DESIGN & ACCESS STATEMENT

FOR

PROPOSED EXTENSION TO FORM GROUND FLOOR BEDROOM AND WET ROOM, AND ALTERATIONS TO PROVIDE DISABLED ACCESS

AT

BLUEBELL BARN, CHURCH BANK, OAKAMOOR, STOKE-ON-TRENT. ST10 3AL

JUNE 2018

Site Address:
Bluebell Barn,
Church Bank,
Oakamoor,
Stoke-on-Trent,
Staffs. ST10 3AL

Applicant:
Mr. & Mrs. D. Arnold

Proposal:
Extension to dwelling to provide Ground Floor Bedroom and Wet Room, and alteration to provide disabled access.

Statement Prepared by:
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1 Introduction

Malcolm Sales, Quantity Surveyors, Designers & Building Cost Consultants, has been instructed by Mr. & Mrs. D. Arnold to seek Planning Permission for the Extension to dwelling to provide Ground Floor Bedroom and Wet Room, and alteration to provide disabled access.

1.1 The current dwelling comprises a split-level Ground Floor containing Kitchen, Hall, Toilet and Lounge, with a First Floor Bedroom & Bathroom.

1.2 Mr. Arnold had a severe disabling stroke in February of this year and was admitted to hospital for treatment and assessment. He was discharged on 30th March to a Nursing home. Mrs. Arnold is now seeking to bring him home for his future care.

1.3 The dwelling at present is in no way suitable for Mr. Arnold, so it is proposed to extend the dwelling to provide a Ground Floor Bedrrom with Wet Room and also to alter the access suitable for a disabled person.

2 Site Location & Design

2.1 The application site is a single one-bedroom dwelling set approximately 75 metres back from Church Bank. The proposal will be built of natural coursed stonework and blue black plain roofing tiles to match the existing building. The site, as a whole, lies within the Oakamoor Conservation Area.

3 Access

3.1 The Design includes a new access door to enable disabled access to the Ground Floor together with a ramp to the South Elevation. There will also be a rear access door and ramped pathway from this door to the front of the dwelling, all as shown on the detailed drawings

4 Conclusion

5.1 We therefore request that the Local Authority grants Planning Permission for this extension.