DESIGN AND ACCESS STATEMENT -2 CHURCH LANE ,CHECKLEY,ST10 4NJ

I am writing this D.A.S. in support of my application to build a Double Garage at the rear of my main place of residence.

USE

The proposed Garage will be used to house one car off street. It can also be used as a workshop and storage. The proposed layout will also allow cars to enter and exit the site safely moving forwards.

AMOUNT

The proposal is to build a single storey double Garage adjacent to the existing driveway at the rear of my main dwelling.

LAYOUT

The proposed site for the Garage is set within sloping ground. The front access of the Garage is at ground level .

The Garage has been located 3.6M from the boundary and 3.3M from the nearest part of the rear of the house. It has been positioned in such a way as to allow a car to drive into the Garage directly from the driveway access from Church Lane The location is also designed to allow a car to drive directly down the side of the Garage then reverse round the front of the garage and forwards again so that it can join Church Lane in a safer forward facing direction. This orientation also allows a car to be parked on the driveway and to the right of the Garage.

SCALE

The planned dimensions of the Garage are 4801M Wide by 5448M Long and 4.339M high to the apex of the conventional pitched roof. Please see Reference 2 for dimensions and elevations.
A window will be placed in the side elevation of the Garage facing into the garden. The main doors will have the combined width of 2.286M

LANDSCAPING

The driveway and parking areas surrounding the Garage exist and are covered with Tarmac, in a paver boundary providing a level surface.

APPEARANCE

My intention is to get the Garage to blend into its surroundings .Checkley is a rural village with a working farm and as such has timber outbuildings with tiled roofs. My intention is that this Garage shall be a timber building with a tiled roof matching those on the main dwelling roof.
The Garage door 2.286m wide will comprise of two wooden side hung doors in the same natural stain as the garage walls. The window set in the side elevation will be made of wood and also painted to match the main dwelling.

ACCESS

The Garage will be accessed from the existing driveway off Church Lane. The layout and positioning of the Garage will allow a “three point “ turn on the driveway so allowing cars to enter and exit onto Church Lane facing forwards. There is currently room to park at least two cars within the cur tillage of the dwelling. This will still be the case when the garage is built