

## DESIGN AND ACCESS STATEMENT

PLANNING APPLICATION FOR THE ERECTION OF A SINGLE STOREY REAR CONSERVATORY TO THE REAR ELEVATION OF 18 WHEATCROFT GARDENS RUSHDEN NN10 0EX

### THE PROPOSAL

THE SINGLE STOREY REAR EXTENSION WILL BE IN A FORM OF A GLASS ROOF CONSERVATORY.

### MATERIALS

THE MATERIALS THAT THE CONSERVATORY WILL BE CONSTRUCTED FROM ARE:

BRICK FACED PLINTH WALLS TO MATCH EXISTING.

ROSEWOOD UPVC CASEMENT WINDOWS AND DOUBLE DOOR.

ROSEWOOD ROOF STRUCTURE WITH AMBI ULTRA GREY GLASS.

### USE

THE CONSERVATORY WILL BE USED AS MUCH NEEDED ADDITIONAL LIVING AND LEISURE SPACE FOR THE APPLICANT.

### AMOUNT

THE INTERNAL FLOOR AREA OF THE PROPOSED CONSERVATORY IS 8.62 SQ/ M.

### LOCATION

IT IS PROPOSED THAT THE CONSERVATORY IS TO BE CONSTRUCTED ON THE SOUTH – WEST FACING REAR ELEVATION.

THE WHOLE SITE IS DISCREET AND LOCATED ON PRIVATE LAND OWNED BY THE APPLICANT.

### LANDSCAPING

THE PROPOSED CONSERVATORY WILL BE CONSTRUCTED WITHIN THE REAR PATIO AREA AND THERE IS NO OTHER LANDSCAPING PLANNED OR REQUIRED.

### ACCESS

ACCESS WOULD BE GAINED VIA THE EXISTING SIDE GATE.

### JUSTIFICATION

IT IS THE APPLICANTS WISH TO ENJOY THE CONTINUED AMENITY THAT THE CONSERVATORY WOULD PROVIDE AND SEEKS TO ACHIEVE THIS WITH A STRUCTURE THAT HAS A MINIMAL PHYSICAL IMPACT ON THE REAR ELEVATION IT CONECTS TO.