

no.2 Norton Dr.

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Unless for planning purposes

Planning statement for Planning Application - rear single storey extension to create a workshop.

Proposal:

A planning application for a single storey rear extension at No. 2 Norton Drive in Ford, Wiltshire. The extension has been built and is in use.

A permitted development route was assumed and pursued by the clients, however, this was unknowingly removed. Therefore, a retrospective planning application is being sought.

Introduction:

This statement sets out the criteria for a recently built single storey extension to the rear elevation. The rear extension has been built to create a workshop utility space accessed through the double garage and via double doors on the end gable.

Design:

The proposal is for a single storey rear extension to the existing house elevation which will has a tiled lean to roof. The extension is within 2m of the boundary fence, has a lean to roof no higher than 4m from ground level, and eaves under 2.5m. It will not extend out beyond 2.1m or beyond the sides of the building.

Internally the workshop is vaulted and has a pair of rooflights for natural light and ventilation.

It will not overlook any neighbours.

Materials:

The rear extension will have brickwork and Hardie plank cladding (Rich Espresso) to match the existing house with the roof clad in tiles to match the main house. The new doors will be white UPVC and the rooflights are velux.

Works required:

There are new foundations to the rear and an insulated concrete slab. There are UPVC doors to match the existing. The new roof is finished in tiles to match the existing. The extension is highly insulated to prevent heat loss and naturally ventilated. Rainwater from all the new roofs is taken to downpipes running into the existing soakaway to the rear.

Conclusion:

The new rear extension conforms with planning policy and will not be visible to the public.

A permitted development route was assumed and pursued by the clients, however, this was unknowingly removed. Therefore, a retrospective planning application is being sought.

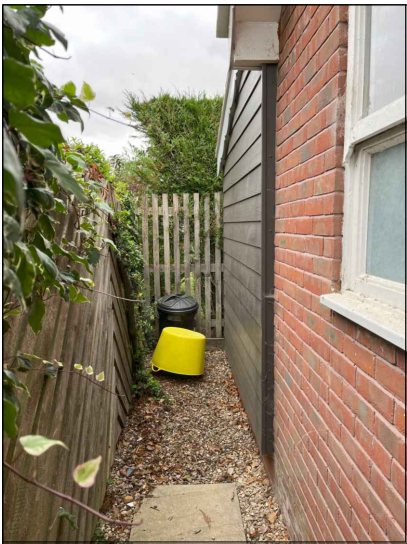
We are happy to answer questions and engage with the Local Parish Council and neighbours and further information can be supplied if required by the LPA and we respectfully request that Planning approval is issued



01 -As built internal view



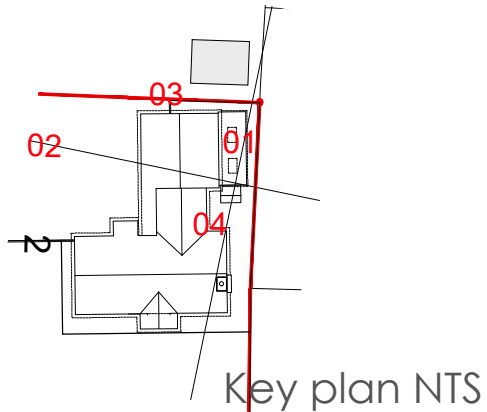
02 -Front view



03 -As built side view of hardie plank cladding



04 -As built aerial of extension, roof and rooflights



Rev -

Client: Mr and Mrs Miller		Planning App.	
Project: 2 Norton drive, Ford, Salisbury, SP4 6DA		Drawing No: 0545-02-019	Revision:
Title: Planning statement	Drawn: sb	Scale: nts @a3	First Issue: Nov. 2025
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