

Design and Access Statement Relating to

Proposed two-storey
rear extension at:

60 Hamilton Road
Reading
RG1 5RD

1.0.0. Preamble

A design and access statement is a report accompanying and supporting a planning application to illustrate the process that led to the development proposal, and to explain and justify the proposal in a structured way.

1.1.0. The Site / History

The site is located on Hamilton Road Reading opposite to The Mews.

The site equates to approximately 0.022 Hectares.

There has been no pre planning application.

1.2.0. The Proposal

The proposal is to add a 4 meter single storey rear extension and 3 meter 1st floor rear extension. The first floor extension is not full width of the house.

The proposal will extend the kitchen at ground floor and re-locate the bathroom at 1st floor.

The proposal has matching materials to the existing walls, windows and doors.

The proposed extensions are in keeping with the Local Authority design guides and designed to complement the existing building.

1.3.0. Ecology

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