

Design & Access Statement

23 St.Catherine's Avenu - Market Bosworth CV13 0LX

Design

The development relates to an existing dwelling house which is to be retained in its present form - with the addition of a porch to the front

Use

The building to which the development relates will remain as a dwelling house.

Amount

The amount of floor space will be extended by 6.7sq. metres - representing an increase in overall floor space of approximately 7.5%.

Layout

The layout of the building will be altered by the addition of the porch and removal of the existing front entrance door.

Scale

The scale of the building will be altered by the addition of the porch area. The design of the porch is formulated to ensure it is appropriately in scale with the existing property.

Appearance

The porch structure is designed to be sympathetic with the existing property and the surrounding local environment. Materials are chosen to match the existing house. The porch walls will have a rendered finish - similar to that in place on the existing property front elevation. The porch roof will finish a little below the existing roof ridge - and will be finished in tiles to match the existing roof.

Landscaping

There are no landscaping works included in the proposed development. There will be no garden or planted areas disturbed as part of the works.

Access

The proposal relates to an existing dwelling house. Existing entrances and access pathways around the building will be retained. Level circulation routes within the building will not be compromised.

J.M.Design
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