

Date: 26/02/2019

To Whom It May Concern.
(Design And Access Statements)

Proposed Application for:
Proposed Single Storey Rear extension.

Site Address:

**617 Uxbridge Road, Hayes,
Middlesex, UB4 8HR.**

In brief:

Above mention property is Semi Detached 3 Bed room, around 1950 built. It lies at Uxbridge Road, Hayes, Middlesex. It has two accesses from Uxbridge road through main door and at side alley way for back garden as shown on site plan.

This property is solely used by single owner Mrs. **Ranjita Upal**. At ground floor, two reception, kitchen, utility store. First floor 3 bed rooms and family bathroom. Front and back has substantial gardens as shown on site plan.

Design:

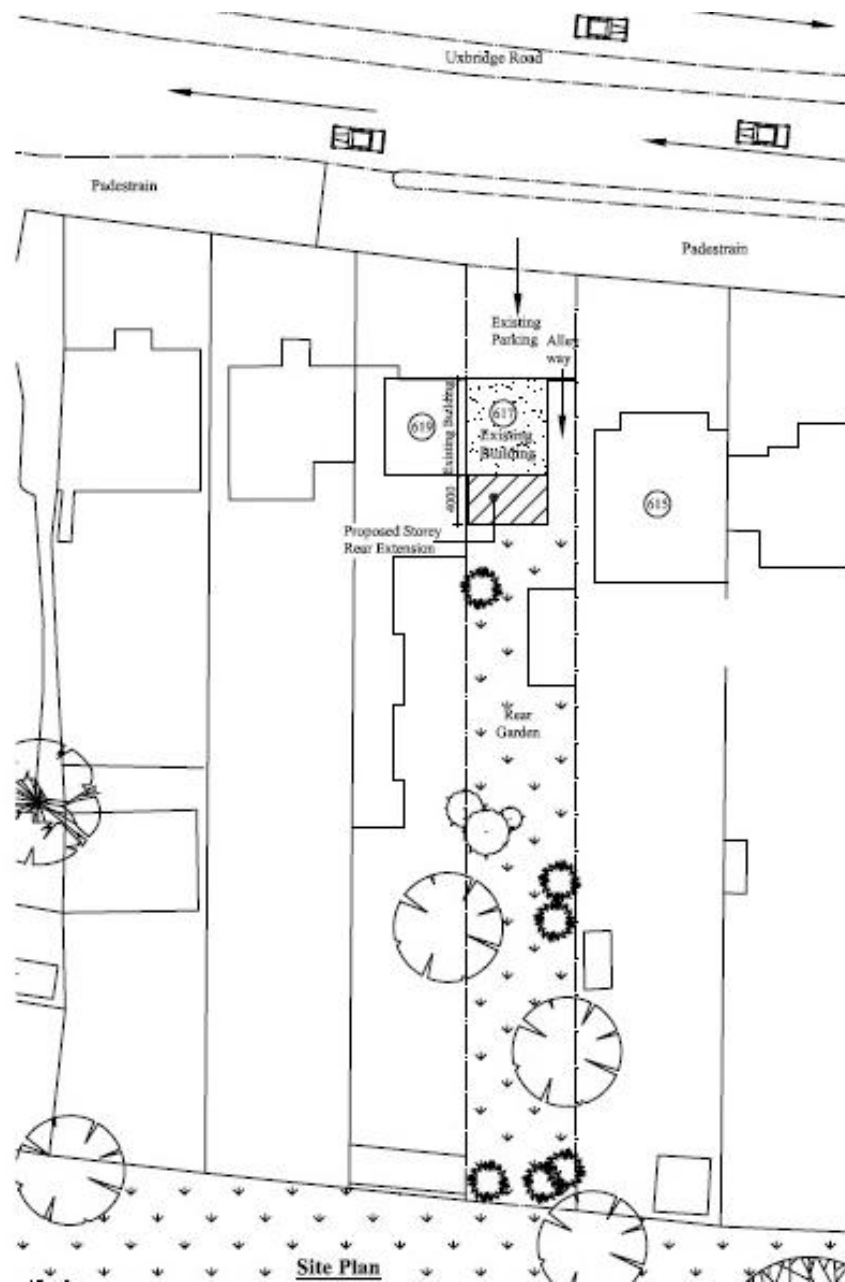
Proposed design for Rear extension is 4.0 M deep from the existing rear wall of the original building. New extension covered area 26.56 Sq. M. and carpet area is 22.34 Sq. M. Existing site is (77.85 x 9.23) M and clear rear garden length 60.35 M approximately from its existing rear wall. New extension covers less than 50% of the site area.

Basically new extension is used for extra space for Kitchen cum Dinning as shown on drawings BAL-617U, sheet no: 01.

New extension: Load bearing structure (Cavity wall) on top Gable roof. Eaves and highest point of the extension are 2.80 M and 3.65 M respectively as shown on drawing BAL-617U sheet no: 05. Building materials will be mixed matched with existing one.

For Security purpose: Smoke Detectors: Provide new mains linkable single point operated smoke detectors with battery backup and wired up independent fuse at consumer unit comply with BS 5839-6:2004 to approved documents All Fire Doors: Provide ½ an hour fire doors where marked **FD30** closing onto min. 25 mm stops or rebated frame fitted with smoke seals and in

tumescent strips. Any glazed doors (Whether new or existing) need to be of fire resisting material and retained by a suitable glazing system.



With best regards

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