

**DESIGN AND ACCESS STATEMENT – 1035.8**

**'BIRLEY' HALIFAX ROAD, THURGOLAND, S35 7AL**

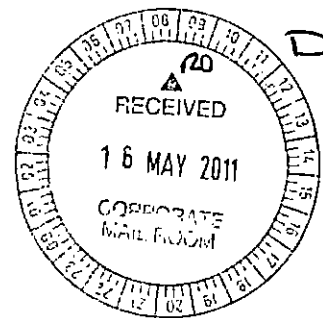
**PROPOSED PORCH, DETACHED GARAGE AND ATTACHED GARDEN STORE**

The property is a detached single storey dwelling set within a very large garden. It is proposed to construct a weather porch to the front entrance, a detached two-car garage and an attached garden store.

These will all be built of brick with tiled pitch roofs to match the existing house.

There is a large tarmac forecourt to the house, providing adequate for up to six vehicles. The proposed garage will provide an additional two 'secure' off street parking spaces, and will not affect the existing parking. The eaves height to the rear of the garage has been lowered to reduce the impact of the structure on the school next door.

The garden store will provide accommodation for grass cutting equipment etc. and storage for produce and the two access doors – to front and rear will provide access for tractors etc to the large rear garden. The roof to the store will tie in with the roof to the existing house.



Mr + Mrs COOK

200123

£150.00