

Design and Access Statement Relating to

Extension At:
21 Austin Road Woodley RG5 4EJ

1.0.0. The Site / History

The property is an enlarged house typical of the area, located on the corner of Austin Road and Fitzroy Crescent.

Previous single storey extensions to the rear and side were approved – Planning application number F/2009/1514.

1.1.0. The Proposal

It is proposed to extend the property to the front of the property. It will include a pitched roof. There are several examples of the front extension along Austin Road.

It is also proposed to extend further to the side and infill the rear and side elements. Part of the side extension has already been approved as per application number referenced above. (F/2009/1514).

1.2.0. Landscaping

The existing front garden is laid to lawn and will be retained.

1.3.0. The Access and Highway Matters

There is a garage to the rear of the property with additional parking in front of it.

1.4.0. Ecology

There are understood to be no ecological issues on this site.