

Design & Access Statement for 10 Gilbey Close, Ickenham UB10 8TD



Introduction

This statement has been prepared in support of a planning application to partially demolish the existing garage and part of the single storey side extension. It is proposed that the property will be extended to include a single storey side extension.

10 Gilbey Close is not a listed property but it is located within the Ickenham Conservation Area. The property is a two storey detached house with an integral garage. The house is similar to many others on this small estate. The house appears to have been modified in the past with a single storey flat roofed side extension on the West side of the property.

The existing roof is of a hipped design but it connects to an area of gable roof at the rear of the hips. The existing roof is has quite a low pitch.

The property has low brick walls to the front sides with timber fencing in the rear of the property. The front wall of the property is formed from low block planters.

Proposed changes

It is proposed to demolish the rear wider part of the existing single storey side extension. It is then proposed that a two storey side extension be created. The roof of the existing single storey extension would be removed and a further storey would be added, a hipped roof would be created to match the existing main roof, but 0.50 metres below the existing ridge height. The proposed hipped roof on the side extension would require an area of flat roof to keep the new roof subservient to the main house roof .

Conclusion

It is hoped that this change will be in keeping with the other houses in the street, but will give the building owner a more usable house layout.