PROPOSED STORAGE WAREHOUSE OFF GLENSIDE NORTH, PINCHBECK
FOR
MR A BANKS

DESIGN & ACCESS STATEMENT

This Design and Access Statement accompanies and supports a full planning application for the creation of warehouse storage.

This application is in line with current policy outlined in the adopted Local Plan.

Use
The site currently forms a hardstanding area to an existing business Discount Leisure Products Ltd off Glenside North, Pinchbeck. The proposal fits within the existing use of the site and allows the applicants to expand their range of products.

Amount
The proposal is for the erection of a single storey 31.0 x 16.0m aggregate warehouse.

Planning History
The site has no previous planning history.

Layout
The proposed warehouse follows the angle and form of the surrounding structures and is sited over an already hardstanding area.

Parking and turning space will remain as existing.

Scale
The proposal is for a single storey warehouse with a ridge height no higher than 6.0m.

Landscaping
The site is currently a hardstanding area used previously to temporarily store caravans.

Appearance
The warehouse façade consists of vertical metal cladding in an ivory colour.

Access
Access to the site is via the existing access off Glenside North.

Context

The site itself forms part of a commercial manufacturing business to Discount Leisure Products Ltd, Glenside North, Pinchbeck and sits to the North of existing structures on site.

Conclusion

The proposed application is considered suitable for the site and the local context. It supports the ongoing use of the site and fits within the existing use of the site.

In view of the above it is felt that this application should be approved without delay.