

DESIGN AND ACCESS STATEMENT:

36 BATH ROAD EMSWORTH HAMPSHIRE

The Proposal

Our proposal is for a Single Storey rear extension that covers an existing patio area to No 36 Bath Road Emsworth. There is currently a single story extension to the rear that contains a downstairs WC and shower room and small utility space. The existing structure has a pitched roofed of similar materials to the existing dwelling. It is our intention to extend this structure to the side to provide a more accommodating dining and eating area. The extension will have a shallow pitched roof set behind a small parapet.

Amount

The proposed new dining area will only add approximately 13m² to the rear of the dwelling.

Layout

The layout of the proposed extension has been designed to enlarge the existing kitchen area and provide a breakfast bar and dining area leading from the kitchen to the rear of the property into the rear garden.

Scale

The scale of the proposed roof has been design to remove any impact from the neighbouring dwellings as it contains a simple shallow pitched roof of single storey. The size of the extension will not effect the light or enjoyment of its neighbouring dwellings as it is set lower than its immediate existing structures.

Landscaping

The landscaping will remain as existing.

Appearance

The materials will reflect the existing dwelling with white render and simple lines to be sympathetic to its surroundings and fit in with its natural setting. Please see Planning Application Forms and Drawings for further details.

Use

The use will still remain as a dwelling.

Access

The access into the building will remain the same via a side entrance gate.