

DESIGN & ACCESS STATEMENT
PROPOSED EXTENSION

at

51 Hollow Lane, Hayling Island



Fig 1. Existing South Elevation

Prepared by:
Helyer Davies Architects Ltd

1. Introduction

My client Mr David Scott wish to extend their family home in an area that they are particularly fond off and have lived in for many years.

This statement is prepared in support of an application for householder planning permission for the following works at 51 Hollow Lane, Hayling Island

The following documents accompany the Application:

- Design and Access Statement
- Drawings No. 13034 - 001

1.1 Site Survey

A measured survey of the house has been undertaken by Helyer Davies Architects. All boundary wall line have been taken from the O.S plan.

1.2 Existing Site Photographs



DESIGN

1.3 Amount

Existing Site Areas

The building is located to the south of a square site.

The site has an area of 880 m² [0.08 hectares].

House Areas

Existing Ground Floor Plan: 106 m²

Existing First Floor Plan: 80 m²

Proposed Ground Floor Plan: 110 m²

Proposed First Floor Plan: 100 m²

Proposed Two Storey Extension: The main proposals are to create an ensuite bathroom to the master bedroom. The current garage walls on the ground floor are single skin and cannot be built on so we have proposed to replace the garage using a similar footprint.

1.4 Layout

The layout of the ground floor remains very similar to the existing with the utility room becoming larger. To the first floor the two ensuite bathrooms use the footprint of the garage below.

1.5 Scale

The scale of the proposed extension will be two storeys. The ridge of the extension will be lower than the main and look subservient from the street.

1.6 Landscaping

The landscaping will remain mainly unchanged.

1.7 Appearance

The materials for the two storey extension will match the existing house.

Roof: Concrete Tiles

Walls: Brick Plinth

Joinery: UPVC windows and doors

1.8 Use

The dwelling will be used as a family home (for the applicants).