

Design and Access Statement for Single storey Oak framed garden room, @ 7 Tudor Close, Findon, West Sussex, RH14 0UH

Context

The proposed structure is of a single storey with, with clay tiled roof, to match and blend in with the existing property.

Amount of Development Proposed

The proposed structure measures 3.9m x 3.7m, giving a footprint of just under 14.5m sq, a modest proposal in regard to the existing property

The overall size of the plot is large, and the proposed structure will sit comfortably in the existing site. There is no change to access.

Layout

The proposed structure will be built to the rear of the existing property, being constructed to the rear of the existing kitchen area. The position will have no impact upon the amenities of neighbouring property.

Scale

The size and shape of the building has been designed to balance the existing property, a combination of the pitched tiled roof (under 4.0m) will allow the structure to fit within the house without disruption to the elevations.

Landscaping

There will be minimal changes to the existing site, and no disruption to any existing trees.

Appearance

The proposed will enhance the appearance of the house, the combination of a traditionally jointed Oak frame, complemented by reclaimed clay roof tiles will make a handsome structure. The Oak with weather down to a pleasing silver grey tone, and the reclaimed tile will further add to the buildings appearance.

Access

Access to the proposed building will be through the rear of the property, and by French doors that access the garden at the side.

Justin J Smither – Sussex Oak Structures Ltd – Agent to Mr & Mrs Hooper