

Proposed Double-Storey Side Extension and Single-Storey Rear Extension at 16 Wroxham Road, Blackley, Manchester, M9 8WA

Introduction

This statement is submitted in support of the planning application for the proposed double-storey side extension and single-storey rear extension at 16 Wroxham Road, Blackley, Manchester, M9 8WA. The application seeks to address urgent health-related needs and improve the functionality and sustainability of the property for the homeowner, Mr. Reza Eskandari.

Background and Justification for the Proposed Development

Mr. Eskandari is a long-term resident of this property and suffers from multiple chronic health conditions, including severe back pain from nerve entrapment, right-sided sciatica, polyarticular osteoarthritis, heart disease, and uncontrolled diabetes. These conditions have severely impaired his mobility, necessitating significant adaptations to his home. The current layout, with essential facilities located on the upper floor, presents daily challenges and risks, including falls and injuries.

The proposed extensions are designed to:

1. Provide Accessible Living Spaces:

- Create a ground-floor bedroom and bathroom to ensure Mr. Eskandari can live safely and independently without navigating stairs.
- Enhance his quality of life by adapting the home to his mobility needs.

2. Accommodate Family Support:

- Provide additional space for extended family members who offer vital emotional and physical care.
- Enable family members to stay over comfortably, especially during periods when Mr. Eskandari's health worsens.

3. Maximize Use of the Property:

- Combine essential extensions with renovations, improving the home's structure and maximizing its potential while remaining cost-effective.

Design and Compatibility with the Local Area

The proposed extensions are designed to complement the character of the surrounding neighborhood by using materials and architectural elements that harmonize with adjacent properties. The design ensures that:

- The scale and proportion of the extensions are appropriate for the area.
- The visual impact on neighboring properties is minimized.



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Sustainability and Environmental Impact

The project incorporates sustainable building practices and energy-efficient features, including:

- Enhanced insulation and energy-efficient glazing to reduce heat loss.
- Consideration of renewable energy sources, such as solar panels, where feasible.
- Modern construction methods that improve the property's overall environmental performance.

These measures align with Manchester City Council's sustainability objectives and will reduce the home's carbon footprint while improving long-term affordability for Mr. Eskandari.

Conclusion

The proposed extensions are necessary to provide a safe and accessible living environment for Mr. Eskandari, ensuring his health and well-being. The project will also enhance the property's functionality, sustainability, and contribution to the local housing stock.

We respectfully request that the council grants approval for this planning application, considering the urgent health needs of the homeowner and the significant benefits of the proposed development.

Thank you for your attention and consideration. Please do not hesitate to contact us for further information or supporting documentation.



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