

Planning Statement in Support of a Planning Application

Proposed Conversion of existing attached side garage into a kitchen & extension of rear patio doors opening

To;

7 The Peregrines, Beagle Drive, Yapton, West Sussex, BN18 0NY

Mr & Mrs. MacSweeney

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, the existing garage door shall be removed and replaced with an insulated timber framed wall with u.p.v.c. cladding to the exterior face.



Photograph 2 shows the rear of the property & garage where a new window is to be installed into the rear elevation of the existing garage wall. The existing small kitchen window is to be removed & bricked up.



Photograph 3 shows the rear elevation of the house where the existing patio doors are to be widened & Bi fold doors to be installed.



Garage Conversion

The existing side attached garage of the property shall be converted into an extension of the kitchen. The existing garage is link attached to the neighbouring property. The garage shall be upgraded to a habitable room, using a timber framed wall within the existing brick walls & required insulation to walls, ceiling & floors to bring them up to relevant standards. The existing concrete floor level is lower than that of the main house, this shall be brought up to allow level access. Fire protection to the neighbouring property shall be installed to meet current requirements.

Attachments:

We attach the following documents to this application:

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