklift and the front forecourt is typical for the area.

5. LANDSCAPING.

There will be no alterations to the existing but it will be noted that in the introduction it was pointed out that a substantial hedge exists on the front boundary and this will be retained.

6. APPEARANCE.

There will be no change to the existing appearance.

7. ACCESS.

The current access to the site and also to the garage will remain as existing.