

Green Belt Statement for Proposed Alterations to  
Existing Garage to form First Floor Study in Roof  
Space

At

2, Drake Hill Cottage, Drake Hill Road,  
Cumberworth, Huddersfield, HD8 8YD

2, Drake Hill Cottage is a semi-detached dwelling, a former barn conversion, (91/02688 – Change of Use of Barn to form Extension to Dwelling etc), this approval included the erection of stables, a detached Double Garage and extension and alterations to the adjoining property also.

It is the double garage that this application concerns. The applicant wishes to make a small alteration to the garage to form a study in the roof space, to enable him to carry out some work from home. This involves raising the eaves height by approx. 900mm and the provision of a small lean-to entrance porch to facilitate the provision of a staircase to the rear of the garage.

It is intended to re-use the existing roof slates where possible, replacing any damaged ones with like for like.

The walls will be coursed stone to the front elevation to match the existing with concrete render and pebble dashing to the remainder, again to match existing. It is intended to clean up the existing stone and render to give a unified appearance.

It is thought that this is a small scale alteration to the garage/property but will provide a much needed addition