Title:
Covering Letter – Garage Conversion Planning Application

Content:

This application relates to the proposed conversion of an existing detached garage at 659 Altrincham Road, Manchester, M23 9AA.

The proposal seeks to provide additional space to be used in connection with the main dwelling. The layout has been designed to create flexible areas including a guest space, hobby room and social space, along with a shower room.

The scheme has been developed to ensure the accommodation remains clearly ancillary to the main dwelling and does not form a separate or self-contained residential unit.

Externally, the works are modest in nature, with the overall scale, height and footprint of the building remaining unchanged. Alterations are limited to minor changes to the front elevation.

It is considered that the proposal is appropriate in scale and character, and will not result in any adverse impact on neighbouring amenity.