

KEVIN GRINHAM DESIGN
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Development Management,
City of York Council,
West Offices,
Station Rise,
York
YO1 6GA

26/07/2021

Dear Sir/Madam,

**SINGLE STOREY FRONT EXTENSION TO PROVIDE REPLACEMENT PORCH, WC AND STUDY
EXTENSION AT 36 MELCOMBE AVENUE, STRENSALL FOR MR A & MRS J HULL.**

With reference to the above, I attach a Householder Planning Portal Application consisting of the following:

- 1) The completed planning application forms (cert B included as wall and roof connect to adjoining property)
- 2) .pdf copies of each of my drawings numbers 2122/01, 02,03 & 04.

The application relates to the removal of the existing single storey front porch and the erection of a single storey front extension to the NE elevation to provide a replacement porch, a WC and study extension.

The new extensions will have pitched and tiled roofs over rendered walls and will be finished with materials and detailing to match the existing dwelling.

Due to the location of the property and the position of the proposed extensions, they will have little, if any, effect on the immediate surroundings, on the street-scene in general or on the amenity of neighbouring properties.

I therefore believe that the proposals therefore comply with current policy.

I trust the above is in order, however, should you have any queries or require any further information please do not hesitate to contact me.

Yours faithfully,

Kevin Grinham

KEVIN GRINHAM.

c.c. Mr A & Mrs J Hull