

Supporting Statement

Site Add: 62 Tudor Road Hayes UB3 2QD (referred as 62TR)

Overview:

The subject property is located on the Western side of Tudor Road. The property is a Semi-Detach house with accommodation over 2 floors. The street scene is set by Semi-detached and Terraced houses on either side of Tudor Road. Many properties on Tudor Road have been extended and benefit from outbuildings at the end of the gardens, which makes an integral part of street scene.

Proposed Development:

This supporting statement has been prepared in support of Construction of new outbuilding to be used for Home Gym and Home Office.

Supporting statement:

62 TR is a semi-detached property, which occupies a large plot. The proposed outbuilding will be located at the end of the garden.

To support the proposal, we assess the impact of proposed outbuilding on the neighbouring properties and street amenities, which is as follows:

Impact of Proposed outbuilding on properties on RHS:

On the RHS of 62 Tudor Road there are 6 starter homes with a large shared garden at the rear. The proposed outbuilding of 62TR will be constructed away from the boundary with RHS properties. Considering the following:

- a) Proposed outbuilding will be located away from boundary
- b) Long distance between neighbouring houses and outbuilding
- c) Low ridge height

It is safe to say the proposed outbuilding will not have any impact on the private amenities of neighbouring properties on RHS.

Impact of Proposed outbuilding on properties on 64 Tudor Road (LHS):

64 Tudor Road is an adjoining property, which benefits from a large outbuilding at the rear of its garden. The proposed outbuilding will be located along with the existing outbuilding of 64 Tudor Road.

Submitted plans show the existing outbuilding of 64 Tudor Road in relation to the proposed outbuilding of 62 Tudor Road.

As the proposed outbuilding of 62TR will finish behind the front elevation wall of existing outbuilding of 64TR, it is safe to conclude that the proposal will not have any adverse impact on the private amenities of 64TR.

Impact of Proposed outbuilding on Street visual amenities

62TR benefit from a large rear garden which is on angle. The proposed outbuilding will not be readily visible from the Tudor Road due to the angle of the garden. So will not have any impact on street visual amenities.

Proposed use of Outbuilding:

The proposed outbuilding will provide much needed space for home office and a place to workout at home and in turn will improve the life style of occupants of 62 Tudor Road.

To avoid any doubts, Applicant confirms that the use of the outbuilding will always remain incidental to the main dwelling house and will never be used as a self-contained unit.