

31A The Avenue, Cowley, Uxbridge, UB8 3AD

Design and Access statement for Demolition of conservatory, single storey rear extension, raising both side elevations as gable walls, roof alterations and loft conversion, with rear dormer and three Velux windows on front slope, tiled roof over ground floor single storey projection at the front, new window for wc.sh in the right hand flank wall, external wall insulation with slip bricks to match brickwork of neighboring properties.

1. Introduction

This document is to provide information regarding an extension to a dwelling house.

2. Location

This site is located at 31A The Avenue, Cowley, Uxbridge, UB8 3AD. This property is within a residential area with properties with extensions.

3. Use

The current use of the property is used as a single dwelling house.

4. Assessment

Currently this is a detached single dwelling house. Other properties on the road have similar features and style, all the properties have individual character to the street. The neighbouring properties have an additional extensions to the dwelling. Our proposal is to increase the size of the house to match surrounding properties to be suitable for the family.

5. Access

Access to the dwelling will be from The Avenue. The proposed works does not interfere with the access route to the other properties on the road. Front parking to be retained.

6. Impact

There will be very minimal impact to the street scene and the extension would complement the street scene will not be effected. Neighboring property also has a very large extension towards the rear. Properties on this road have different characters to each house.

7. Materials

All materials would be the similar to existing if not the same. This would also be done by specialist to maintain a professional outlook. Where possible it would be kept in similar visual impact to the neighbouring properties.

8. Conclusion

The proposal is seen to be a reasonable development of this type and scale in this location.

Thus it is felt that the proposal is of an acceptable standard scheme. We look forward to working with the local councils to facilitate a favorable decision.