

DESIGN STATEMENT

WILLOW VIEW 62 MARSHFIELD ROAD CASTLETON **CARDIFF CF3 2UW**

SINGLE STOREY SIDE AND REAR EXTENSIONS ,LOFT **CONVERSION WITH REAR DORMER INCLUDING** **EXTERNAL ALTERATIONS AND RELATED CARPARKING.**

The application property is a two- storey detached dwelling along Marshfield Road off a side road. The property is substantially large and has a very large rear garden. There is a single storey out building and a garage in the rear.

It is proposed to have a single- storey side and rear extensions to meet the need of a large family of the applicant. It is custom in this family where the extended family members stay with the parents.

Rear single storey out buildings and the garage will be converted to provide additional bedrooms and bathrooms.

This being a detached building we have designed to uplift the character of the building. Both rear and side extensions do not have any impact on neighbouring properties. Overlooking if any has been addressed.

There are sufficient amenity areas to meet the need of the family.

Trust the council will be sympathetic to this application.