

Design & Access Statement

Site Address: 33 Fairfield Road, Uxbridge, UB8 1AZ

Date: 9th January 2023

Prepared by: Mr A S Bhamra

Introduction:

This design and access statement has been prepared in support of the planning application for the site at No33 Fairview Road, Uxbridge, UB8 1AZ. This application is for a proposed removal of existing roof and construction of roof space with habitable use, single storey ground floor rear and side extension, outbuilding and internal and window alterations.

Use:

The site has a single family dwelling which is proposed to be extended to create an additional bedroom in the loft, ground floor to the rear and side is proposed to be extended to increase the living space for the family.

A detached outbuilding is proposed in the rear garden of the site and is proposed to be used as a gym and playroom by the occupants of the dwelling.

Scale:

The roof is proposed to be completely taken down to fascia and gutter level and re constructed with a steeper degree angle at 45 degrees. The new roof design will create a flat roof area at the highest point.

There are two dormers proposed along the right hand side of the property and one half dormer to the rear of the property as well as skylights to the front and left side of the property.

The size and scale of the dormer along the right hand side of the property have been designed so that they are set down and adequately spaces to reduce the bulk in appearance. The dormers are set back from the front of the property and due to the neighbouring property at No 35 being positioned the dormers are not superficial from street level.

Proposed single storey rear extension projects out 4m and along the back and to the side of the existing property.

The outbuilding's size bulk and scale are all subordinate to the main dwelling and site.

Appearance:

The proposed extensions will be constructed of materials that match the existing dwelling.