



Location Plan SCALE 1:2500

## **DESIGN & ACCESS STATEMENT**

USE & AMOUNT - The proposal is for the replacement of the existing garage with an extension to the existing dwelling.

**LAYOUT** - The proposed will be sited in the South East of the existing dwelling.

**SCALE** - The site has a total area in the region of 461m². The existing dwelling has an internal area of 82m<sup>2</sup> excluding garage, with the proposed dwelling having an internal area of approximately 109m<sup>2</sup>.

**LANDSCAPING** - Existing boundary treatments are to be retained.

ACCESS - N/A

## **APPEARANCE** (Proposed)

Roof Covering as existing Windows & Doors as existing

External Walls painted render and stone

Development location

Developement Boundary

SCALE 1:500

LANDMARK

in conjunction with engineer's drawings and specifications. This drawing shall be used only for the purpose intended.

RESPONSIBILITY IS NOT ACCEPTED FOR ERRORS MADE BY OTHERS IN SCALING FROM THIS DRAWING.

ALL CONSTRUCTION INFORMATION SHOULD BE TAKEN FROM FIGURED DIMENSIONS ONLY IF IN DOUBT - ASK!

Proposed Garage Conversion and Extension at 4 Treganoon Road, Mt Ambrose, Redruth TR15 1NN

Location & Block Plans

Mr Jefferies and Ms Naylor 2315-PL-00-01 1:500 & 1:2500 A3

June 2023