

Planning, Design And Access Statement

Reading Borough Council

Site:	115 Blagdon Road, Reading, RG2 7NJ
Proposal:	New redesign of front drive with new retaining walls. retaining rear garden structure for cat protection across all boundaries at the rear.
Client:	Erich Krallle
Date:	26 th May 2024

Design And Access Statement

1.0 Introduction

- 1.1 This statement has been organised and prepared by Arcadia Architects on behalf of Erich Krallle and accompanies a planning application to improve and redesign the front driveway, alongside solidifying the previous works done to the rear garden to ensure safety and protection to their cats.
- 1.2 The front drive changes have not been done. These will begin once planning has been agreed and approved.
- 1.3 The rear garden works have already completed.
- 1.4 The rear garden works include cat guarding to all three boundaries.
- 1.5 The reason for the guarding is because of the environment and state the neighbours garden is in.
- 1.6 The neighbour at 113 has not management or maintained their garden which is difficult to live next to.
- 1.7 Photo attached to show the cat guarding and the state of the gardens

2.0 Design

- 2.1 Design for cat guarding does not block light or cause any shadowing.
- 2.2 Its sole purpose is to keep cats within the plot and protect from the enviroment next door.
- 2.3 Front drive to be designed with retaining walls to boudary and ensure ease of access to the house.
- 2.4 Allow storage underneath the front deck (retained area)

3.0 Requirements

- 3.1 My client's requirements include open space for parking and use of front drive.
- 3.2 Protection in garden for cats and enjoyment of their land

7.0 Conclusion

Upon my survey I noticed no.113 had left a significant number of items in the front and rear garden. As this build up of items such as, timber, MDF, Timber fence panels and multiple vehicles, this has caused stress and a certain eyesore to the Neighbourhood.

I have attached photos of the current situation which has forced the occupants at 115 Blagdon road to protect their boundaries at the rear to heights which means their cats will stay out of the over grown gardens.

I trust the photos will justify the works in the rear which I believe notice has been served.

The front drive has not been done and will start soon as planning has been granted.

If you have any further comments or questions, please don't hesitate to contact me

Architectural Designer

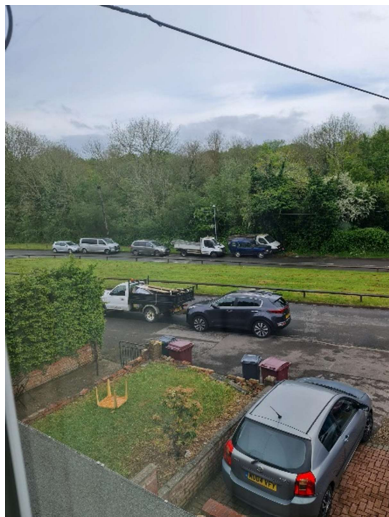
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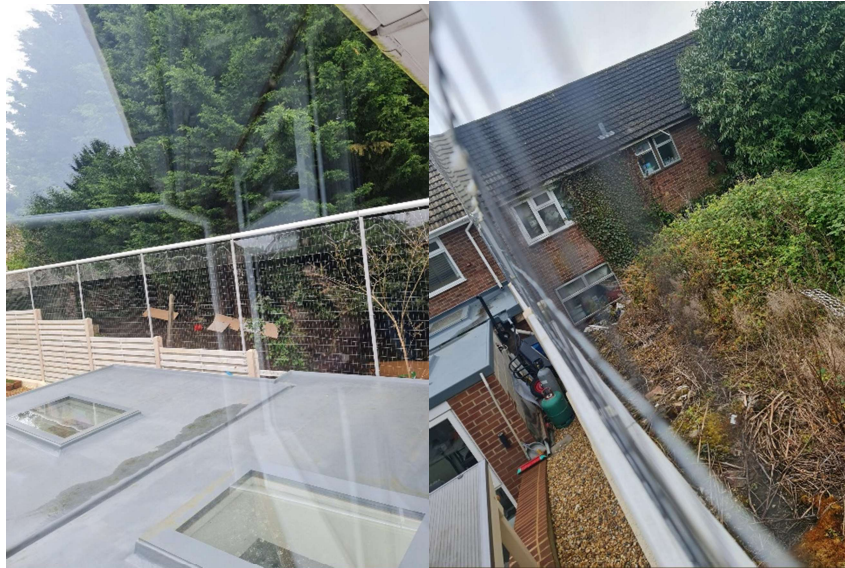


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Safdar Hussain







Below are photos of the rear garden
before works took place

