

DESIGN STATEMENT

ADDRESS:

8 Chelston Road, Ruislip, HA4 9SB

Amount:

The proposed development is to construct a Rear Dormer Loft Conversion inclusive of raising the ridge line by a minimal amount in order to achieve the internal head height required by building control.

Layout:

The design of the conversion has been carried out to what we hope the Council would perceive to be acceptable under its current planning policies. The new loft conversion will form an additional bedroom and en-suite in order to make the families living space more comfortable.

Scale:

The loft conversion is kept within the party walls and is no larger than required. We have been extremely careful to ensure that we do not propose raising the ridge by any more than required to achieve the vital head height.

Landscaping:

This proposed development is a loft conversion and would not have any landscaping issues or features to be explained or justified.

Appearance:

The materials use in this development is as follows:

The loft conversion will be finished in concrete tile to match existing. The windows will be of uPVC finish in order to match existing. The flat roof will be finished in three layer high performance felt.

The reason why the design includes these materials is to make sure that the looks are as original as a new development can be to try and sympathetically blend it into an environment in Hillingdon which is being developed every day. This general style has been approved by the Council before (please see examples towards the end of this document). It is hoped that this statement will help in the understanding of the proposed development and assist in its approval without objections.

Use:

Within this application it is proposed that the existing usage of the house is to be maintained with just the addition of a bedroom and en-suite.

Access:

Access to the property will be unaffected as access to the new development is from within the existing house. There is no adverse effect on parking or amenity space as a result of the proposed works.

Other:

There are many other properties within the immediate vicinity of 8 Cheslton Road that have raised ridge lines in order to achieve the required head height internally. I attach sample photos below and also an image of 8 Cheslton Road showing the location within the road (the photo with scaffolding up)









