



DESIGN STATEMENT

PROPOSED SINGLE STOREY REAR EXTENSION AND ALTERATIONS

98 HARNHAM ROAD, SALISBURY

Introduction and Design Approach

98 Harnham Road is a Three storey Semi-detached Edwardian dwelling built in 1911 with an existing conservatory to the rear of the property. The property lies within the conservation area.

The property currently has a small Galley Kitchen which does not match the good level of accommodation in the rest of the house.

The proposal is to remove the existing conservatory and extend the existing single storey rear extension and include a new Flat roof with a Lantern. The extension will then look to provide much improved Kitchen and Garden room space and create a Utility Room. The extension will enable my Client to enjoy the lovely views down the Garden towards the river and the Cathedral in the distance.

Materials

The property has facing brickwork and render walls and Slate roofing. The proposal is to match the facing brickwork to the walls and install a Single Ply Membrane to the Flat Roof.

The new windows and doors will be powder coated aluminium or UPVC.

The glazed Lantern will be finished externally with dark grey powder coated aluminium.

Planning history

No previous planning history listed on the Wiltshire Council website

Conclusion

The proposal meets the Applicant's Brief and Planning Policy in that it:

- Provides for an extension form that is simple in concept and detail so as to respect the location and origins of the existing building.
- Continues to meet with local and national (NPPF) Planning Policies