

**DESIGN
&
ACCESS
STATEMENT**

IN SUPPORT OF

Planning Application: For a two-storey rear extension and loft conversion.

At

Project: 18 Church Avenue
Ruislip
HA4 7HT

Project No.: 11301

Issue Date: June 2026

CONTENTS:

1.0	INTRODUCTION
2.0	POLICY CONTEXT
3.0	SITE LOCATION & CHARACTER
4.0	ACCESS AND PARKING
5.0	SUMMARY

1.0 INTRODUCTION

The existing property is located in the Ruislip Village Conservation Area, on the southeastern side of Church Avenue.

The property is detached with a single storey attached garage on the southern western elevation which is set back from the front elevation.

2.0 PROPOSAL

The proposal is for a two storey rear extension, and loft conversion with rear, side and front facing roof lights

3.0 PLANNING ISSUES

The main issues is the impact of the proposal on the character and appearance of the Ruislip Conservation Area, and the host property. The proposed works will be to the rear of the property so not visible from the street, the proposed rooflights will be conservation type and flush with the roof.

The proposed materials will match those of the existing and will not have a negative impact on the host property. It is considered that the proposals will preserve and enhance the character and appearance of the Ruislip Village Conservation Area.

4.0 ACCESS & PARKING

Access will remain as existing, with at least three parking spaces to the front. The garage will be converted to a habitable room under planning reference **59225/APP/2024/944**

5.0 SUMMARY

The proposal will preserve and enhance the character and appearance of the Ruislip Village Conservation Area.