O'NEILL ARCHITECTURAL SERVICES

16 Grosvenor Road, Donnington, Chichester, West Sussex, PO19 8RX

[redacted]

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My ref: 1023

Design & Access Statement - Extension, Loft conversion & Replacement Garage, Myetimber House, 247, Pagham Road, Pagham. PO21 3QB

Context: The property is a Grade 2 Listed detached 4 Bedroom 2-storey House, set in an area of mixed properties, mostly 2-storey. The proposal is to alter and extend the property to provide modern accommodation. An existing sub-standard detached garage is to be replaced.

Amount: The proposal is to demolish existing rear extensions and replace with a new single storey garden room extension. The loft is to be converted to give two additional bedrooms. Minor internal alterations are proposed to improve the accommodation and provide a Utility Room and Cloakroom facilities. A sub-standard garage built with pre-cast concrete wall panels is to be replaced with an new pitced roof garage of identical size and height, with oak boarded walls and a slate roof.

Layout: The general footprint of the main house and garage will remain as existing, but the accommodation will be greatly improved and brought upto modern standards. A Utility room and Cloakroom facilities will be added at ground floor level, togeather with a new well manered garden room. Two additional bedrooms and a bathroom will be added within a loft conversion. served by a new staircase which fits within the exitsting landing area.

Scale: The scale and form of the property will not be affected by the alterations and no work will affect the front elevation of this Grade 2 Listed building. The rear extension and the first floor dormer windor are designed to harmonise with the victorian flavour of the property.

Landscaping: Not applicable. Existing mature gardens will be retained.

Appearance: The proposed extension will be constructed in a high quality of both design and materials, matching the Victorian style of the original house. Rather poor quality extensions to the rear of the dwelling will be replaced. A poor quality detached garage built in precast concrete wall panels and interlocking concrete tiles will be replaced with a moor suitable garage with oak boarded walls and a slate roof finish to match the main hous.

ARUN DISTRICT COUNCIL P/94/10/

Access: Not applicable. Acess to the site and dwelling is not affected by the proposals

August, 2010.