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Ref. CH 899

29 November 2019

DESIGN AND ACCESS STATEMENT
20 THE MARLINESPIKE SHOREHAM BEACH

1.0 USE

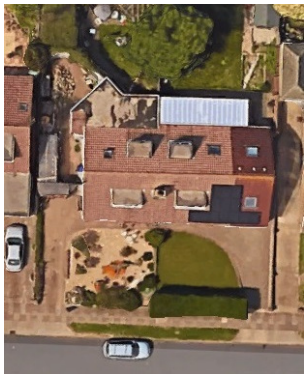
The existing property is a semi-detached chalet bungalow and is not listed nor is it in a Conservation Area. Both neighbours have extended to the side over their driveways and the neighbour on the left to the front of their property as well with a larger dormer.



Neighbour to left



Front of existing house



Roof plan



Side of existing house



Front of neighbouring houses opposite side of the street

There have been a number of approvals recently for front extensions. Notably 23 The Marlinespike AWDM/1418/18 We propose to enlarge the front dormer of the house in a similar way as many of the other houses on the street have done. The rear dormer will also be enlarged under permitted development rights.

2.0 AMOUNT

The first floor enlargement will add 13.5m2 to the total floor area.

3.0 LAYOUT

As part of the works the layout upstairs will be improved as it will have better head height it will be useful space as an extra bedroom and upstairs bathroom

4.0 SCALE

The scale of the alterations is in keeping with other development on the road.

5.0 LANDSCAPING

N/A

6.0 APPEARANCE

The proposed dormers will match the existing roof dormers and the roof tiles will also match. The new windows doors will be grey aluminium to match those in the rest of the house.

7.0 LIFETIME HOMES/ACCESS/SUSTAINABILITY

The materials used in the alterations will improve the efficiency of the house.

8.0 CONCLUSION

We believe that the proposed alterations are in keeping with the street scene.