

Planning Statement

12 Blakehurst Way, Littlehampton, West Sussex, BN17 6HA.

Statement in Support of the Lawful Development Application for a single storey rear Extension at 12 Blakehurst Way, Littlehampton.

- No more than half the area of land around the 'original house' house would be covered by additions or other buildings.

Existing Curtilage of the Property = 619m.sq

Existing Area of House, Garage & Shed = 103.5.sq

(Excludes Lean-To to be demolished)

Proposed Rear Extension = 25.8m.sq

Total Proposed Built Area = 129.3m.sq

- The property is a single storey 2 bedroom detached bungalow.
- The property is not on designated land.
- The proposed single storey rear extension will not be forward of the principle elevation.
- The proposed single storey rear extension is set back from the existing side (north) elevation of the bungalow and does not front the highway.
- The proposed single storey rear extension will not extend beyond the rear of the 'original house' by more than 4m.
 - The proposed rear extension will extend 3.6m from the rear wall of the 'original house'.
- The proposed single storey rear extension will not be within 2m of a boundary.
- The proposed eaves height will be 2.735m high and the proposed highest part of the rear extension roof will be 2.95m high.
- The proposed materials are to match the existing.
 - The walls are to be facing brickwork to match the existing house.
 - The roof is to be a flat roof.
 - The new door and windows are to be white finished double glazed to match the existing doors and windows.
 - The rainwater goods are to be finished black to match the existing rainwater goods.

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