



DESIGN AND ACCESS STATEMENT

FOR

TWO STOREY EXTENSION TO THE
REAR ELEVATION OF THE BUILDING

AT

9 WESTBOURNE AVENUE
EMSWORTH
HAMPSHIRE
PO10 7QT

1665/DAS – MAY 2013

UNIT 15, FINNS BUSINESS PARK, MILL LANE, CRONDALL, SURREY, GU10 5HP.

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1.0 INTRODUCTION

This Design and Access statement is in support of the planning application for the erection of a two-storey extension to the rear elevation of the building. It should be read in conjunction with drawings 1665/01,02,03 and 04.

2.0 THE SITE

The site contains a two storey house with adjoining garage of approximately c1960s construction and front and rear gardens. Inside the house currently provides two reception rooms, kitchen, larder and WC on the ground floor with three bedrooms, a bathroom and separate shower room on the first floor.



Existing rear elevation

3.0 PLANNING HISTORY

No recent planning history for the site is known of.

4.0 THE PROPOSAL

The proposal involves the construction of a two storey extension on the rear elevation of the building to provide an expanded ground floor reception space and new first floor master bedroom and in turn allowing a reconfiguration of the existing rooms to provide improved living and bathroom space.

The proposed construction and finishes are to match the existing and maintain the current building's style and character. Due to the proposed extension's location it is expected to have minimal impact on adjacent properties.

5.0 SITE ACCESS & PARKING PROVISION

Currently the site provides garaged parking for one vehicle and off street parking for another at the front of the building. No change is proposed to the arrangement.

Proposed site access is via the front of the building either down a pathway at the side of the building to the rear garden or through the house itself which is considered sufficient for the proposed building works.



Garage and pathway to the rear garden.

6.0 LANDSCAPING

This application requires no trees to be removed or existing landscaping to be altered.