

Design and Access Statements

New requirements for Residents in Conservation Areas when submitting planning applications

If you are considering applying for planning permission to extend your house, and you live in a Conservation Area, there are new requirements for additional information that now need to be submitted with your planning application. This is because the design of new buildings and extensions, particularly where they stand within an area of historical or architectural importance, needs careful consideration.

From 10th August 2006, a Design and Access Statement needs to accompany these types of planning application. Please use the form below to help you provide this information.

To find out if you do live in a Conservation Area, visit our website at www.birmingham.gov.uk/conservationareas

More information about Design and Access Statements can be found at www.birmingham.gov.uk/designandaccessstatements

If you have any other queries, or don't have access to the internet, please contact Planning Direct on 0121 303 1115.

Address

Proposal

Site Assessment

Here you should demonstrate that you have looked at the context of your property in the surrounding area. You can attach photographs to this statement to illustrate the points made. You should include a description of your property and its surroundings, drawing particular attention to the way your proposed development / extension reflects the character and nature of the area.

Consultation

Have you consulted any of your neighbours about your proposals? Have you discussed your proposals with anybody from the Council, an architect / plan drawer or any community groups or other interested parties? If so, please give their details and summary of their advice / concerns and how you have addressed these in the final design of the proposal.

Proposal

Here you should explain how the design of your proposed extension came about and what you are trying to achieve. You should also explain how the proposal related to existing features with your property. Any changes should be explained. Again you can use photographs, plans, diagrams etc. to help you explain.

Appearance of Development

An explanation of the materials proposed, any architectural features or local character / design considerations should be given.