

**Planning/design statement for erection of an attached two-bedroom dwelling at:
6 Hayling Rise, Worthing**

Context

The proposal as stated above is for the erection of a detached two-bedroom bungalow.

Amount

The proposed dwelling will have a total internal floor area of 67.1m², with a height to of 4.8m.

Layout

The layout will consist of a lounge/ kitchen, two bedrooms and a bathroom. Both bedrooms meet the Government's minimum standards and is above the standard for a two bedroom three person single storey dwelling.

Appearance

The appearance of the building will be similar to the existing building having a pitch roof with tiles to match existing with walling consisting of matching face brickwork.
The doors and windows will be white PVCu.

Access

Access to the property will be off the existing pavement together with a proposed crossover.

Scale

The scale of the building is not considered to be over bearing.

Landscaping

It is not proposed to carry out any landscaping as the rear is already laid out as a garden.