

78 Castelnau, Barnes SW13 9EX

Construction of side and rear ground floor extension and garden room

Reasonable Exception Statement		
Site address	78 Castelnau, Barnes SW13 9EX	
Description of development	Construction of side and rear ground floor extension, alterations to first floor rear elevation and roof terrace.	
Name, qualifications, professional memberships and experience of author	<p>Nigel Hartley RIBA MRTPI.</p> <p>I have produced plans for the extension of the house for submission of a planning application. At this stage the level of design includes the stairs and fire safety protection in general conformity with Building Regulations. Detailed drawings showing information required for Building Regulations and Construction will be prepared if planning permission is granted.</p> <p>I have therefore completed this form on the basis of my instructions and role in the project.</p>	
Category of development	Expected policy information requirements	
Householder	<p>The layout of the existing house appears to broadly comply with current fire safety standards with protected stairs leading to the front door. This will be maintained with the proposed development.</p>	<p>The house has two storeys with a single staircase which opens into a living area. There doors to outside at the front and rear. This overall arrangement will not be affected by the proposals.</p> <p>The existing overall fire safety strategy will be maintained with the extensions and alterations proposed in this application. The details, including fire doors and fire detection and alarm systems, should be reviewed as part of detailed design, to comply with Building Regulations.</p>