

Design and Access Statement

Proposed single-storey rear extension at 5 Chancellors Park, Hassocks, BN6 8EY.

1. Proposal

The proposal comprises a contemporary single-storey rear extension with a flat warm roof incorporating rooflights, replacement patio and associated landscaping. The extension provides approximately 20.5m² additional GIA (6.8% increase), retaining approximately 94% of the existing building. These figures are taken from the submitted GIA schedule.

2. Site and Context

The property is an existing detached dwelling within a residential area. Development is confined to the rear garden and preserves the established street scene.

3. Design

The extension has been designed to remain subservient to the host dwelling through its single-storey scale, flat roof, matching rendered walls and complementary glazing. Rooflights provide daylight while limiting visual impact.

4. Access

Existing pedestrian and vehicle access are retained. External works include new steps, patio, retaining wall and pergola as shown on the submitted site plan.

5. Materials

Materials match the existing dwelling where practicable with black aluminium coping, black rainwater goods, white uPVC windows and doors, painted render and a single-ply warm roof.