

PLANNING APPLICATION

PROJECT:

PROPOSED FRONT & SIDE SINGLE STORY EXTENSIONS

Agents Name: Mr James Jay

Clients Name: Mrs Susan Farmer

Site Address: 46 Haslar Crescent
Waterlooville PO7 6DJ

09/01/2013



**The
Planning Service**

Architectural Design & Technical Drawing
Building Survey & Planning Services

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Disclaimer

Planning Department - Havant Borough Council
Public Service Plaza
Civic Centre Road
Havant
PO9 2AX

09 January 2013

Dear Sir/Madam,

Re: Planning application for proposed front & side single storey extensions

Property Address: 46 Haslar Crescent, Waterloooville PO7 6DJ

I enclose a planning application for alteration of the existing dwelling to erect two single storey extensions; front and side. This application includes the completed application form, Design and Access Statement, application drawings and a cheque payable to East Hampshire District Council for £172.00.

Background

This application is made following a pre-application consultation with the local Planning Enquiry Officer Mrs B Crawford, and supports her recommendations. The design is described in the Design and Access Statement and adheres to local planning policy.

Proposal

To alter the existing dwelling to accommodate a new ground floor study, dressing room and provide additional space to the dining room. The proposal will sympathetically add single storey extensions at the front and side. The front extension will have a single pitch roof to match existing; the side extension is to have a double pitch roof with gable. Both extensions match the existing roof design and materials.

As seen from the street, the front extension will continue the existing property line. The side extension will be set back from the dwelling by 0.6m, offering a respectable subservience. The double pitch roof will be kept below the ridge line of the existing dwelling.

Planning Policy

The following planning policies have been considered and applied to produce the proposed development:

The site is within a Settlement Policy Boundary.

Policy CS16 - High Quality Design.

Policy DM13 - Car and Cycle Parking on Residential Development.

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Assessment

The principle of the proposal is established in local plan policy GS2.

The design of the scheme respects the character of the existing dwelling, reflecting the proportions, materials and features of existing properties within Haslar Crescent, and the local area. The proposal also provides an opportunity to enhance functionality of the property whilst adding thermal efficiency and security.

Conclusion

The proposed scheme represents an appropriate addition to the existing dwelling, consistent with local housing, planning policy and in keeping with the surrounding area.

If you have any questions about the application, please do not hesitate to contact us.

Yours faithfully,



Mr James Jay
Agent
The Planning Service