

PLANNING STATEMENT

**PROPOSED DEMOLITION OF EXISTING
GARAGE/STORAGE BUILDING
AND
REPLACEMENT WITH NEW STORAGE, GYM
AND GARDEN ROOM**

AT

**9 NEWARTH LANE
HESKETH BANK
PR4 6RS**

FOR

MR AND MRS M JONES

- 1.0** The existing garage/storage building is in poor condition and requires demolition and re-building. A survey has been carried out and existing plans and elevations produced. Drawing number 893/02
- 2.0** Proposed plans and elevations have been produced. Drawing number 893/03
- 3.0** The replacement building complies in general with permitted development rules for outbuildings except that it is within 2m of the boundary and should therefore have a maximum height of 2.5m
- 4.0** In our view the outbuilding would be more in keeping with its surroundings with a natural slate, pitched roof. The gable width is relatively small and therefore the increase in height is not that significant at the ridge. The eaves height on the boundary is less than the 2.5m referred to in 2.0 above. The ridge height is also only modestly above that of the original building. We therefore thought it worthwhile completing a planning application for the preferred pitched roof version