

Peter Hitchen Architects

Peter Hitchen Architects Ltd
Marathon House
The Sidings Business Park
Whalley
Lancashire
BB7 9SE
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PROPOSED SINGLE STOREY EXTENSION AT 8 NETHERTOWN CLOSE, WHALLEY



Introduction

This statement supports the householder planning application following the pre-application response dated 18 February 2019 (reference RV/2019/ENQ/00011) for a single storey extension at the rear of the existing house which is at the southern end of a row of similar properties which are all three storeys tall and are part of a former barn conversion.

The property has a long rear garden and a paved area at the rear which is flanked by two boundary walls. The house is located close to Mitton Road in Whalley and has a separate garage within a terrace of neighbouring garages.

There are long views to the south west of the property across open pasture.



Proposal

The proposal shows the demolition of the two flanking walls and the construction of a single storey extension at the rear with a large opening with bi-folding doors to exploit the views to the south west.

The footprint of the extension matches the length of the existing walls and a new paved area matches the extent of the neighbouring property.

The height has been kept to a minimum to reduce any impact on the adjoining property as the cross section on the drawing demonstrates.

The materials are sympathetic to the host dwelling as natural stone, slate and lead will be used. The bi-folding doors are to be either aluminium or UPVC.

The proposal does not affect access and is a simple addition to the property.