

Higham Post Office.

2 Hermitage Road, Higham, Rochester, ME3 7DA.

**Proposed minor alteration to the ground floor rear of the house
and small first rear extension.**

Design and Access Statement.

Introduction

Higham Post Office the main Post Office for the villages of Higham and Shorne and has customers traveling from Shorne, Cobham, Cliffe Woods and the western side of Strood and Wainscott.

The Postmaster and his wife work run Post Office and the adjacent Convenience Store and they live in the adjacent house. They work long hours 6 days a week and need to be based next to the business.

The living area for the Postmaster's home is at ground floor level to the rear of the Post Office and at first floor level. For a family the space is quite small and maximising storage space is a particular requirement. At present the loft space is utilised however the proposed extension to the rear at first floor level will provide more useful space for wardrobes and so on.

This proposal

This application is for a single storey side extension to the north eastern side of the building at the rear to straighten the wall to the this side in the area of the proposed kitchen. It will provide a little more space within the kitchen.

At first floor it's proposed to extend the bedroom so the rear wall is in-line with the rear wall of the new flats that have been previously approved and the structure is built.

We don't consider that this small additional section to the rear at first floor will cause any further impact upon the property to the side and rear of the house. Windows are arranged to look towards the garden and not to the rear.

Planning consent for alterations to the north-east side of the ground floor were granted under Decision Notice 20200694 dated 11th

September 2020. At that time for a reason now not known we didn't apply to straighten the whole of the north eastern side wall right to the rear and so this left a small dog leg in the wall which we now apply to straighten. Alterations were also approved when the new shops and flats were approved under Decision Notice 20190405.

Design

The extension is proposed to be finished in painted rough cast render to match the current building with a black single ply membrane roof finish to the flat roof.

Some roof lights are proposed to provide light to the en-suite, the bathroom and to the bedroom and also on the rear slope of the norther section of the existing building to provide light to the roof space which is in use as storage.

Access

The house is accessed via the door to the north-eastern side. There are level changes in the house, however the ground floor is accessible to ambulant disabled persons.

The location is within the village where there are bus stops and a main line railway station is accessible by foot which is located in the lower part of the village.

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