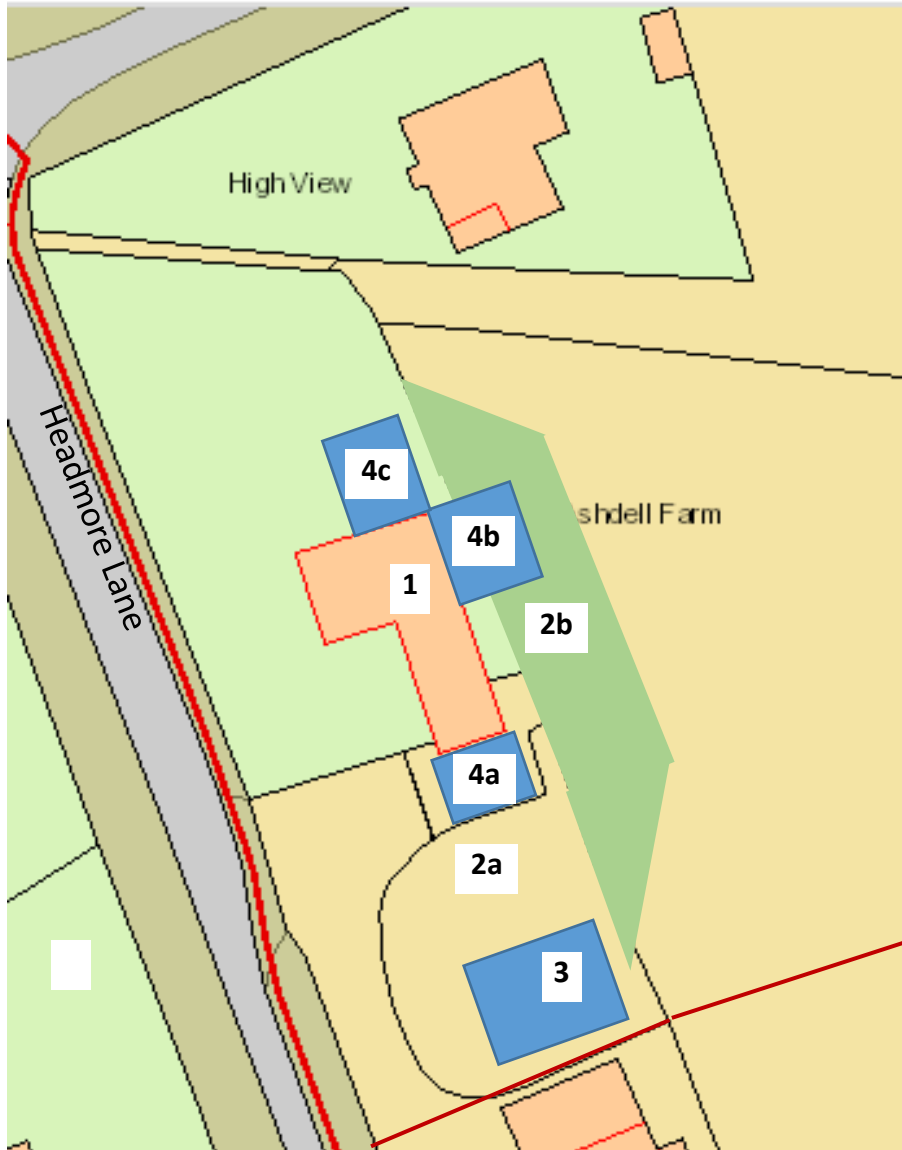


Ashdell Farm - Development Enquiries



Index of enquiries (as marked on the plan)

1. Raise the roof line

The existing roof line is too low to allow for the inclusion of much accommodation on the first floor. The proposal would be to raise the roofline a little (by about 3 or 4 feet I think) and to include additional dormer windows in keeping with the existing building. That would enable the whole first floor to be used for sleeping accommodation etc... It would also be the intention to take advantage of the opportunity to improve insulation and install suitable photovoltaic technology. I have attached the Estate Agent's marketing brochure to provide background on the existing nature of the property.

2. Boundaries and land use

- Can the grassed area marked 2a be used as garden? Could it be included within the residential curtilage of the house? Would any restrictions on use apply?
- Could the existing fence line be extended slightly so that it encompassed the extremity of something like the area 2b? Could 2b then be used as garden or would restrictions on use apply?

3. Garage

Could a separate garage block be built to house a double garage, store and games room above? I note the recent approval for such a building at Headmore Farm (plan attached) and would envisage something very similar, or perhaps with the building styled in keeping with the existing Ashdell Farm building.

4. Extensions (NB NOT proposing that all would be built, rather exploring what options could be built)

- Single storey extension with vaulted ceiling, in the same style as the existing building, to allow for a kitchen to be extended into a larger kitchen/living/dining space, with access into the garden.
- A 2-storey extension, matching the roof line of the main building and including dormer windows equivalent to the main building. Access into the garden from the south side ground floor.
- A 2-storey extension, matching the roof line of the main building and including dormer windows equivalent to the main building. Access into the garden from the ground floor.