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Design & Access Statement

FOR

***Replacement of rear fencing and the erection of new fencing along the existing fencing
with No.3 Silver Birch Drive and associated works***

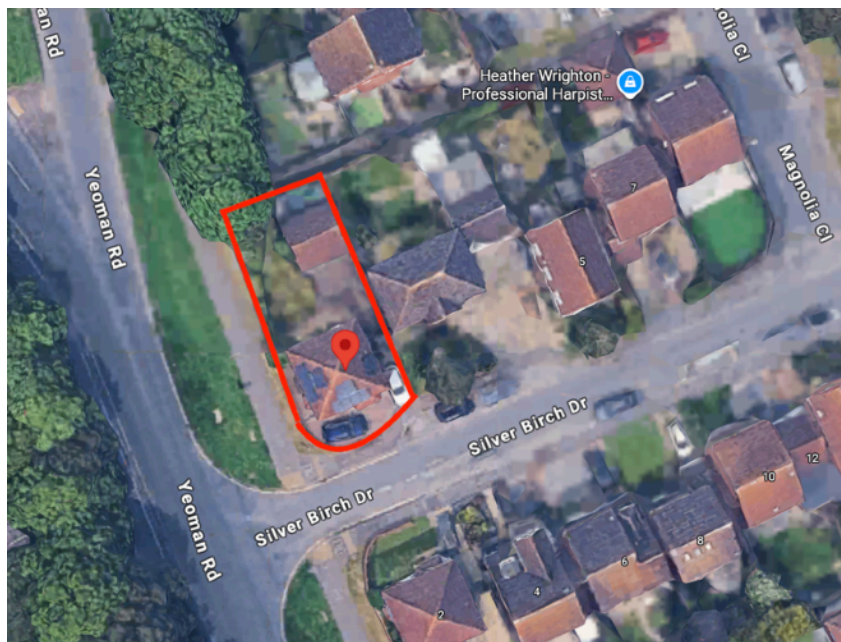
AT

***1 Silver Birch Drive
Worthing
BN13 3PP***

PREPARED BY
Edward Wang

1.0 Introduction

This report has been prepared to accompany the Householder Planning application for the replacement of rear fencing and the erection of new fencing along the existing fencing with No.3 Silver Birch Drive and associated works, at 1 Silver Birch Drive, Worthing, BN13 3PP. This statement should be read in conjunction with the accompanying drawings submitted as part of the application.



2.0 Site and Location

The application site is located within a large, dense residential area characterised predominantly by detached dwellings. The site is not situated within a conservation area, and the host property is not a listed building.

The application property is a detached dwelling house with a detached double garage. The applicant seeks to replace poor-quality rear and side timber fencing to improve security and aesthetics.



3.0 Use

The proposal will not change the current use as a C3 single-family dwelling house.

4.0 Amount

The application site has an approximate area of 295 sqm. The proposal relates solely to boundary treatment and does not involve any increase in built floorspace.

5.0 Layout

The existing west boundary wall is to be retained. And the proposal is to replace the rear timber fencing with a brick boundary wall and erect a new brick wall fencing at the back of the detached garage. The existing timber fence with No.3 is to be retained.

6.0 Scale

The proposed brick wall boundary will have a height of approximately 2.13 metres, consistent with the height of the existing boundary treatment.

7.0 Landscaping

N/A

8.0 Appearance

The existing western boundary treatment comprises a low brick wall with timber fencing and trellis above. The rear and side boundaries are currently formed of timber fencing with trellis.

The proposed brick wall will be constructed using materials and detailing that reflect the existing western brick boundary wall, ensuring a cohesive and consistent appearance.

9.0 Access

N/A

10.0 Conclusion

In summary, the proposal should be considered acceptable in principle. The replacement boundary treatment will reflect the established character of the site and surrounding area, drawing on the appearance and materials of the existing boundary wall fronting Yeoman Road.

The proposal will preserve the character of the site, with all new works designed to match the appearance, materials, and style of the existing boundary wall. The development will not result in any unacceptable harm to neighbouring amenity, including impacts on daylight, sunlight, outlook, or privacy.

Overall, the proposal represents a well-considered and sympathetic form of development that accords with the prevailing character of the area and relevant planning considerations, and it is therefore respectfully requested that planning permission be granted.