

W/105/09

DESIGN & ACCESS STATEMENT

- for -

CHANGE OF USE, ALTERATIONS & PROPOSED GARAGES

Amendment to Existing Consent – Ref. LU/359/08

- at -

25, MAXWELL ROAD, LITTLEHAMPTON

ACCESS

Access to the property will be via an existing pedestrian door. The vehicular access will be provided to the Garages via a new vehicular access over the pavement from Linden Road.

APPEARANCE

The general external appearance of the property will remain generally unchanged. The existing Shop front glazing will be reduced in size and new windows provided to the West and North elevations. The width and proportions replicate the existing windows above at first floor level.

We intend to reinstate the Shop front fascia which will retain the corner Shop character of the area.

The single storey flat roof Garages simply replicate the existing Outhouses which the Garages are intending to replace.

LANDSCAPING

General hard and soft landscaping is to be provided behind high and low level masonry walling.

LAYOUT

The site layout represents traditional residential development with Garaging to the rear together with front and rear gardens.

SCALE

The existing single storey extension to the rear is to be demolished which reduces the existing depth of the building to that in common with neighbouring properties. The proposed Garages are in proportion to the dwelling both in footprint and height.