



Planning Statement
for
Single Storey Rear Extension, Single Storey Side Garage
at
86 Golden Avenue, East Preston

- The existing property is a detached two storey house.
- The proposed external materials will match the existing house. The walls will be face brickwork / Painted brickwork. The roof will be tiles will match the existing roof colour.
- The extension will project from the rear of the original property less than 4m.
- The overall height measured from external ground level will be less than 4m.
- The single storey side garage extension measures 2.85m in width which is less than half the width of the original property (original property measures 12.47m in width)
- The eaves of the new garage are within 2m of the boundary to the north of the property. Therefore, the eaves will be no higher than 3m above ground level.

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