

Mark Corlett
292 Middleton Road
Heywood
Lancashire
OL10 2LG

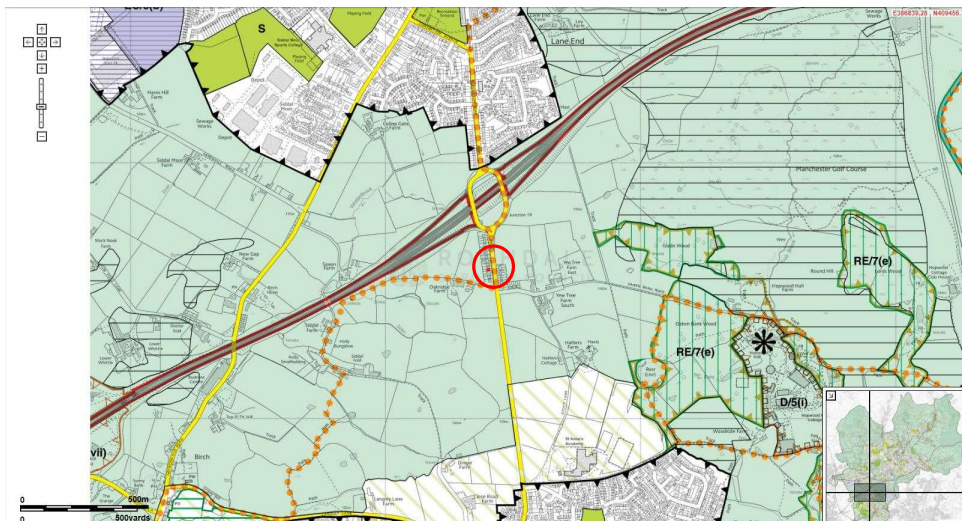
Rochdale Borough Council
Number One Riverside
Smith Street
Rochdale
OL16 1XU

11th April 2023

RE: Green Belt Impact Assessment

Application No: 23/00041/HOUS
Application Type: Householder Application
Proposal: Single Storey Rear Extension & Internal Alterations
Location: 292 Middleton Road, Heywood, OL10 2LG

The extract below indicates the position of the site in the greenbelt.



The existing property is a residential pre-war semi-detached, built approximately in the 1930s and comprises of 2 storeys with a hip roof. The external wall finishes are brick to the ground floor and render to the upper floor. There is a glazed conservatory attached to the rear of the property however this has not been included in the volume calculations of the existing structure and is to be demolished.

The proposed development increases the volume of the existing property by 35%. The proposed rear single storey extension will consist of a flat roof with externally rendered walls to match existing. The amount of development is relatively small in comparison to the host dwelling, takes up minimal space of the existing garden area and enhances the occupier's enjoyment of the views of the fields without having a negative impact on the street scene, adjacent properties, or Greenbelt.

Existing Floorspace	63.4m ²
Proposed Floorspace	22.2m ²
Increase	35%