

Justification, Design & Access Statement

Project: 1525 – Construction of New Patio to Rear of New Dwelling

Address: Trethagan, Higher Town, St Martin's, Isles of Scilly

Client: S.J. Quick & Sons Ltd

Proposals

Our client is in the process of constructing a new dwelling, ref: P12/057 on the site adjacent to The Diving School in Higher Town, St Martin's, Isles of Scilly, for Mr Richard Perkin. Due to the location of the site, two large 4,500l water tanks are to be installed at the rear of the new dwelling, one for Rainwater Harvesting and the other to hold Drinking Water. To cover these tanks S.J. Quick & Sons Ltd has been asked to construct a new patio at the rear of the new dwelling, with steps down to the garden, which slopes down away from the rear of the dwelling. The change in level from the new patio to the ground level may be in excess of 0.6m, so we have been asked to apply for Householder Planning Permission for the new patio.

The new patio will be surfaced with Granite paving slabs and will feature a marine grade Stainless Steel & Glass balustrade along its edge. This will be an unobtrusive addition to the new dwelling, which will only require Planning Permission if the final ground level is more than 0.6m below the patio level upon completion, therefore we feel that this application should be fully supported.

1525-JDA Statement-150914

