DESIGN & ACCESS STATEMENT

GREENHOLME, SKINPIT LANE, HOLANDSWAINE, S36 7JY

THE EXISTING SETTING AND DESIGN OF THE MAIN DWELLING, ANY OUTBUILDINGS AND SURROUNDING DEVELOPMENT

THE EXISTING, TWO STOREY, DETACHED DORMER BUNGALOW STANDS ALONE IN APPROXIMATELY 630M² OF LAND. TO THE SOUTH OF GREENHOLME LAYS OPEN FARMLAND, ACCESS IS FROM SKINPIT LANE TO THE NORTH, TO THE EAST AND WEST THERE ARE DETACHED DWELLINGS THAT WOULD NOT BE AFFECTED BY THE PROPOSED DEVELOPMENT. SITE SLOPES FROM SOUTH TO NORTH. EXISTING DWELLING HAS FACING BRICK WORK AND RENDERED WALLS. SURROUNDING OUTBUILDINGS, TO THE WEST, COMPRISE OF AN AGEING GARAGE WITH STORE/SHED & GREENHOUSE.

HOW DO THE SIZE AND SITING OF THE PROPOSAL RELATES TO THE STREET SCENE AND MAIN DWELLING AND CLARIFY DETAILS OF THE PROPOSED EXTERNAL MATERIALS, INCLUDING WALLS, ROOFS AND WINDOWS.

DUE TO ITS LOCATION THE EXTENSION HAS NO IMPACT UPON THE STREET SCENE. THE WORKS TO THE ROOF, WILL NOT ONLY IMPROVE THE INTERNAL LAYOUT, BUT ALSO MAKE THE PROPERTY MORE BALANCED, AS THE PROPERTY ALREADY HAS ONE GABLE. ONE NEW DORMER IS TO BE CREATED, WITH THE EXISTING FRONT AND REAR DORMERS BEEN CONVERTED FROM FLAT TO PITCHED ROOFS. THIS WILL IMPROVE THE APPEARANCE.

THE PROPOSED GARAGE AND STORE WILL HAVE NO IMPACT UPON THE STREET SCENCE DUE TO ITS LOCATION. WITH RELATION TO THE DWELLING THE PROPOSED GARAGE WILL BE MORE IN CHARACTER, DUE TO THE FORMATION OF A PITCHED ROOF. A PICTURE OF EXISTING GARAGE IS SHOWN BELOW.





EXPLAIN AND SPECIFIC MEASURES TAKEN TO PROTECT THE PRIVACY AND IMPACT ON THE LIVING CONDITIONS OF NEIGHBOURS.

NO DWELLINGS WILL BE ADVERSELY AFFECTED BY THE PROPOSALS.

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