

DESIGN AND ACCESS STATEMENT

17 MEADOWSIDE, GRINDLETON, CLITHEROE, LANCASHIRE, BB7 4RR



Sunderland and Peacock & Associates LTD

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1.0 INTRODUCTION

This Design and Access Statement has been prepared by Sunderland peacock and Associates Ltd on behalf of our clients, Mr Rob Barton and Miss Jo Phoenix, as part of a house holder planning application for a single storey rear extension and a two storey side extension at:

17 Meadowside, Grindleton, Clitheroe, Lancashire, BB7 4RR.

This document is to be read in conjunction with all other submitted planning documents.

2.0 THE SITE

The site is located on Meadowside which is accessed from Sawley Road, Grindleton.

3.0 DEVELOPMENT PROPOSALS

This application relates to the erection of a single storey rear kitchen extension and a two storey side extension which comprises of a Utility Room, WC, Store, Master Bedroom, Dressing and an En- Suite. Please see Sunderland Peacock and Associates drawing references 5867-01, 5867 – 02A and 5867 – 03. The development was deemed acceptable in principle with no issues highlighted at pre-application stage. The number of bedrooms remains unchanged with no implements to highways or existing parking arrangements.

4.0 SCALE

The size and scale of the proposed extensions are subservient to that of the existing dwelling. The extensions do not impact or have a negative effect on neighbouring properties or their amenity space.

5.0 APPEARANCE

The design of the proposals has taken reference from the surrounding context and material selection to create a proposal that is in keeping with the existing property and area. The proposals consist of a limited material palate. The roof is to be covered with roof tiles to match the existing dwelling, walls are to be finished with white render and the windows are to be anthracite grey.



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