

DESIGN & ACCESS STATEMENT

57 GEOFFREY AVENUE

WIDLEY

WATERLOOVILLE

PO7 5BH

JUANUARY 2016

On behalf of Mrs M Marr

INTRODUCTION.

This document has been created to form context and information in relation to a full planning application for a front and rear roof-space conversion.

The site consists of a single semi-detached dwelling (No. 57) connected to an adjacent semi-detached dwelling (No. 55). The dwelling is a single storey with a combination of pitched hip roofs and an areas of flat roof, the property currently has a glazed conservatory to the rear.

The building is currently occupied by Mrs M Marr ([REDACTED])

The dwelling is within an established residential area, driveway to the front of the dwelling, opening onto open field to the rear.

Along this side of Geoffrey Avenue there are a number of front and rear roof-space conversion of varying sizes and configurations.

[REDACTED] she has lived at this property with her family for most of her adult life.

[REDACTED]



AERIAL VIEW OF 57 GEOFFREY AVENUE, WIDLEY.

EXISTING CONTEXT.

Along Geoffrey Avenue and the adjacent Lansdowne Avenue there are a number of roof-space conversions, both front and rear and in most cases a combination of both.



16 LANSDOWNE AVENUE.



36 LANSDOWNE AVENUE.

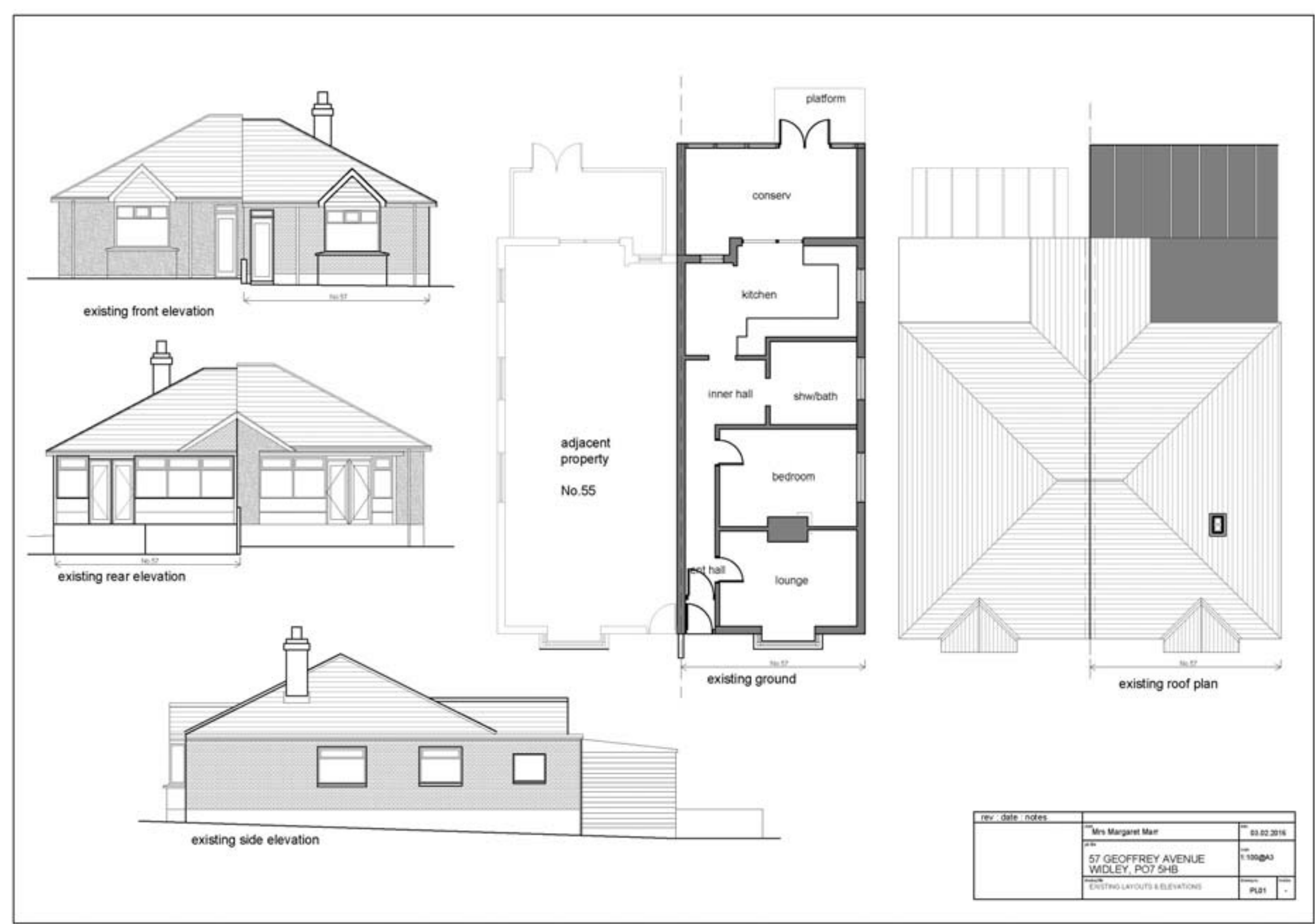


71 GEOFFREY AVENUE.



63 GEOFFREY AVENUE.

THE PROPERTY:



EXISTING PLANS AND ELEVATIONS.

The property comprises of a single storey, one bedroom, one reception room, semi-detached bungalow.

In its history a small rear flat roof extension has been added to form a kitchen dining area and a single storey, flat roof conservatory has been constructed to the rear.

The rear garden extends back to protected open fields, with views across greenbelt, open countryside and farm buildings.

As eluded to above the property is single bedroomed with ensuite show arrangements which is ideal for Mrs Marr.

[REDACTED]

THE PROPOSALS:



PROPOSED PLANS, SECTION AND ELEVATIONS.

The proposals are to create first floor accommodation to enable family members to be on hand [REDACTED]

The proposals are to create two bedrooms [REDACTED], together with bathing facilities and a terrace to the rear [REDACTED]

The design intent is to retain the 'existing' pitched roof profile, transferred over to the side elevation and at this point create a gable end wall capped with a small strip of pitched roof, thus retaining the impression of a single storey building with a roof void extension to front and rear.

Currently there is a design feature that was present on all original semi-detached bungalows, in that the party line was a step line of the adjacent properties, typically a 150 step down or up depending upon location. We have emulated this detail and elevated the ridge line of the original pitched roof profile, thus No. 55 now junctions with No. 57.

The design intent is to use materials wherever possible to match existing or to match adjacent developments.

APPENDIX ONE: Ms E MARR LETTER.

57, Geoffrey Avenue,

Widley,

Waterlooville,

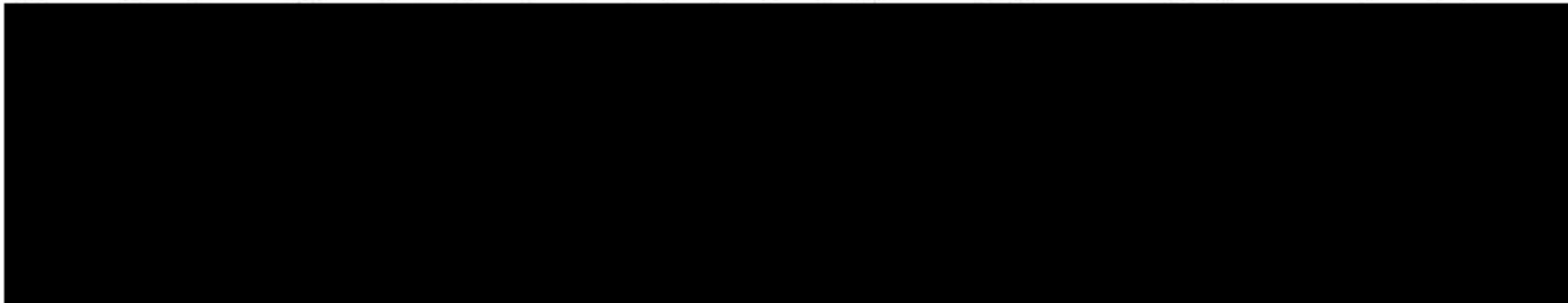
PO7 5BH.

I am Elaine Marr, Margaret Marr's daughter.



I live in Tenerife, with my partner, Geoff Buckley, and have been dividing my time between Tenerife and Widley for the past 3 years. We have been spending more and more time here and for longer periods of time. It is now necessary for us to live permanently with my mother full time.

My mother's bungalow has one bedroom and one toilet and bathroom. My partner and I sleep in the small front room on a sofa bed all of which is not ideal.



My mother has always dreamed of converting the roof space and is pleased that we wish to do so.

59 Geoffrey Avenue

Widley

Waterlooville

PO7 5BH

Date:- 5/2/16

Name(s):- Hannah Brown and Matthew Brown

Dear

We have met with Mrs. Margaret Marr and have looked over the proposals for her roof-space conversion.

The layout looks perfect for her needs and ~~we~~/we are pleased that the design retains the bungalow appearance of her home.

~~we~~/We have no objection(s) to her application.

APPENDIX THREE: No. 55 LETTER.

55 Geoffrey Avenue
Widley
Waterlooville
PO7 5BH

Date:- 5-2-2016

Name(s):- Joyce Frances Bondary

Dear

We have met with Mrs. Margaret Marr and have looked over the proposals for her roof-space conversion.

The layout looks perfect for her needs and I/^{AM}~~we~~ are pleased that the design retains the bungalow appearance of her home.

I/~~We~~ have no objection(s) to her application.

APPENDIX FOUR: No. 38 LANSDOWNE LETTER.

38
36 Lansdowne Avenue

Widley

Waterlooville

PO7 5BH

Date:- 6/2/16

Name:- HELEN PIPER (MRS).

Dear

I have met with Mrs. Margaret Marr and have looked over the proposals for her roof-space conversion:

The layout looks perfect for her needs and I am pleased that the design retains the bungalow appearance of her home.

I have no objection to her application.