

# Supporting Statement

**Site Add: 5 Elm Close Hayes UB3 2JN (Referred as 5EC)**

## **Overview:**

The subject property is located on the Northern side of Elm Close. Elm close is accessed via Rectory Road. Elm close is a very small-secluded locality with 2 terraces on either side of the road. 5EC is a mid terrace house with accommodation over 2 floors.

## **Proposed Development:**

This supporting statement has been prepared in support of proposed development of Single storey outbuilding at the rear of Subject site.

## **Supporting statement:**

The proposal is for single storey detached outbuilding with a flat roof, to be built at the end of garden of 5EC. The proposed outbuilding has been designed in such a way that it doesn't have any detrimental effect on either neighbour.

## **Impact of Proposed outbuilding on 4 Elm Close (Referred as 3EC)**

4EC is located on the left hand side of 5EC.

Proposed outbuilding of 5EC will be:

- a) on the eastern side of the 4EC
- b) located at the end of the garden
- c) constructed with maximum roof height of 2.5m, with low eaves height.

therefore, will not have any overbearing or create any overshadowing impact on the private amenity space of 4EC.

So, it is safe to conclude the proposed outbuilding will not have any adverse impact on private amenities of 4EC.

## **Impact of Proposed outbuilding on 6 Elm Close (Referred as 6EC)**

6EC is located on the Right hand side of 5EC. 6EC benefits from large garden. As the garden of both 5EC and 6EC are north facing and the proposed outbuilding is proposed at the end of the garden, it is safe to say that proposed outbuilding will not have any adverse impact on the private amenities of 6EC.

**Impact of Proposed outbuilding on Street visual amenities**

The proposed outbuilding will be set the end of the garden which will not be visible from street so it is safe to say the proposed outbuilding will not have an adverse impact on the street visual amenities.

**Living standards of occupants:**

The proposed outbuilding will provide much needed space for home office and a place to work out from home. Since 2020, everyone prefer to keep safe distance from unknown people and working from home is becoming a norm. Client wish to build this outbuilding in order to have a small home gym and home office.

This outbuilding will substantially improve the living standard of occupants of 5EC.

**Applicant confirms that the use of the outbuilding will always remain incidental to the main dwelling house.**