

DESIGN AND ACCESS STATEMENT-

LOCAL AUTHORITY
GRAVESEND BOROUGH COUNCIL
22 FROBISHER WAY
GRAVESEND
KENT DA12 4QY

CLIENT

Mr & Mrs Premroy

PROPOSAL:

We are proposing to extend the already built rear extension from 3.5 meters to 4.8 meters. The garage will be used for additional storage, the roof will be raised to 2.9 meters and replacing existing windows to double glazed windows and doors and building a wall to include a double glazed window for additional light to the rear garden. We are also planning to build a larger front porch as shown on the plans.

We append the application with a building plan, PE1417, Site and Block plans.

The Site and its surroundings:

The property is an established semi detached house with a large garden in a typical side street amongst mixed semi and other detached properties. No trees will be removed.

Design Statement Use:

The proposed side extension will greatly enhance the residential use of the property providing a larger dining / Kitchen area.

Appearance:

There will be changes to the front elevation by way of a larger porch built with closely matching brickwork the new proposed extension will also be built with closely matching brick work.

Access:

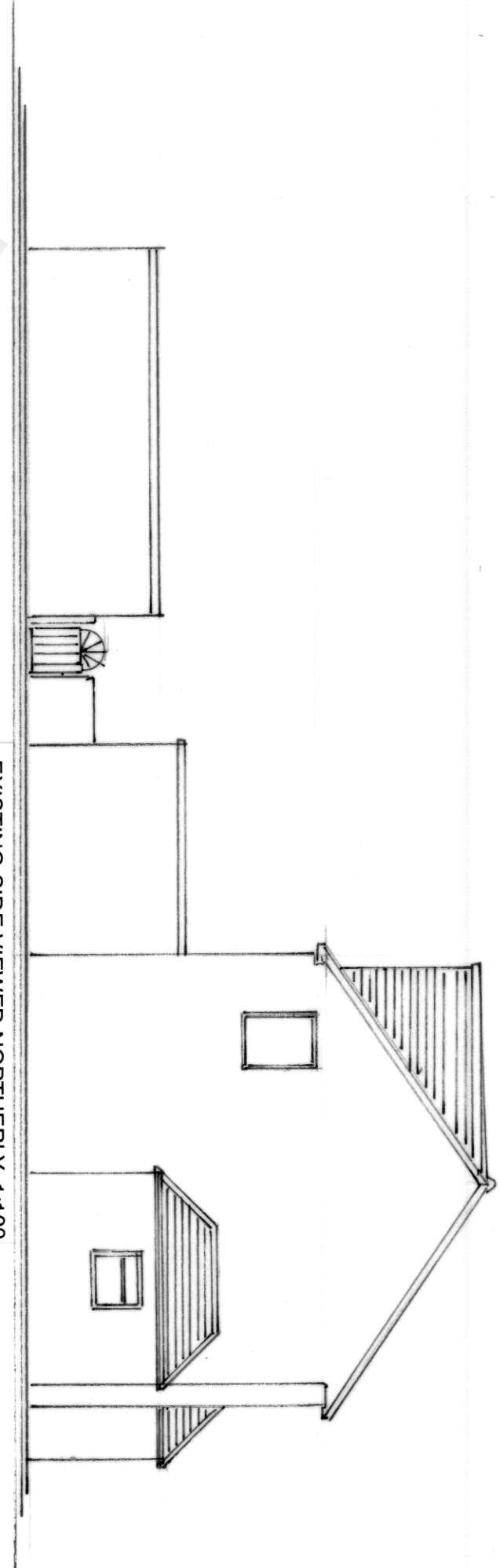
There will be no changes to the already easy access to the rear.

Conclusion:

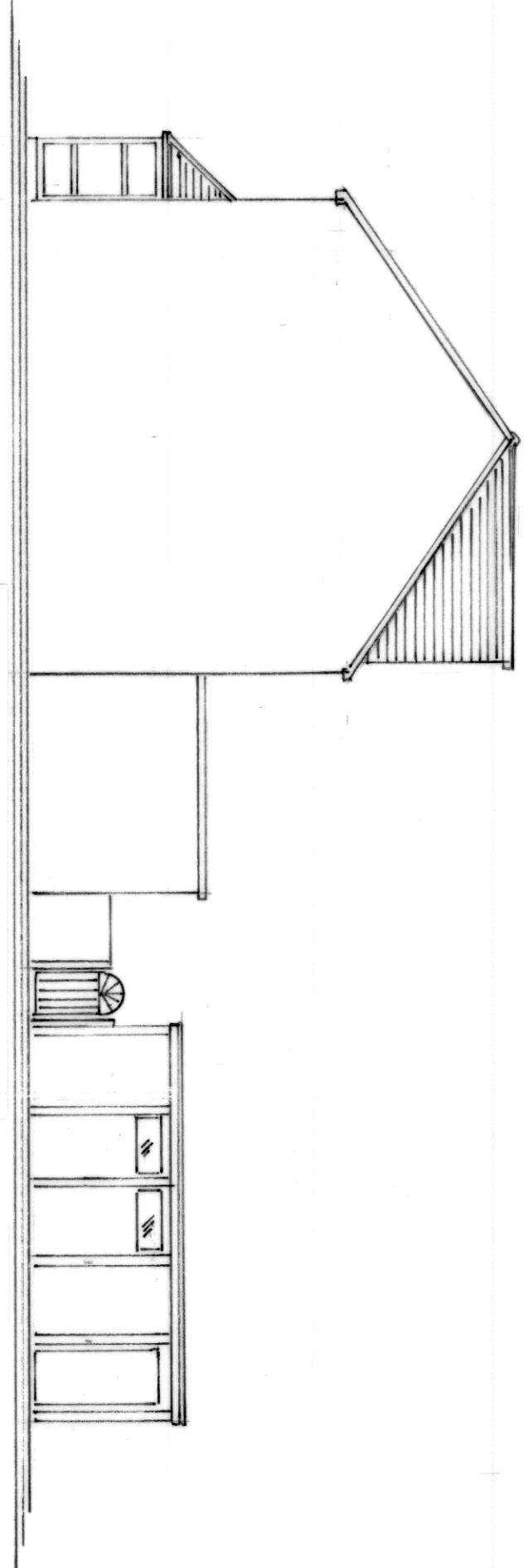
The overall proposed works in my opinion will not affect the area as seen from the front elevation being that there are several larger porches already built.

APPLYING FOR PLANNING PERMISSION

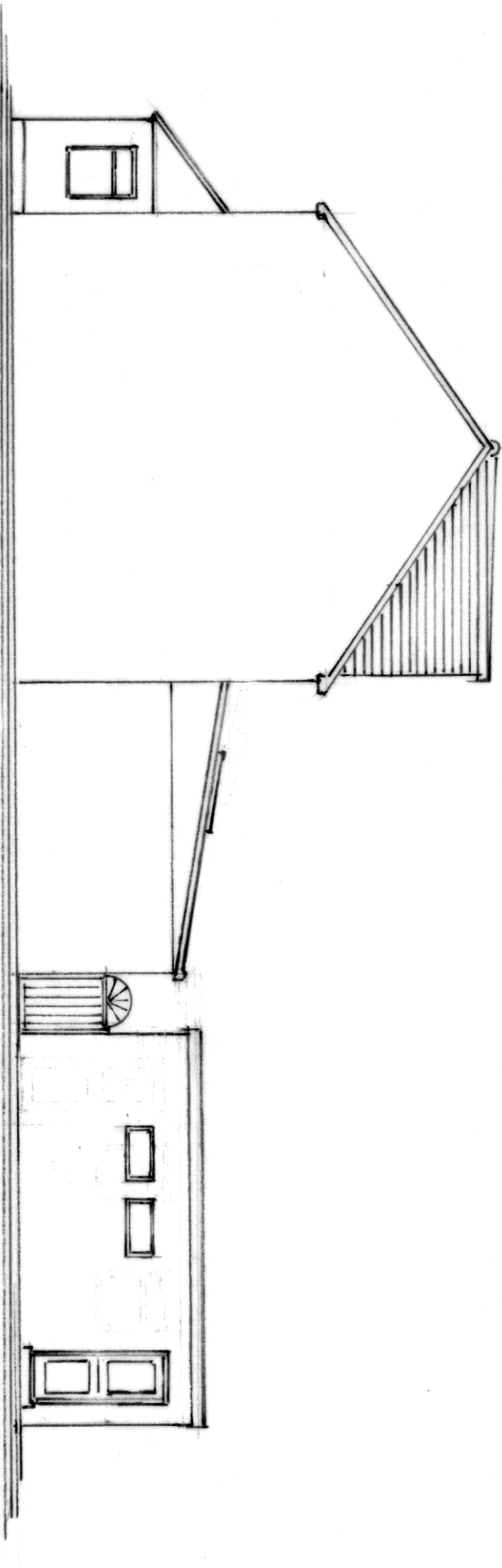
For a rear extension, modification to the garage and the larger front porch.



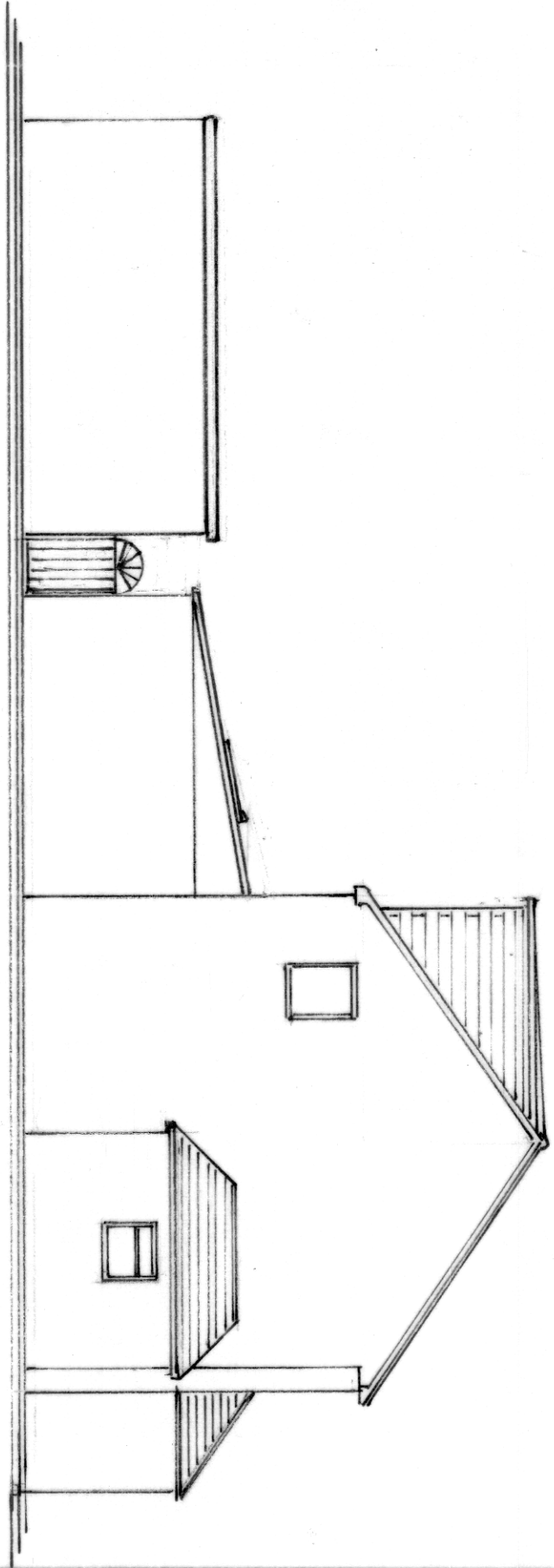
EXISTING SIDE VIEWED NORTHERLY 1:100



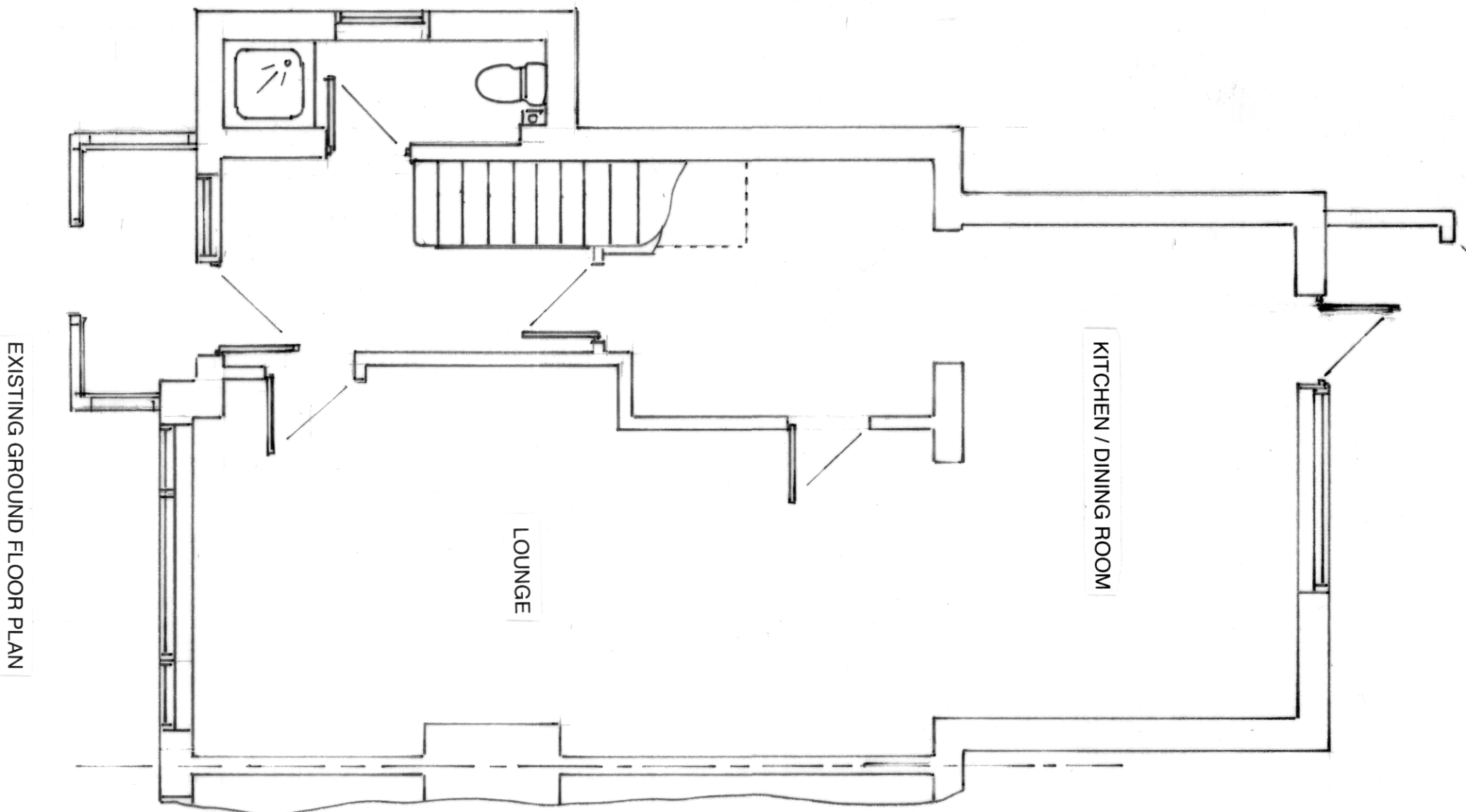
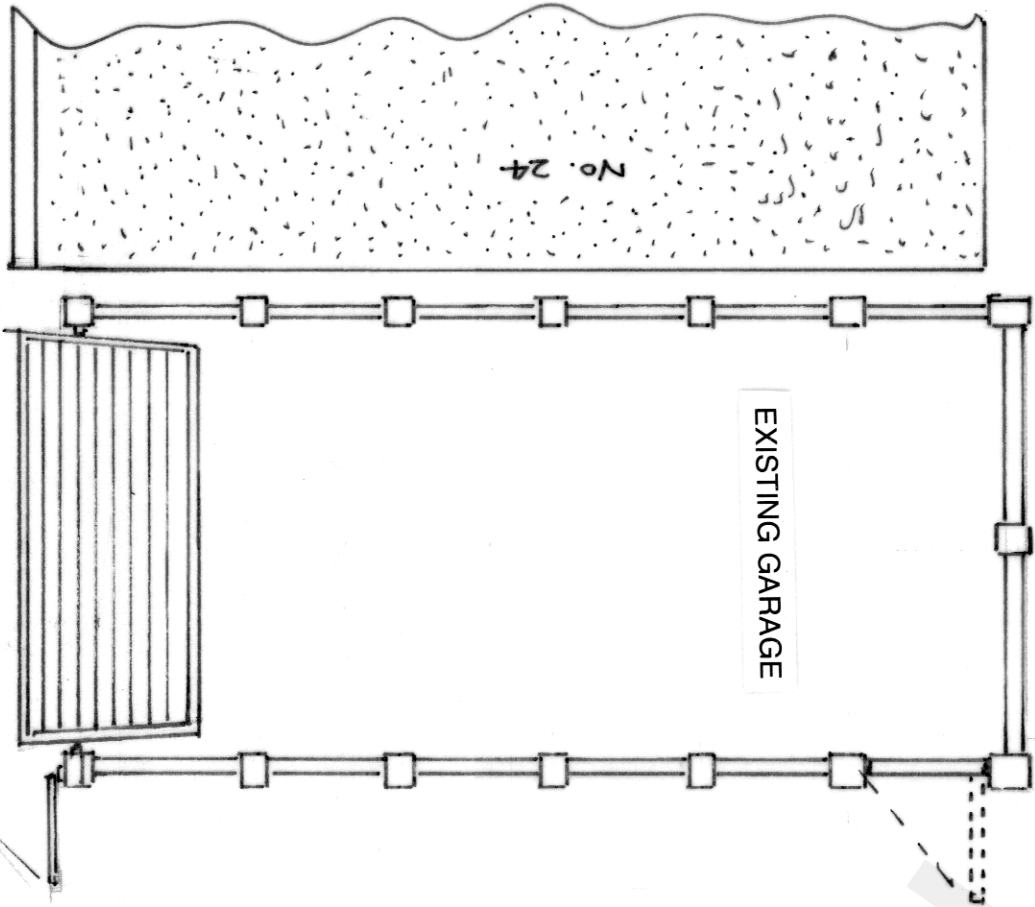
EXISTING SIDE VIEWED SOUTHERLY 1:100



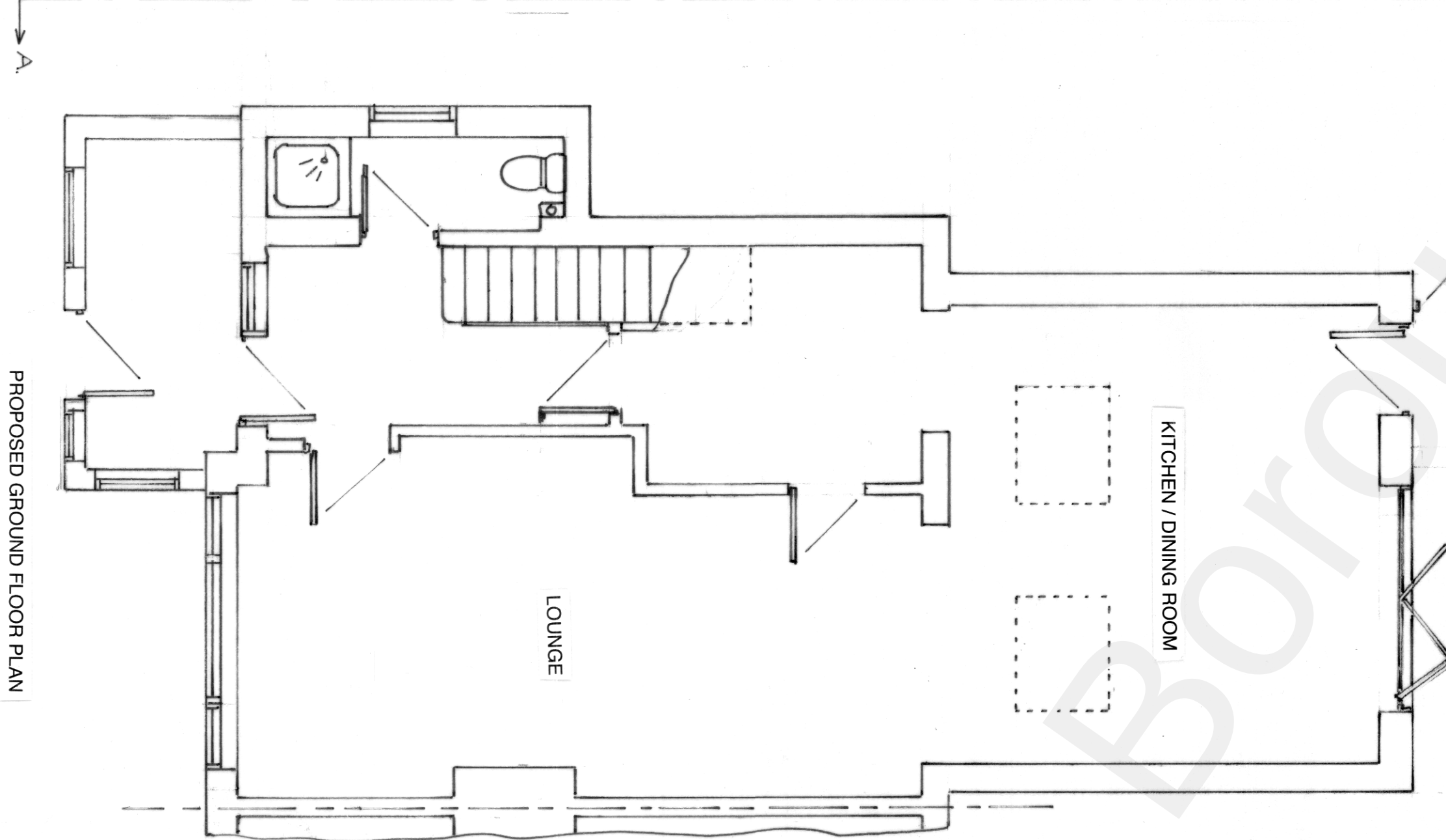
PROPOSED SIDE VIEW 1:100



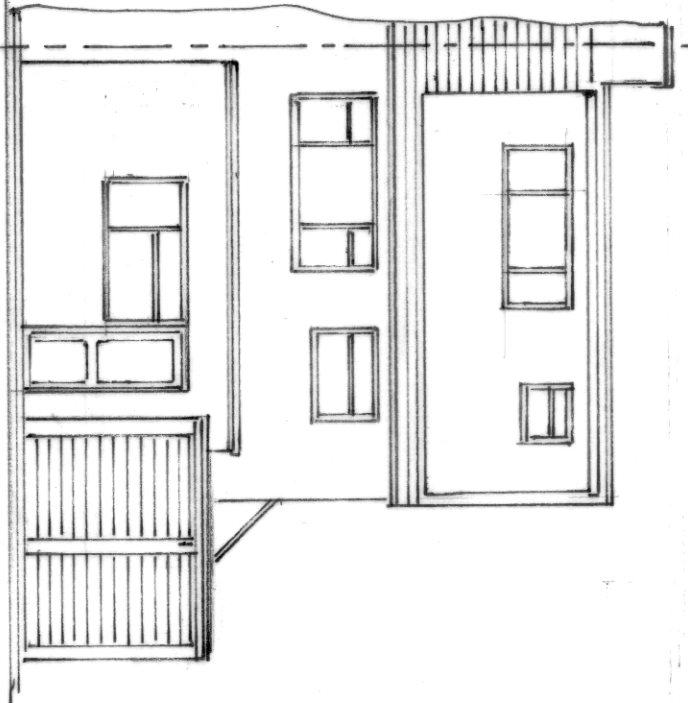
PROPOSED SIDE VIEWED NORTHERLY 1:100 'A A'



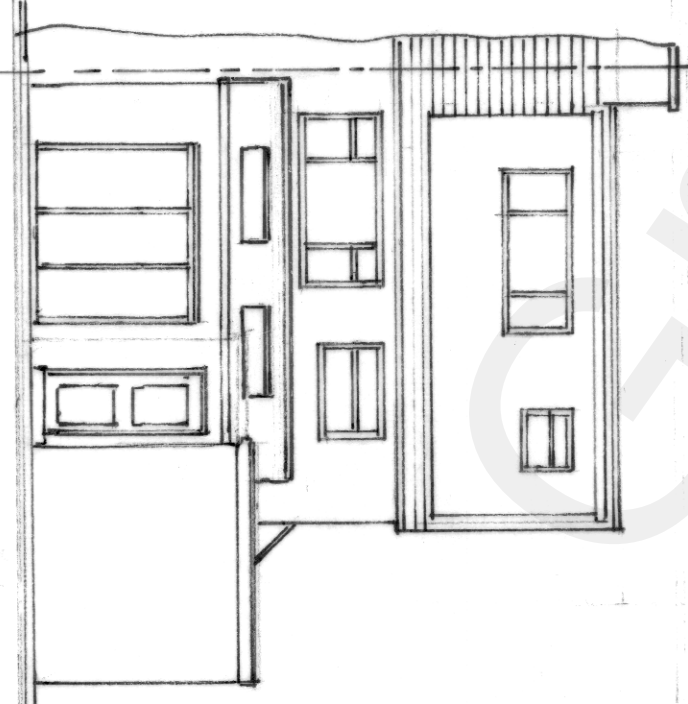
EXISTING GROUND FLOOR PLAN



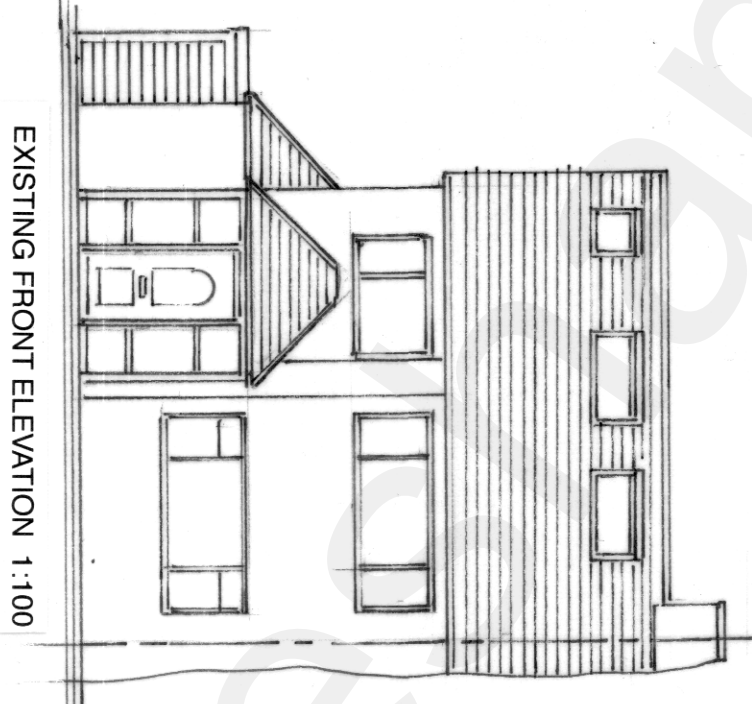
PROPOSED GROUND FLOOR PLAN



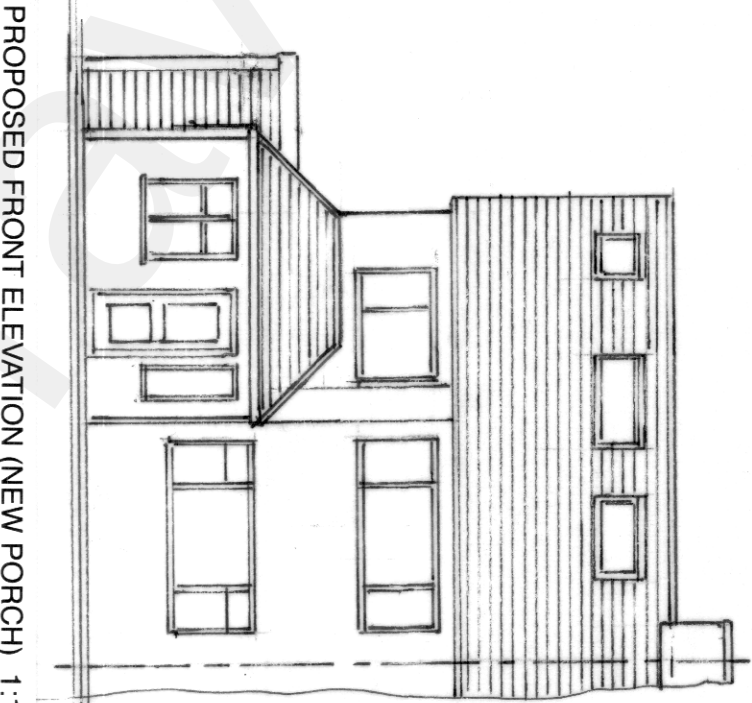
EXISTING REAR ELEVATION VIEWED EASTERLY 1:100



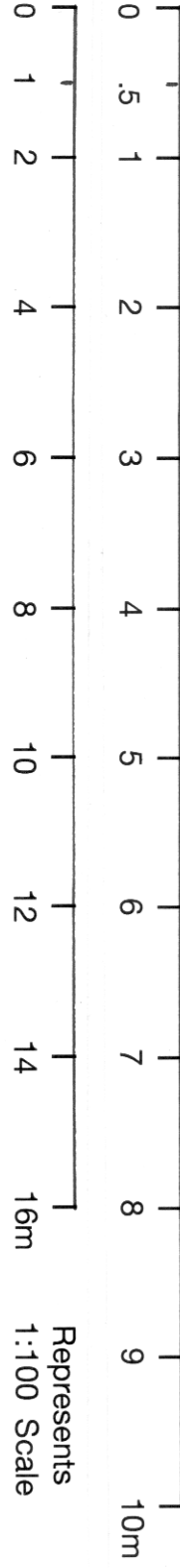
PROPOSED REAR ELEVATION VIEWED EASTERLY 1:100
WINDOW CONFIGURATION TO BE DECIDED ON COMMENCEMENT.



EXISTING FRONT ELEVATION 1:100



PROPOSED FRONT ELEVATION (NEW PORCH) 1:100



Represents
1:100 Scale

Client.

MR. and MRS. PREMROY
22 FROBISHER WAY
GRAVESEND
KENT DA12 4QY

Divine Loft Conversions Ltd

104 Gravesend Road, Rochester Kent ME2 3PN
Tel: 01634 780107 - 07850 314941
www.divinelofts.co.uk email phil@divinelofts.co.uk

APPLYING FOR PLANNING PERMISSION

For a rear extension, modification to the garage and the larger front porch.

SCALE 1:50 & 1:100 @ A1
Date 27th AUGUST 2021
DRAWING NO.. PE1417

Amended 13th
January 2022