

32 Sea Drive, Summerley, Felpham, Bognor Regis, Sussex, PO22 7NE [#32]

design and access statement

Introduction

Sea Drive Summerley is a part of the Summerley private housing estate.
Well established the Summerley is populated by large individually designed houses.

The site of the proposed development is currently occupied by a dwelling that is in very poor condition and at the end of its life cycle.

The Proposal

This application is for the demolition of an existing house and the construction of a new low energy family home

Designed and built to the Passivhaus standard the new home will be sustainable and innovative complementing we feel the design ethos of Summerley.

With the proven ultra low energy efficiency of Passivhaus the building is intended to help define modern house design on Summerly.

The Building

The building is located on the sea side of Sea Drive with uninterrupted views of the English channel.

Built over three floors the house is arranged with bedrooms and ancillary spaces on the ground and top floor, and living areas and the kitchen on the first.

The stepped design with its simple flank wall to the east elevation facing #33 is deliberate. Finished in white render the flank wall to the east side is intended to provide an uncluttered and simple elevation that is pleasing to the eye. Its simplicity is important.

The west side of the house is stepped and presents itself as two storey so as not to dominate number #31.

Care has been taken to ensure overlooking of neighbours is eliminated with the enclosed balconies.

The foot print of #32 is slightly smaller in width than the the existing house and the demise on the North face, the road side is similar to the existing.

The design of #32 is inspired by "the Owl" house, [one of the oldest houses on the development we understand] and which can also be found on Sea Drive.

When designed the Owl house would have been considered forward thinking, contemporary of its time, representing we believe the original vision for the Summerley, looking towards forward thinking design.

In the same spirit #32 is doing the same as "the Owl", it's an advanced design, contemporary, about now and the future, a "high performance house", a smart house that doesn't rely on technology to be so.

It is to be a family home that focuses on how people live and their quality of life, embracing the coastal amenity.

Air tight and super insulated with triple glazing, ventilation and heat recovery systems the building will provide a serene environment for those that live it. With a minimal heat and power demand through its fabric first approach and utilising solar pv's and heat pumps the building will be carbon neutral.

Care has been taken ensure that often unsightly renewable energy systems are concealed with heat pumps and the MVHR system built in to their own plant room, north facing and on the top floor with Sola PV's concealed on the roof behind the flat roof parapets.

The simple minimal design that utilises sustainable materials throughout offers a true ecological solution

Access

Vehicular and pedestrian access to the house is similar to the existing, entrance ways and internal and external circulation will be DDA complaint.