

Aj Architects Ltd.



DESIGN & ACCESS STATEMENT (-)

Re: Works to 60 Hartlebury Way, Charlton Kings, Cheltenham,
Glos GL52 6YB

To be read in conjunction with Architect's drawing numbered:

- 546.100 (A) Survey Site and Ground Floor Plan
- 546.110 (A) Survey First and Attic Floor Plans
- 546.120 (A) Survey Elevations 1 of 2
- 546.130 (A) Survey Elevations 2 of 2
- 546.200 (L) Proposed Site and Ground Floor Plan
- 546.210 (J) Proposed First and Attic Floor Plans
- 546.220 (J) Proposed Dependant Living Unit Floor Plan
- 546.230 (J) Proposed Rear and Side Elevations 1 of 2
- 546.240 (J) Proposed Front and Side Elevations 2 of 2
- 1:500 (B) Site plan
- 1:1250 OS Location Map

This application is for revised proposed works, following the approved planning application 17/ 00753/ FUL to form level ground floor accommodation for elderly relatives in a dependent living unit, a home office and general works to modernise this home.

This property is a detached modern house.

AMOUNT The house at present has a garage to the one side with a Conservatory behind. We wish to make this dependent living unit within this area of the existing garage and Conservatory with an Office over and a new proposed Sun Room. We wish to retain the garage roof pitch now to form an office and form a matching pitch roof behind for the Sun Room. We wish to extend this Dependent Living Unit forward as before and to the side of the building line but with a modest flat roof to reduce the overall impact of this part of the works.

Other additional works are to replace the existing garden shed which we will be building over and form a bike shed to the front.

LAYOUT This proposal provides a level access new living area to accommodate elderly relatives, a home office and upgrading the present Conservatory.

SCALE The proposed new building works will respect the scale and design of the existing building and neighbours.

LANDSCAPING Domestic garden.

APPEARANCE The proposed works will be in brick so the overall structure will blend with the existing using brown windows and doors to match existing.

ACCESS A new entrance will be formed to create level access. Works are to form a dependent living area to provide provision for a disabled relative.