

Ref 2410.302.01

Proposed alterations to 17 Merlin Way, East Grinstead, RH19 3XG

Introduction

This planning statement is submitted in support of an application for a single-storey front extension, the addition of a window to the side elevation, the addition of a rear sliding door, and the replacement of all existing fenestration at 17, Merlin Way, East Grinstead. The proposal enhances the character of the house, and the spatial quality inside, while also remaining in keeping with the rest of the street.

Design

The proposed front extension is appropriately modest in comparison to the main house and is carefully designed to be sympathetic to the house's architectural character. Using key design features, such as a pitched roof and complementary materials that match the existing finishes, will ensure that the extension will maintain the character of the street. Additionally, several properties on the road have also completed similar extensions to the front, such as no.25, which demonstrates that this form of development would be in-keeping with the rest of the properties on Merlin way.



Image of No. 25, taken from Google Maps

The extension would also provide much needed space inside the dwelling for the applicant. Having the extended space would allow a more practical internal layout to be achieved thereby improving the living space - which would not be possible within the existing footprint of the house.

Conclusion

This proposed extension is considerate and proportionate while staying in keeping with the existing character of the house and surrounding area. As other properties along the street have completed similar front extensions, the application is consistent with the development in the area and should be viewed favourably.