

8 Ennerdale Road, Ardsley, Barnsley

Planning Statement

Introduction

The site is an existing single storey dwellinghouse with no history of previous enlargements or extensions. The proposal aims to utilise the site in an efficient way as to provide value to the existing property and site without taking away from the character of the area.

Description of Proposal

The proposal comprises of a single storey rear enlargement and single storey side enlargement which has been designed in accordance with the relevant permitted development guidelines.

All the proposed finishes and materials are designed to match the existing property and no alterations are taking place on the principle elevation.

The proposed eaves heights and not to exceed the existing dwellinghouse eaves heights.

The proposed new construction side extension eaves heights will not exceed 3m and width will not exceed half the width of the original dwellinghouse.

The proposed new construction rear extension is to extend no further than 4m beyond the rear wall (for detached dwellinghouse).

The proposed new construction rear and side extension will not exceed more than 4m in height.

The total area of ground covered by buildings within the curtilage of the dwellinghouse (other than the original dwellinghouse) does not exceed 50% of the total area of the curtilage (excluding the ground area of the original dwellinghouse).

The above points have been taken from Ministry of Housing, Communities & Local Government, Permitted development rights for householders, Technical Guidance.

Evidence

Drawings to accompany application.