

2525: Lake House, 178 Bearwood Road, Barkham, Wokingham, RG41 4SH

Design Statement

This design statement is to accompany the householder planning application for single storey side extensions to Lake House, 178 Bearwood Road, Barkham, Wokingham, RG41 4SH.

The proposals will create additional living space, a utility area and en-suite shower room. The appearance of the extensions will be similar to the existing building. As part of the proposal three existing outbuildings and a covered store and carport will be removed.

The existing outbuildings being removed have a footprint of 38m² and the open fronted car port and log store are 59m² giving a total of 97m² of footprint to be removed. The proposed extensions have a footprint of 85m². The proposals do not increase the built footprint on the site and in fact reduce it.

The extensions allow the property to become future proof for the possible future needs of the current occupiers. The existing living room becomes a bedroom which along with the new en-suite creates an accessible facility. The enlarged living areas will also meet any future needs for accessibility. The current occupiers are keen to permanently remain in their home; they have lived in the property and the nearby vicinity for many years and are very close to other family members. The extensions will ensure that this arrangement can continue and will have long term personal benefits as well as wider social advantages.



Fig 1: Carport, log store and outbuildings being removed.



Fig 2: The Lakehouse.

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