

Single-storey rear extension with internal modifications and hard landscaping.

This is our client's family home in Chandlers Ford within the Hiltingbury Special Policy Area. It's a detached red brick house located at the end of Lakewood Close which is a private cul-de-sac. Our client's intention is to extend to the rear of the property at ground floor level to open up the floorplan and create a series of spaces that flow better to create more functionality for their family. The front elevation and the upper floor of the property, both inside and out, is to remain as it presently stands. The proposed works add a timber clad extension to either side of the existing brick extension to the rear of the property at ground floor level only. This faces into the private garden which is largely shrouded by mature vegetation. The property is not listed, and it is not in a conservation zone. There are no TPO trees in the vicinity of the proposed works.

The existing property has seen relatively recent works from a separate approved application (ref. H/20/88135) for a new garage and small extension to the first floor. This adds non-habitable space in the form of the garage, and more space to the master suite only. This new proposal however focuses on the enhancement of the shared habitable areas without changing the street front appearance.

At ground floor level, the single-storey extension will enable the family spaces to be opened up and reconfigured to provide the family with open plan living. Sliding doors in two locations will enable the open plan kitchen diner to connect better with the north-east facing garden. The extension will also include a new utility room with an adjacent WC, as well as extra room in the lounge. The proposed works seek to improve the quality of the family spaces and amplify the amount of natural light allowed into the spaces. At first floor, there are no proposed changes.

Externally, the composition of materials has been carefully chosen to compliment both the house and its surroundings. The existing brick extension has been retained and timber clad to match the new additions, all of which have large openings that allow natural light to flood deep into the spaces. Each new external opening is fitted with a dark frame fenestration, keeping the focus on the overall look of the extension and also complimenting the dark frames on the building next door. The gently sloping roof additions and fascia compliment the colour of the roof tiles, keeping the tones of the material palette limited. There is also some hard landscaping proposed to better connect the house to the garden spaces.

We believe the proposed scheme is sympathetic in terms of scale and massing while improving the existing facade through the careful consideration of material and style. The property itself is set back from the turning circle in the private close, behind a limited amount of mature hedgerow and trees. As such, we feel the proposal would not detract from the character of the street, or the surrounding area more broadly.



Existing view from rear



Proposed view from rear