Accompanying notes for Planning Application - 6 Fairview, Holt, LL13 9AZ

Design and Visual Impact

The replacement of the current garage with the new outbuilding / shed / storeroom will have only a small change in visual impact and would mainly only be the change from the garage door to a window. The rendered walls, window and fascia boards would match the materials and finish of the main house.

Impact upon Neighbouring Amenity

The proposed replacement structure will have the same footprint and size to the current building apart from a 150mm increase in height. This should not have any overbearing or overshadowing impact on neighbours.

Parking Provision

The proposal will have no effect on the existing car parking provision of three car spaces.

Net Biodiversity Benefit

A bird box has been included on the back wall of the building as shown on the plans

Green Infrastructure Statement

The property has a large lawned area at the back which is surrounded by mature trees. It has a further adjoining garden area which half is left to nature to thrive. A part of this is an apple orchard. A hedge of native varieties consisting of 150 plants was planted last year to further increase the green infrastructure. This application will have no effect on any trees or grassed area.