

Design and Access Statement for 8 Brentfield Close

The proposal

The proposal seeks to refurbish and extend the end terrace property at 8 Brentfield Close. The extension comprises of Loft conversion with a rear facing dormer

The Site

The existing house is a single family dwelling house of the early 1980's. The existing accommodation comprises of two bedrooms, and a bath/wc at first floor level and lounge, dining room and kitchen at ground floor level. The house is 7.3 deep.

Planning Policy

Policy relevant to the planning application is contained in the saved policies of the Hillingdon residential extensions Development plan, adopted in July 2004. Also of relevance is the Supplementary planning Guidance, revised and adopted in March 2003, entitled 'extensions and Householders Guide' and 'Accessible Homes'.

Design

The original house is considered to be of average size for a modern single-family dwelling, bearing in mind that these properties were built in the late 80's. The proposed loft conversion will provide an expanding family with an additional room. The roof finish will be in matching tiles with plastic guttering and rain water pipes.

The windows will match the existing, as the existing house will be getting complete new windows at the same time as the new loft extension as the current windows existing are poor energy efficiency wise..

The proposal would not have a greater impact on the adjoining premises than its current usage. The whole scheme design provides the need for the growing demand for residential properties in the London borough of Hillingdon, either for rent or purchase. Provision is provided for the storage waste bins at the front.

Access

There are no major access implications with these proposals as it is merely for the extension of an existing property in this established residential area.