

Design and Access Statement

Prepared by Arch Planning & Licensing on behalf of
Mr. Haroon Ahmad



**Full planning householder application for a remote controlled garage at 1
Stonecross Road, Hatfield AL10 0HR**

DESIGN STATEMENT

Introduction:

This design and access statement document is intended as an aid to understanding the processes used in forming the design principles and final layouts for the accompanying full planning application for a new build garage situated within the garden area of to the styles of 1 Stonecross, Hatfield AL10 0HR.

Amount & Layout

Ground Floor Total: 31.0 sqm

Proposed Garage Area Total: 13.7 sqm

Garden Area Total: 102.0 sqm

Appearance:

The new structure is proposed to be finished in facing brickwork with a flat asphalt roof.

Scale

The proposed garage is in an area of approximately 14 m² of residential use purpose on Stonecross Road.

Site and surroundings:

The building is located on a Stonecross Road, set within central Welwyn Hatfield Council. The property type profile of the area is skewed towards 2-4 storey residential units and terraced houses, the latter of which are in greater abundance of the site along the main road. The architectural styles of the buildings in the area are mixed, with a large presence of traditional buildings.

ACCESS STATEMENT

Travel to Site

The property is located within a residential area. Existing surrounding roads and footpaths are in general good condition for pedestrians and vehicular access.



Photograph 1 – Cross Elevation of the Property



Photograph 2 – Side Elevation of the Property



Photograph 3 – Rear Elevation of the Property
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