

DESIGN, ACCESS AND IMPACT STATEMENT

IN RESPECT OF

AN APPLICATION TO THE LONDON BOROUGH OF HILLINGDON

FOR

**A SINGLE STOREY REAR EXTENSION TO THE REAR OF THE SHOP PREMISES SITUATED AT 71
SWAKELEYS ROAD, ICKENHAM, UXBRIDGE, MIDDX. UB10 8DQ**

No. 71 Swakeleys Road is a purpose built lock-up shop unit housed in a parade of similar units with one floor of residential accommodation over. It has a gross internal floor area of 91.26m². The premises are used for the sale of general groceries which includes the sale of wine and spirits.

The owner would like to increase the sales area by constructing a single storey rear extension to be used as a stock/storage room. This would have very little impact on the neighbouring properties and it is proposed that the extension as sited would still provide unimpeded access to No. 71A Swakeleys Road which is the residential unit above the shop.

There would still be adequate room at the rear of the premises for the parking of two vehicles and there is also a front service road serving the shopping parade as well as on-street car parking.

As this is a one off application and does not form part of a large scheme there has been no necessity to consult with specialists or local groups. There is no change proposed to the current access to the property.

21 October 2014

