

# DESIGN AND ACCESS STATEMENT

FOR

PROPOSED HOLIDAY COTTAGE

AT

BAY NESS FARM  
ROBIN HOODS BAY  
WHITBY

FOR

MR. & MRS. M. THOMAS



June 2010

## CONTEXT

It is proposed to convert an existing implement shed / store to a holiday cottage.

The roof on the existing is clad with corrugated iron sheeting with clear corrugated PVC sheeting as roof lights. This roof was added by a previous owner.

It is proposed to re roof the property keeping the existing roof profile with used red clay roof tiles to match existing.

The proposed windows and door opening will be in the existing openings, thus disturbing the existing stonework as little as possible. The proposed gable is to replace a gable that can be seen on old photographs of the property.

## AMOUNT OF DEVELOPMENT

The floor space would remain as existing.

## LAYOUT

The layout is as existing.

## SCALE

The height, width and length is as existing.

## LANDSCAPE

No landscaping is proposed.

## ACCESS

The access is as existing.

NYM/ND/A  
29 SEP 2011