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APPLICANT D THOMPSON ESQ.

DESIGN AND ACCESS STATEMENT TO SUPPORT PLANNING APPLICATION FOR THE EXTENSION OF AND PROVISION OF NEW CAR PORT AT 18 FOREST ROAD, CHANDLER'S FORD, SO53 1LZ.

MAY 2014

1. The proposal is for the provision of a single-storey rear extension and provision of a new car port to the south side of the site.

2. Proposals are as shown on the application drawings.

3. The rear extension will provide additional living space within a single storey extension. The extension is concealed from view from the highway and due to orientation of properties around the application site and existing design of the subject property, will have no impact upon neighbouring occupiers.

4. The extension will not cause any overlooking or reduction of lighting to neighbours.

5. The extension will be constructed with walls finished in render and painted to match existing walls. The roof is flat but with a pitched edge to tie in with existing structures and to soften/conceal the appearance of the flat roof.

6. Windows and doors will be white plastic framed to match existing.

7. The separate Flood Risk Analysis deals with the construction close to the existing stream and concludes that the proposals will not lead to any increased risk of flooding to the existing property, extension or neighbouring sites.

8. The new car port will be an open structure located on an area of unused land adjacent to the existing drive. Protection for vehicles is required due to ongoing damage caused by trees and bird droppings.

9. The existing trees along the south boundary will be removed but are not protected and of no amenity value. These comprise small (not exceeding 2.5m high) laurel, eucalyptus and scrub. The new car port will maintain and enhance the privacy for neighbouring properties once trees are removed. Any gaps that might result will be suitable planted and reinforced.

10. Scots Pines and other trees on the neighbouring property will not be affected by proposals and although the new structure would be within falling distance, the trees already threaten all surrounding property if they were to fall.

11. As well as providing much needed protection for vehicles, the proposals will enhance parking provision on site and help to reduce need for on street parking.

12. The car port will be constructed with oak frame under slate covered pitched roof. The north and east elevations will be generally open with the south and west clad in oak or similar feather edge boarding with low brick plinth.

DISABLED ACCESS STATEMENT.

13. The proposals do not in any way alter access to and from the site, or the internal circulation such that the access for disabled persons is adversely affected.