

# FULLER ARCHITECTS

11 The Parade, Willowhayne Crescent, East Preston, BN16 1NS

## **Seafield Lodge, Seafield Road, BN16 1NA – Biodiversity Enhancement Statement**

This Biodiversity Enhancement Statement has been created to support the planning application for demolition of the existing three-bedroom dwelling and construction of a new three-bedroom, two-storey dwelling.

The plot is surrounded by low density, large detached dwellings. It measures 20m at its widest point and 45m in depth, with a generally level terrain.

The existing landscaping includes a tarmac driveway, impermeable patios and a small area of lawn.

The existing garden to the east of the property is bordered with mature planting and trees which will be preserved and enhanced. There is also an area of lawn which will be largely retained. The siting of the proposed dwelling will create a larger rear garden to the south of the property. This will be landscaped with areas of lawn, decking and permeable pathways. A new hedge is proposed to the rear boundary.

The existing impermeable tarmac driveway will be replaced with permeable resin. A small flower bed will be provided along the boundary adjacent to the driveway.