

Design and Access Statement
Proposed single storey rear and part side extension
and part garage conversion
at
5 Football Close
Baldock
Hertfordshire
SG7 5AH

Proposal

The proposal is to replace the existing conservatory with a 4.000 - metre-deep and part side single storey flat roof rear extension.

Use

The property is a single-family semi- dwelling.

Appearance

The single storey extension will have a flat roof with a roof light.

The Walls will be brick work to match the lower half of the original building.

The extension will protrude 4.000m from the original building and wrap round to the rear of the existing garage leaving an access gap to the garden from through the garage, the rear of the existing garage is to be converted to provide an utility room.

New white Bi-fold doors and windows to match the existing.

Access

Existing access is unaltered

No new vehicle or pedestrian access is proposed.

Conclusion

- a) No part of the extension is beyond the plane of the existing roof slope of the principal elevation that fronts the highway
- b) No part of the extension is higher than the highest part of the roof
- c) Materials used will be similar in appearance house and the neighbouring properties
- d) There are no verandas, balconies or raised platforms

e) The property is not in a designated area

Overall; it is not detrimental to the street scene and will not unduly affect any adjoining properties