

**DESIGN AND ACCESS STATEMENT****Project Number:** TR21-4223**Project Title:** 4 Porthcressa Terrace**Client:** Christopher and Catherine**Proposal**

1. Replace the existing scantle roof on the rear elevation using dry laid Spanish slate secured with stainless steel clips to match the adjacent properties in the terrace.
2. Extend the rear first floor dormer to create a bathroom on the first floor to serve the two first floor bedrooms. The roof and dormer walls to be finished with dry laid Spanish slates as above to match in with the main roof.
3. Incorporate two velux windows on the rear elevation to provide light to the first floor bedrooms.
4. Make internal alterations to the existing rear ground floor to provide new shower room and study/breakfast room including new flat roof light over shower room.
5. Remove existing windows to the rear elevation and fit new UPVc Patio doors.
6. Demolish existing external tank room / store and fit new larger window to kitchen. Render newly exposed wall where tank room removed.
7. Provide two new windows to side elevation in dining room.

**Materials**

1. All new windows to the dormer extension, dining room and kitchen to be white double glazed uPVC.
2. New patio doors to be white uPVC.
3. New roof lights to be velux GGL.
4. New flat roof light to be Velux flat roof light.
5. Replacement tiles to the main roof to the rear of property and the dormer roof and cheeks to be Spanish natural slates secured with stainless steel clips.
6. New external render to be white.