

Morphew Designs Ltd

Walnut tree cottage

Tanyard lane

Chelwood gate

Sussex

RH17 7LX

05/07/2015

Planning statement.

7 Elm drive, Elmer, Bognor Regis. PO22 6JD

Type of application: lawful development certificate for conversion of existing integral garage. Remove existing front garage door and side garage door and infill with matching brickwork at low level and windows above.

7 Elm Drive is a domestic dwelling. It has had extensive extensions added in past years. The present owners seek to convert the existing garage into a sitting room so that elderly relatives who live with them can have there own space. The rooms will not be divided off from the rest of the house, but will have 2 connecting doorways. The new windows replacing the garage doors will not protrude the front wall of the existing house.

The dwelling is not in a National Park, the Broads, areas of outstanding natural beauty, conservation areas, and land within World Heritage Sites.

Conversion of existing garage which does not require any external enlargement would not normally require planning application.

In view of the above we make an application for a lawful development certificate, to confirm this project does not breach any of the required conditions.