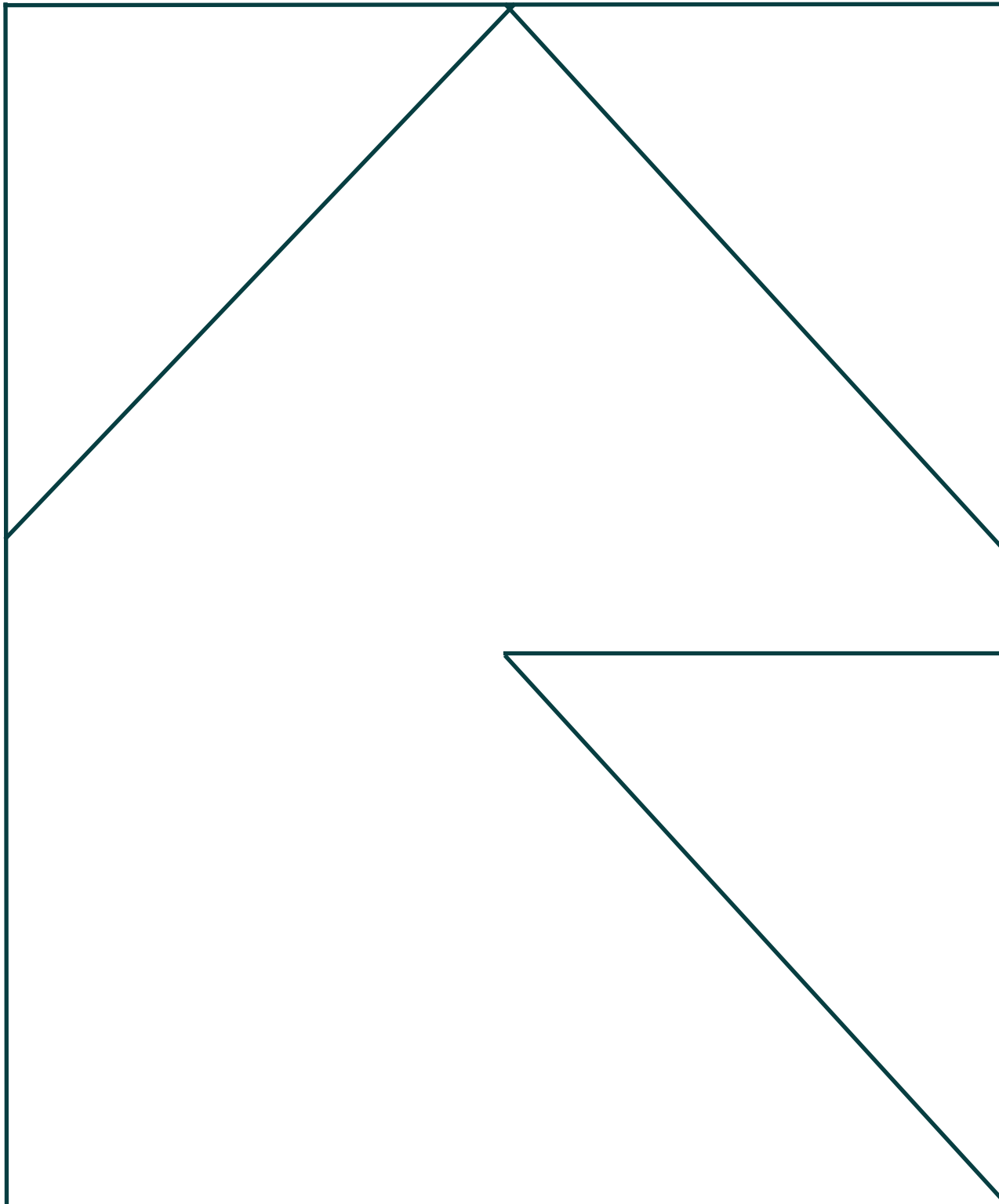




STUDIO.G
ARCHITECTURAL

SUPPLEMENTARY DESIGN DOCUMENT
76 HAWTHORNE WAY



INTRODUCTION .



This design statement has been prepared for the proposed development of 76 Hawthorne Way, Shelley to develop the site for a single storey rear extension & Internal Remodel.

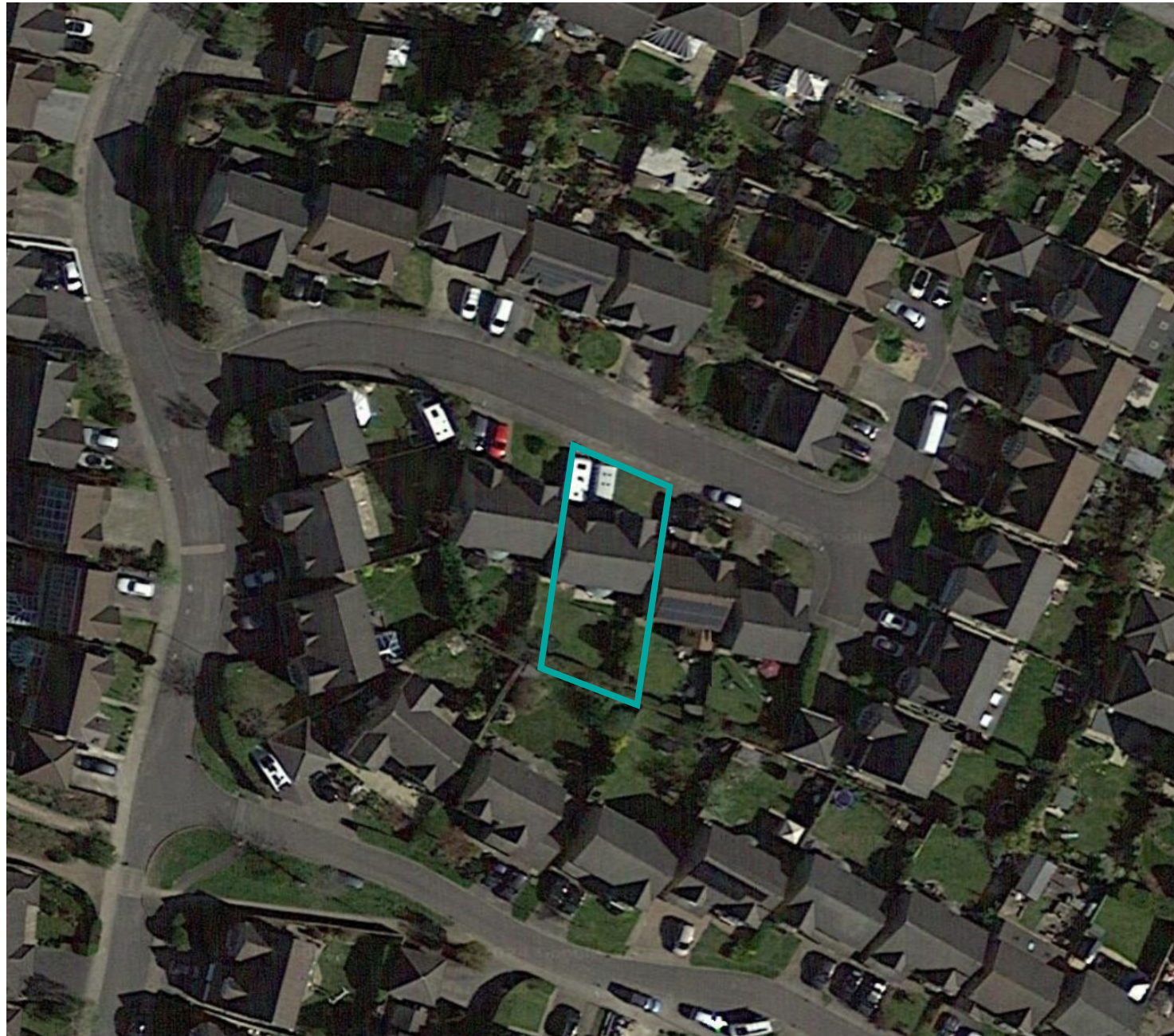
This statement has been prepared using a combination of desktop research, site survey information and local planning policies.



SITE LOCATION .



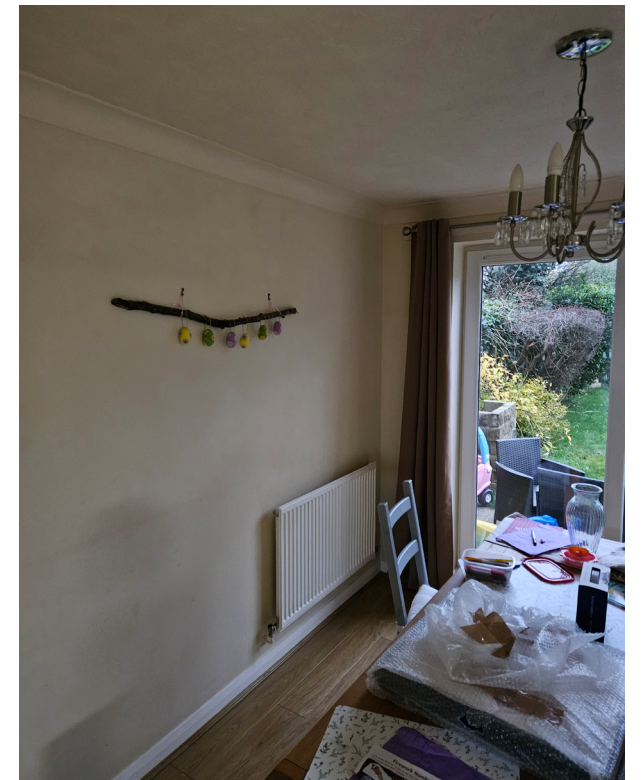
AERIAL VIEW .



SITE .
EXTERNAL PHOTOGRAPHS

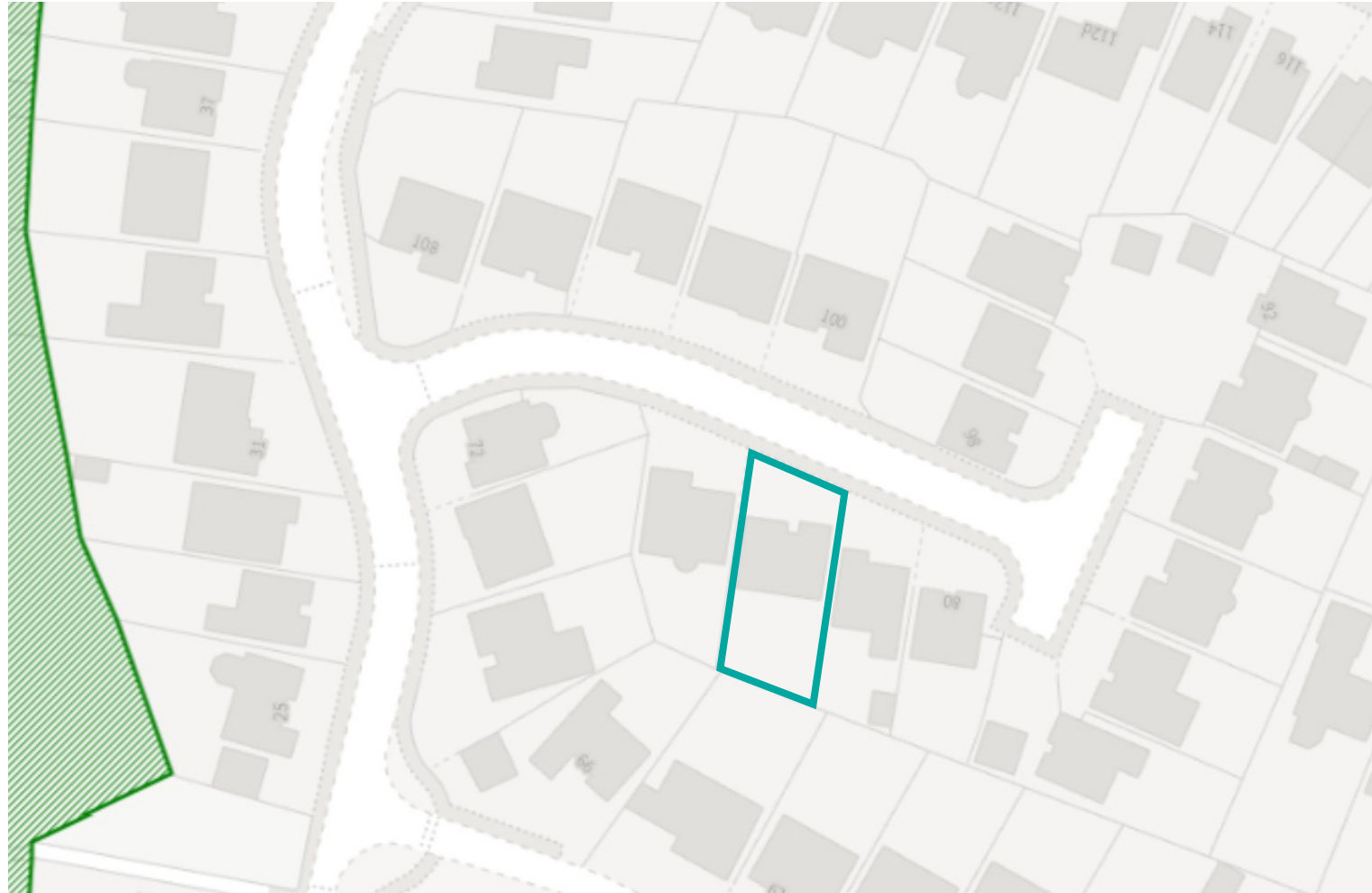


SITE .
INTERNAL PHOTOGRAPHS



PLANNING CONTEXT .

GREEN BELT & OTHER CONSTRAINTS



The plan above demonstrates that the site is situated adjacent to Green Belt land. The site not within a conservation area boundary however the property has had its Permitted Development Rights Removed as per condition 10 of the original application 96/61/91815/E8. No TPO's are present within the site boundary.



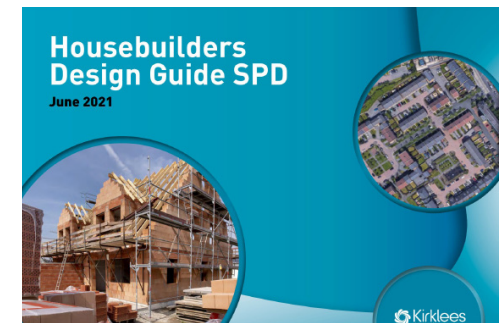
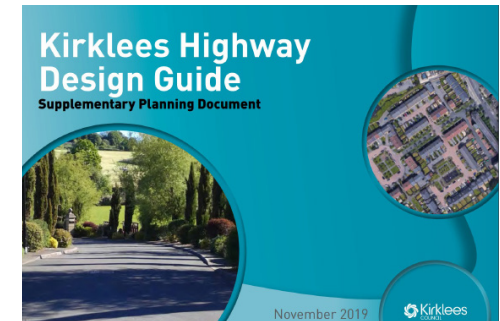
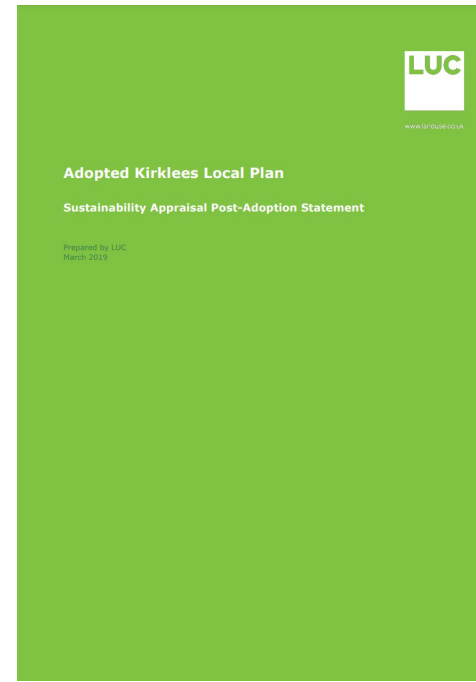
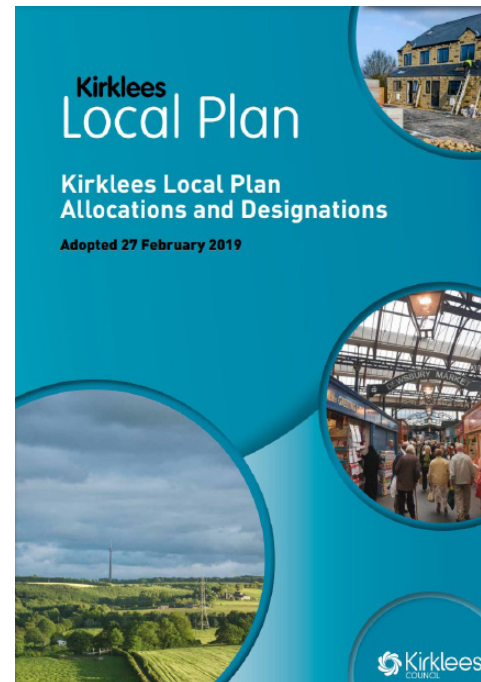
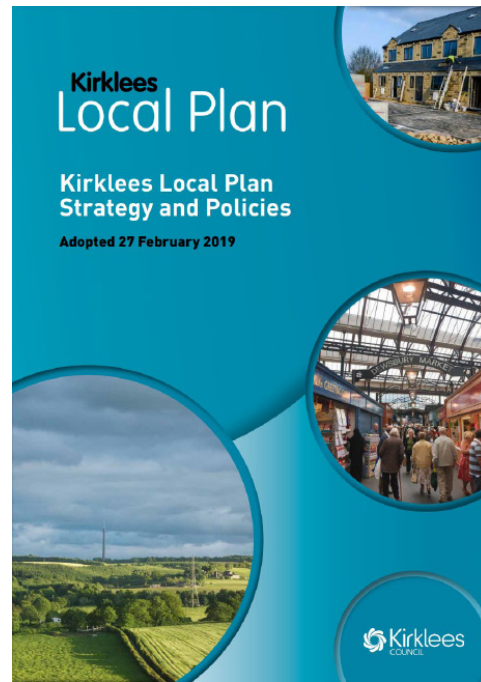
PLANNING CONTEXT .
FLOOD MAP AREA



The plan above demonstrates that the site is within Flood Zone 1 and is not within 20meters of a natural water source and presents minimal risk to future development.



PLANNING CONTEXT .



The Above Shows Some Of The LPA Policy And Guidance That Was Used Throughout The Design Process. The Guidance Helps Formulate Ideas, Set Standards And Steer The Overall Scheme.



PROJECT BRIEF .

The client has approached us to assist them with extending and remodelling their home. The House has never been extended and the current layout is compartmentalised and lacks flexibility.

- Single storey rear extension to replace the existing small kitchen space.
 - Kitchen to include a island/breakfast bar with space for seating.
 - Utility/laundry space closely connected to the new kitchen space
- The option for a larger dining space with the flexibility to host more guests on occasion.
- The option to utilise some of the double garage to accommodate some of the requirements in the brief.
 - Greater connection to the garden space increased natural lighting over the existing layout
- Flexibility on where to position the dining space, living room and stairs to remain in current location.
 - Open to flat or pitched roof styles
 - Open to style and materials.



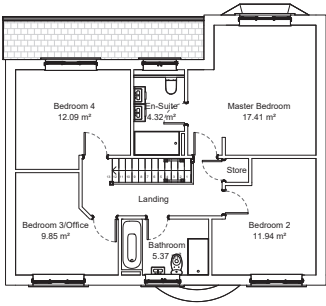
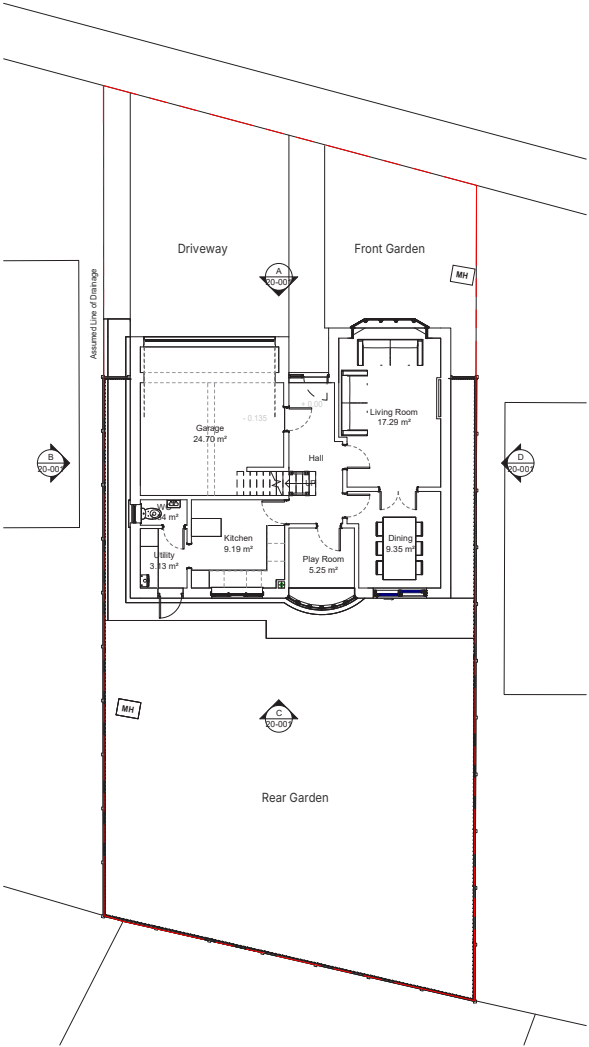
DESIGN ASPIRATION .
INTERNAL



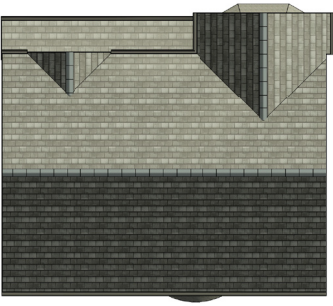
DESIGN ASPIRATION .
EXTERNAL



EXISTING .



First Floor
1:100



Roof
1:100



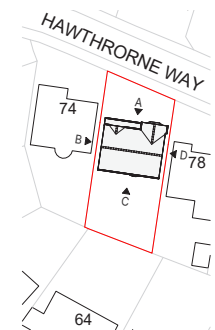
EXISTING .



North Elevation - A
1 : 100



West Elevation - B
1 : 100



Key Plan
1 : 500



South Elevation - C
1 : 100



East Elevation - D
1 : 100



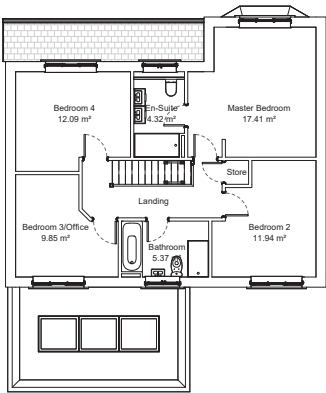
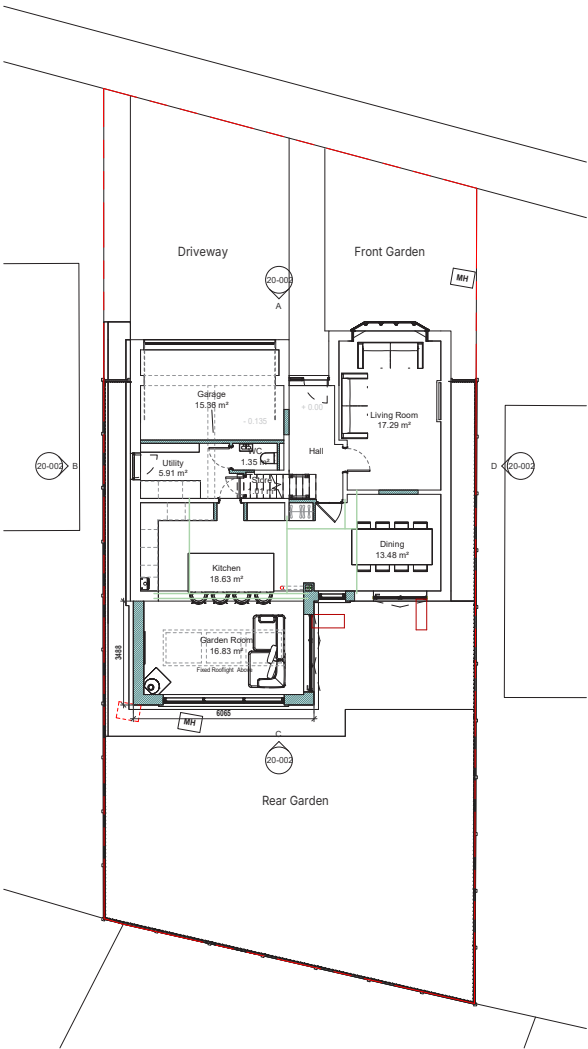
3D View



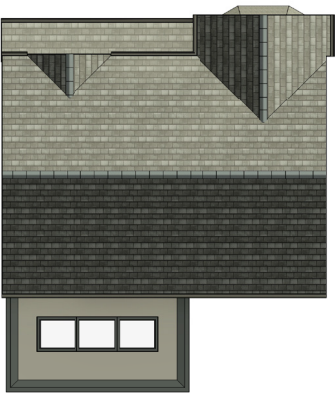
3D View 2



PROPOSED .



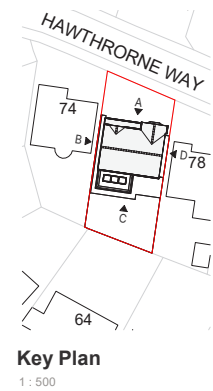
First Floor
1 : 100



Roof
1 : 100



PROPOSED .

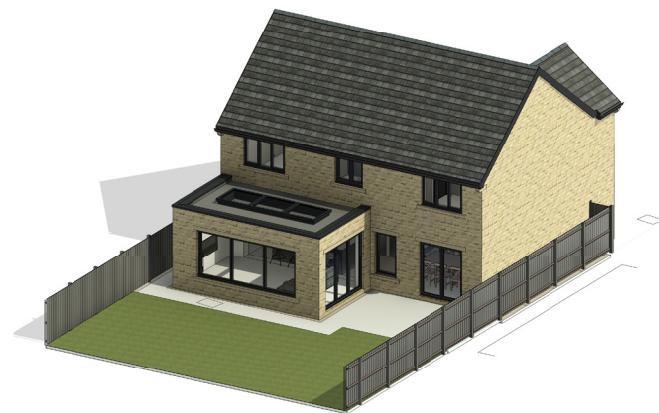


1	140mm Pitched Face Sandstone to match existing
2	Pressed Aluminium Parapet Coping
3	Chamfered Polished Stone Cill to match existing
4	Flush Polished Stone Head to match existing
5	Aluminium fixed glazed curtain walling
6	Aluminium Bi-folding Doors
7	Aluminium/UPVC Openable Window
8	Aluminium Full height Glass Door

Material Key



3D View



3D View 2



