

DESIGN AND ACCESS STATEMENT
for
New orangery & renovations to outbuildings.
St Nicholas House, Deeping St Nicholas

Executive Summary:

This Design and Access statement has been prepared in support of a listed building consent for a new orangery & refurbishment to outbuildings.

1. *Type of Application*

The planning Application which this document is to accompany is a Listed Building Consent, planning permission.

2. *Location of Proposed Development*

The development which this statement & accompanying application refers to is at the following address:

St Nicholas House, Deeping St Nicholas PE11 3HA

Description of Proposed Development

The proposed development comprises of a new orangery and repairs and renovation of outbuildings.

3. *Date of preparation*

This Design & Access statement is dated 30/05/15. Any revision to document will be recorded and scheduled at the end of this document if it is reissued.

4. *Date of Amendments*

Any revisions to this document will be recorded at the end of the document and are to include the following:

- Amended letter
- Date of amendment
- Detailed description of the amendment

5. Applicant

Mr & Mrs Tyson
St Nicholas House
Deeping St Nicholas

6. The agent

Alex Calvert
APC Design & Planning
2 High Street
Podington
NN29 7HS

7. Assessing the context of the Site

Deeping St Nicholas House is a 3 storey brick faced building sat within a generous plot.

8. Design Principles

Evaluation: The applicant has undertaken their own research to establish the need for an internal refurbishment and it had been justified to do the proposed works on this building.

Design: the design of the orangery has been scaled correctly as not to impact on the main house and the materiality has been carefully considered as to compliment the main house.

Siting: The building is set within a generous and established plot.

Landscaping: The gardens are beautiful and the proposed orangery is designed in order for all to enjoy these gardens.

Access: Access to the house is off a large gravelled drive which can accommodate many vehicles.

9. Philosophy and Approach to creating Accessible Development

The intentions of the works are beneficial to the upkeep of the building.

10. Key access issues of the design including the nature and impact of any constraints

N/A

Ref: St Nicholas House
Revisions: