Proposed Erection of Single Story Extension.

1 Rowan Drive Barnsley S75 2JG

For

Mr D. Burns & Ms L. Shilleto.

Design & Access Statement

Design Element.

1.The proposed building works will be for benefit of the residents in their domestic home, providing increased kitchen and dining area together with a utility room and garage.
The works will involve extending to the rear and side of the property.
The existing concrete sectional garage and car port will be removed.
The property is solely domestic use.

2.The overall dimensions of the building including the proposed works are approx 14.5m wide across the frontage by approx 13.5m deep.

3.The site layout is restricted to its existing boundaries. The curtilage of the site is bounded to the rear and to the majority of the side returns by fencing or hegings. The front of the site is generally open.
The site faces the highway known as Rowan Drive. The front of the structure is approximately 6m back from the highway.
The area is residential.

4.There is currently soft landscaping to the front elevation of the dwelling with hard standing, to the rear are paved patio areas & grass. Theses will remain & be adapted as required.

5.The proposed extension will be constructed in brickwork, and concrete tiled roof to match the existing dwelling. Doors will be white pvc in keeping with the existing.

Access Element.

1.The site bounders the highway providing access directly to the dwelling. The topography of the site is generally level. There will be no alterations the the current status.
There is localised street lighting.

2.The building is accessed via the main entrance doorway located on the front elevation directly off the paved drive.
The works will retain a parking for vehicles, there will be no alterations to the parking facility already available on the site.
The proposed extensions will have floor levels to match the existing dwellings.