

Design and Access Statement – Planning

Project: **63a Beaufort Road, Bedhampton, Havant, PO9 3HT**



Introduction

The property is set in a secluded position accessed by a driveway from the end Beaufort Road. The owner has subsequently purchased land alongside the garden to provide a turning circle and parking in front of the existing double garage.

The main reason behind the proposals is to provide all the facilities to provide long term care for their disabled daughter and meet the needs of the rest of the family.

Design

The proposal is to replace the existing single storey side extension with a larger floor space which will include a play/therapy room with a level access shower area and bedroom. This area will incorporate all the hoists and lifting equipment which might be necessary in the future care of their daughter.

This single storey area will extend to the front of the house to provide an indoor swimming pool with changing room and shower. This swimming pool will also be a treatment pool for the daughter as well as providing for the rest of the family.

It is proposed that the existing double garage to be replaced by a three car garage with additional accommodation in the roof for the family and guests. In the space behind the garage a family room is to be linked to the swimming pool.

To the side of the property, the 1.8m high garden wall provides a boundary to the pathway which leads to the adjacent school. The proposed new extension will be built within this boundary wall.

(i) Amount:

- Single storey side extension
- Indoor swimming pool enclosure linked to the main building
- Three berth replacement garage with 2 additional bedrooms over
- Single storey family room and plant room behind the garage

(ii) Layout:

- As shown on location plans and drawings.

(iii) Scale

- Size as shown on drawing Bea001

(iv) Landscaping

- As existing

(v) Appearance

- The proposed extension will be in brickwork and roof tiles will match the existing house

(vi) Access

- As existing

- Services (water, gas, electrics) already exist on the site. The foul and storm drainage will be connected to the existing mains