

Planning Statement in Support of a Full Plans Application

Proposed Single Storey Rear Extension With Skylight To;

13 Grosvenor Gardens, Bognor Regis, West Sussex, PO21 3EY for

Mr. Shane Anderson

This planning statement is submitted in support of a Full Plans Application relating to proposed operational development at the above address.

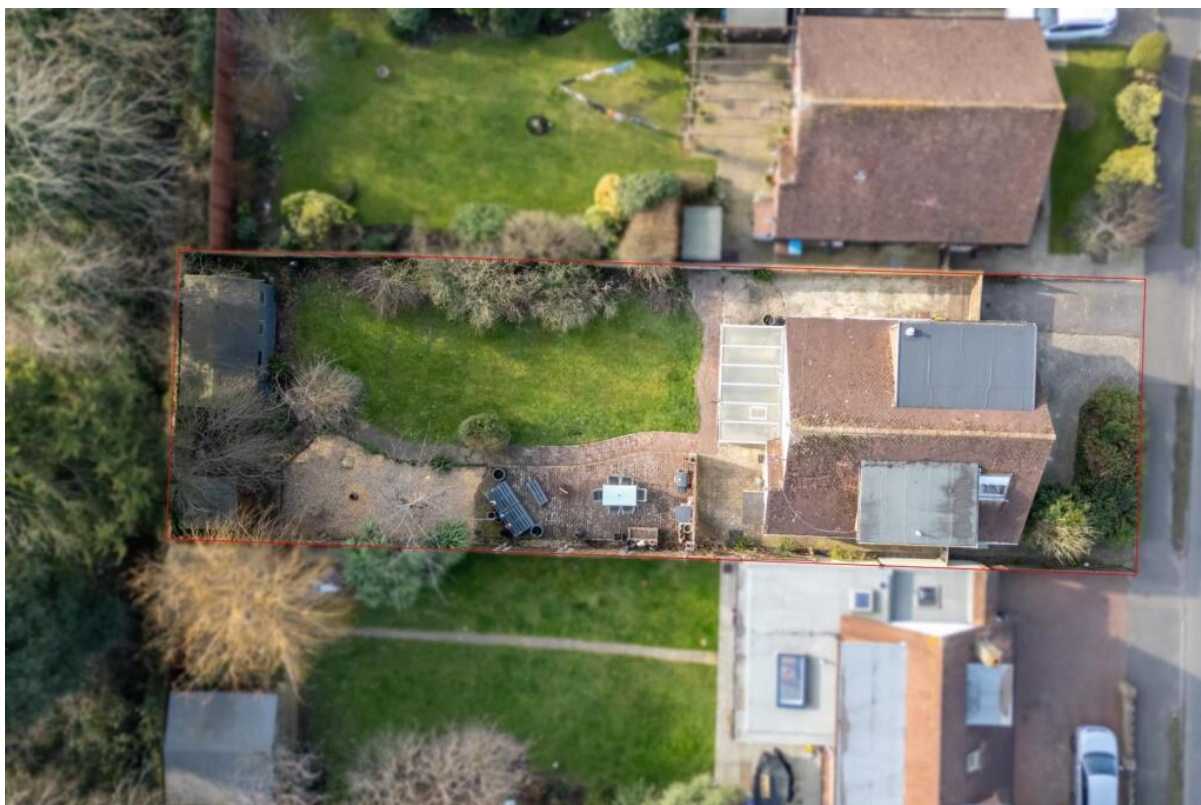
Photograph 1 shows the front of the property (North Elevation).



Photograph 2 shows the proposed location for the rear extension (South elevation) to the existing property.



Photograph 3 shows a similar extension carried out on the neighbouring property.



Rear Extension

A new rear extension shall provide an open planned kitchen/lounge area. The existing w.c./shower room shall be enlarged by modifying the existing non load bearing walls and providing a separate utility area.

The rear extension shall have a footprint of 8860mm x 5500mm. It will have an insulated cavity wall construction, finished with new silicon render, with an insulated flat roof and insulated solid floor. The new roof shall incorporate two skylights to promote natural light into the extension & existing house.

Existing foul drainage is to be amended to suit new kitchen layout. Surface water is to be discharged via existing storm drains or a soakaway sited in the rear garden.

A new window opening shall be cut into the existing dining room.

Attachments:

We attach the following documents to this application:

- Existing Elevations
- Proposed Elevations
- Existing Floor Plans
- Proposed Floor Plans
- Block and Location Plans
- Site Plan
- Planning statement
- C.I.L. form
- Section AA
- Bio diversity statement