

DESIGN AND ACCESS AND PLANNING STATEMENT

SITE ADDRESS:

3 BAGLEY CLOSE WEST DRAYTON UB7 7PZ

PROPOSAL DESCRIPTION:

ERECTON OF SINGLE STOREY REAR EXTENSION.

PLANNING & DESIGN STATEMENT:

The application site is a detached building. The proposal is for single storey rear extension with flat roof profile.

The area is characterised by mainly residential detached bungalows. The existing property is not listed. The site is located within the West Drayton Green Conservation Area.

No landscaping or trees are affected by the proposal.

The proposal will provide a much-needed space to the occupants and additional living/dining and shower facility. It is our understanding that the extension will not affect the amenities of the neighbouring properties.

The property is situated within easy reach of many local amenities including schools, shops, super markets, places of worship, open spaces for social venues and transport options.

The proposal is sustainable and appropriate in the overall context of the area. It will contribute positively towards the overall betterment of the area in general and the site in particular.

IMPACT UPON NEIGHBOURING AMENITY:

The proposal has been drawn considering the effects/elements on neighboring residential properties in terms of natural light, overshadowing, overlooking or overbearing to and found moderate as all windows are opening to rear on its property.

QUALITY OF ACCOMMODATION:

The proposal will provide an additional space to residential in terms of kitchen/dining and en-suit.

MATERIALS AND ASSESSMENT:

The proposed development respects and enhances the character and appearance of the original building as well as the adjacent properties in terms of scale, massing and materials.