Supporting Planning Statement
235 Burnage Lane, Manchester, M19 1FN

This application relates to the conversion of an existing detached outbuilding located within the residential curtilage of the main dwelling at the above address.

The outbuilding has been in existence for more than 12 years. No enlargement, extension, or increase in footprint is proposed. The proposal relates solely to internal alterations.

The intention is to convert the building into an ancillary residential annexe incidental to the enjoyment of the main dwellinghouse. The accommodation will be used only by the homeowner and will not be sold, rented, or used as a separate independent dwelling.

The annexe will remain functionally and physically linked to the main dwelling and will not form a separate planning unit. There will be no separate address, no subdivision of the plot, and no independent access created.

The proposal does not result in any increase in the scale of built development on the site and does not materially impact neighbouring amenity.

The development is considered compliant with local planning policies relating to incidental residential accommodation within the curtilage of a dwellinghouse.

Kind regards,

Udai Raschid