

DESIGN AND ACCESS STATEMENT

PROPOSAL: Planning application for a single storey rear extension with roof windows at:

13, Hazel Grove
Huddersfield
West Yorkshire
HD7 5TQ

CLIENT: Mr Andrew Durkin.

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Introduction

This statement has been prepared by PAD Architecture on behalf of our client Mr Durkin, In support of a planning application for the erection of a single storey rear extension at the above premises.

The property is a two-storey end terrace property, constructed from brick and stone with a slated gable roof.

There are several properties in the nearby proximity, which display similar character of the proposed extension.

Use

The design has been produced on the following principles:

This primary purpose is to add additional living space for a growing young family, whilst advancing natural lighting and ventilation into the premises.

Layout

The layout responds carefully and meticulously to the neighbouring environment, respecting the existing exterior form and finishes, Site access remains unaltered.

We consider the proposals to have minimal impact on the remaining site and the neighbouring properties.

Appearance

The external building's appearance such as, materials and form will match the existing, maintaining the same character, without impacting surrounding properties.

Privacy

Acceptable standards of privacy will be maintained for surrounding residential building within the area. No neighbouring property windows will be overlooked.

Landscaping

No trees will be removed or damaged as part of the design process. The landscape will remain unaltered.

Access

The access remains unaltered.

Conclusion

The proposal has been designed in accordance with the national planning policy framework and the unitary development plan and meets all guidelines set.

We consider the proposals to be relatively small scale, and its impact on the surrounding properties to be very minimal.

It is not believed that there are any specific planning limitations that would affect the decision to approve the planning application.