

Design and Access Statement

2 Querns Cottages,
Minety,
Malmesbury
SN16 9PL

This Design and Access statement has been prepared in support of the planning application by the agent on behalf of the applicant, consent is sought for:

The construction of a single storey contemporary garden building to be used as additional space to the homeowner.

Design

The proposed installation is a contemporary design the materials used are predominantly constructed from natural materials and very energy efficient with excellent superior thermal insulation. The internal floor area will be 27.5 sqm with a modest footprint in relation to the floor space offered. The building is single storey with a pent roof: the highest point is 2.5m at front, sloping to the rear. The external doors & windows will be graphite grey - all will have double glazed units. The building will be faced with a composite oak cladding to all elevations.

Layout & Scale

The proposed building will be positioned within the existing garden/yard area 2 Querns Cottages, in the area currently occupied by the existing outbuildings and hardstanding. The proposal will replace the existing structures, with the surrounding established vegetation and hedging retained where possible to provide screening and help integrate the building into its surroundings. The main dwelling will remain unaltered.

Proposed Use

The proposed building will provide additional space for the occupants, offering a flexible area that can be used to suit the household's needs. The building will provide a practical extension to the existing accommodation without altering the main dwelling, while making better use of the existing garden area.

Landscaping

It will be sitting within the established garden setting. The existing paved area, hedging, trees and planting surrounding the site will be retained, helping the proposal to integrate naturally within its surroundings.

The existing trees, hedges and established planting will be retained and will provide natural screening around the proposed garden room. No trees will be removed or pruned as part of the proposal.

Vehicle Access

The existing vehicular and pedestrian access are unaffected by the proposal.

Conclusion

The proposed building has been designed as a modest, contemporary garden gym that complements the existing dwelling and its surroundings without appearing visually intrusive. It will be positioned within the existing garden and will benefit from the screening provided by the surrounding fence and walls. The proposal will have no detrimental impact on the character of the area or the surrounding environment.

The building will require only an electrical connection, with no water supply or drainage connections proposed. It will be used solely by the occupants of the property as an ancillary facility to the main dwelling for their private enjoyment

Proposed Building



LEFT

FRONT



RIGHT

REAR

Proposed building location

