

## Example of Design and Access Statement Householder – Extension (in a Conservation Area)

### A. Householder - extension (in a Conservation Area)

#### Proposal:

Rear extension at ground floor level, and pitched roof addition, including glass gable end wall.

#### 1. What **features** are on the existing site?

This is a chalet bungalow semi-detached house which was built c1930. It comprises two storeys. A side elevation dormer which extends the first floor was built prior to this application.

#### 1. Please provide details of how **access** issues will be addressed

Internal access to the proposed extension will be from the existing dining room via a level threshold.

#### 3. Please provide details of the **layout** of proposed development

N/A

4. Please provide details of the **scale/appearance** of the proposed development

The pitched roof is to be constructed to match the front elevation gable end and roof formation.

5. Please provide details of the **landscaping** in the proposed development

N/A

6. Please provide details of how **Heritage Assets** issues have been addressed

The property is situated in a conservation area. Its character is predominantly residential and comprises in the typical semi-detached houses laid out in the street. The overall appearance, despite later alterations is that of uniformity of front elevations. The property subject of the application exhibits many of these characteristics and is considered to make a significant contribution to the heritage asset.

**Impact**

The construction of the rear extension will have a minimal impact on the appearance of the property as it will be at the rear of the property and not seen by neighbouring properties. Being at garden level and clearly within and separate from the adjacent properties, it is considered to have little impact on the character of the property. Its traditional design will be consistent with the character of the conservation area.