

Planning / Design & Access Statement

**Proposed Demolition of existing Sunroom and garage.
Replaced with rear DDA Compliant Bedroom and Sunroom.
Roof modified to include a double gabled side extension.**

At

15 York Road, South Croydon, CR2 8NQ

December 2023

Prepared by

conceptworld
architects | designers

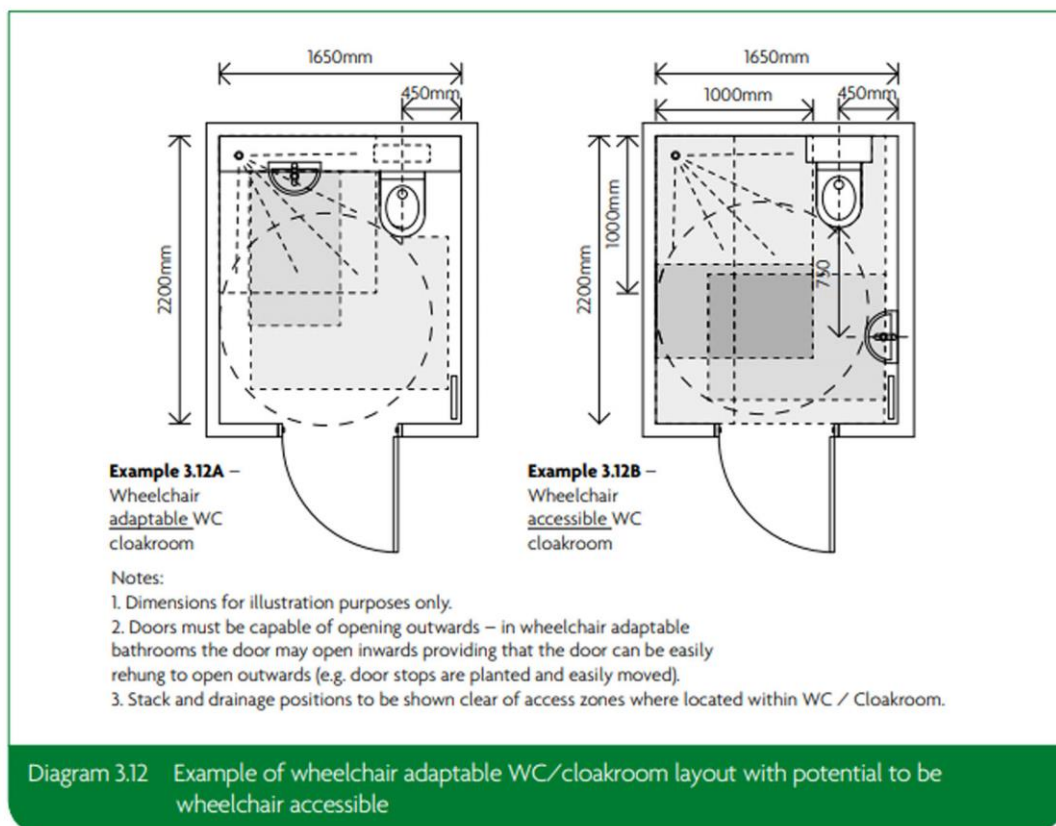
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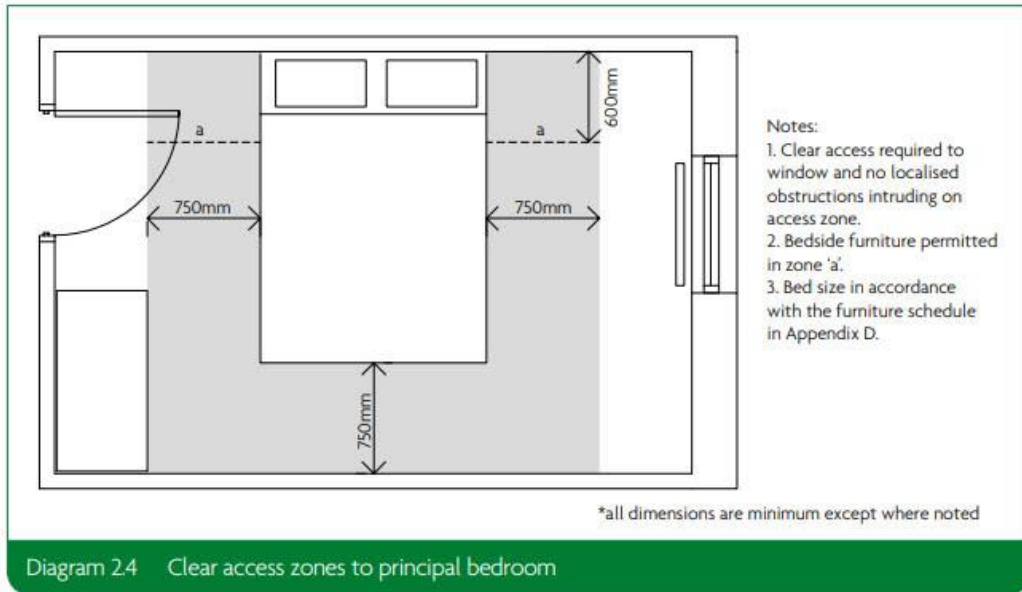
Concept Design

The proposed development at 16 York Road is for the purpose of providing a DDA Compliant Bedroom and Shower Room for a young family member at the property. The inclusion of the bedroom at ground level will allow for level access and can be directly accessed via a disabled ramp from the front of the building. The position of the bedroom is also close to the new sunroom to avoid its user with feeling too remote from the rest of the family.

The dimensions of the bedroom and disabled wc / shower room are fully compliant with Part M of the Approved Document of the building regulations. The access ramp will also be designed to comply with Part M of the Approved Document of the building regulations.



The Example 3.12B- Wheelchair accessible WC and disabled WC will provide an essential enhancement to the property and allow for a quality provision for the disabled young occupant. There has also been careful consideration of the bedroom ergonomics and general circulation within the extension.



Existing Photographs



Front Elevation



Side Elevation



Rear Elevation



Rear Garage