

Design & Access Statement
For
Conversion of Studio/Storage Building to bungalow,
Allington Manor, Allington Lane, West End,
Southampton, SO50 7DE.

Introduction

The property was constructed in circa 1990 as a storage building and most recently used by my Client as a studio for arts & crafts.

Proposal

We seek planning approval to convert the building to a 1 bedroom bungalow for use by my Client as the existing building, The Manor House, is two storey and now due to age needs living accommodation on 1 level.

Access

The site has been designed with a proposed garage for storage of cycles and 1 car space. There is an additional car space in front of the garage. All parts of the conversion will comply with part M of the building regulations for disabled and ambient people access.

Planning Policy

The proposal will provide a detached bungalow. Being in the urban area, the scheme accords with the main thrust of Government Policy in PP3 Housing, making the most efficient use of the land without compromising the amenities of adjoining residents.

Conclusion

The existing building needs redeveloping to today's standards. The proposed development should not propose a nuisance to neighbouring properties because it does not overlook, overshadow or cut out natural light. Buildings are oriented to gain as much natural light as possible; elevation treatments complement the area, the environment creates a sustainable development and complies to building regulations 2023 insulation standards.