



Design and Access Statement

Site Address: Whitenbrook, Hythe, CT21 5SX

Client: Mr Bren Harling

Project No: PR174

Date: 07.07.2017

DESIGN AND ACCESS STATEMENT - SITE LOCATION + PHOTOGRAPHS



Maps Obtained from Google Maps (might not be accurate to existing plans, please refer to existing plans)



The site is situated at the end of Whitenbrook.



View looking towards the front elevation of the existing building off of The Street with the existing garage to the left hand side of the image.



View looking towards the rear garden and rear elevation of the existing and neighbouring building no. 22 off of The Street.

DESIGN AND ACCESS STATEMENT - STATEMENT

Scale

The scale of the proposal will be alterations to the existing property and extension mainly to the existing roof to create more habitable space by increasing the existing ridge height in order to allow for a new second floor.

The proposals will seek an increase in scale that has been carefully considered to relate in scale of the neighbouring and surrounding buildings adjacent and on surrounding roads.

Mass

The proposed alterations to the existing building are to re organise the existing roof structure and focus the architecture / design to the rear of the property and away from the highway.

Form

We have carefully positioned the proposed mass to the rear of the building to benefit from coastal views and thus reducing visual impact from the front elevation, giving the perception of the dwelling still feeling like a chalet style bungalow. The architecture has been designed as a modern interpretation of traditional forms, expressed in a contemporary aesthetic with the use of coastal materials.

Layout

The proposed layout has been carefully designed to maximise the spatial layout of the existing property, whilst avoiding an increase in gross footprint. The proposed layout will create a much needed internal living area for family dwelling in the form of an additional attic bedroom suite and reconfigured ground floor plan.

Access

Pedestrian and vehicular access is located at the end of Whitenbrook. The existing entrance will remain with a new contemporary window and door opening.

Landscaping

All landscaping to boundaries will be as retained and will not be affected by proposals.

Materials

Proposed materials include grey slate roof tiles, white render, timber boarding, grey powder coated aluminium windows. All materials proposed will be of high quality and will be finished to an equally high standard. They are to be sympathetic and contextual to the main building.

DESIGN AND ACCESS STATEMENT - EXTERNAL MATERIALS

MATERIALS

All materials proposed are to be of high quality and will be finished to an equally high standard. Where possible materials will be locally sourced to increase sustainability.





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