Studio Bark

361 Peterborough Road, London SM5 1DH

7 Anchor Field, Sussex BN8 5QN

21st April 2021

re Lawful Development Certificate:

86 Gordon Road, Shoreham-by-Sea BN43 6WE

Dear Adur & Worthing,

I am the architect that has drawn the drawings that are in the 6-page PDF included with this application. I am also the Agent acting on behalf of the Applicant.

We seek a Lawful Development Certificate to confirm that the single storey rear extension proposed is Permitted Development. This application is only concerning proposed changes to the ground floor part of the house.

The Original House includes three spaces along the west elevation toward the rear: a WC, a storage room and a pantry. The proposal is to replace these three spaces with one slightly larger space in order to create a new open plan kitchen / dining area at the rear of the property.

As shown on the two ground floor plans, the total footprint of the 'Original House' as it stood in 1948 (including WC, storage room and a pantry) is 78 m². The proposal would increase the footprint of the house to 84 m².

The proposal includes a skylight to bring sunlight down into the new kitchen. The top of this skylight is 3978mm above ground level, as indicated on drawing PD-20 Section AA.

Also shown on this section drawing is the parapet we have shown along the edge of the proposed roof. To the right of this parapet we have shown a wide gutter that forms part of the roof. It is our feeling that this is the simplest approach to keep the appearance neat, taking into account long-term maintenance needs.

The design intent is that the overall appearance of the extension is to blend in with the existing house as much as possible. The design intent is for the extension to be quiet and modest so as to form a backdrop to life in the garden. There is no desire to stand out or make any particular 'fashion statement' with the design.

The windows on the west elevation at ground level that face the boundary are to be obscure glazed using opal translucent glass.

If you are able to issue a Lawful Development Certificate that would be much appreciated - I am eager to develop the building regulation and construction drawings for this extension.

If there is anything you would like to discuss in relation to this, feel free to call me on [redacted]

Regards,

[redacted]

Reuben Barker