DESIGN & ACCESS STATEMENT IN SUPPORT OF PLANNING APPLICATION FOR PROPOSED COLDSTORE EXTENSION TO EXISTING BUILDING .

Site Address : D. E. Brand & Sons Ltd. Birds Drove Surfleet Spalding, Lincs. PE11 4BE

By : M.J.Watson, 13 Wimberley Way, Pinchbeck, Spalding, Lincs. PE11 3RY

1. **Background**
D.E.Brand & Sons Ltd are a family run business specialising in the production of brassicas. These products are all produced on the Companies own land within a 5 mile radius of the site where harvesting and packing is carried out. In order to chill brassicas produced to customers specifications and conserve UK production, the need for additional cold storage is required.

2. **Use**
The proposed will provide up to date environmentally and efficient cold storage for the production of brassicas.

3. **Amount**
The proposed will consist of a three quarter portal steel framed single storey extension with plastic coated steel cladded roof and verticals down to lap finished floor level / existing concrete apron c/w three number steel fire exit doors see drawing 300/1/2010.
Attached to this will be a small lean to Plantroom with external plastic coated insulated coldstore panel roof & verticals down to lap finished floor level / existing concrete apron c/w access door

4. **Scale**
The size of the proposed extension will be 45.470m long. x 36.900 m wide x 6.600m high with a 12 deg. roof pitch (to match existing building) see drawing 300/1/2010.
The size of the proposed plantroom will be 3m long x 3m wide x 2.4m to eaves with a 12 deg. roof pitch

5. **Appearance**
The proposed cladding colours to the extension & plantroom are all to match the existing building being extended
Roof cladding colour : Hamlet SC RAL 9002
Vertical cladding colour : Hamlet SC RAL 9002
Fire exit door colour : Hamlet SC RAL 9002
Streamline type colour coated box gutter to grid line A
Galvanized valley gutter to grid line B
PVCu external / internal downpipes colour : grey to ffl

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6. **Access & Egress**
Access & egress will be via the roller shutter door in the existing building and the three number new fire exit doors onto an existing concrete apron

AMENDED PLAN
Ref. A2

7. **Landscaping**

Existing boundary hawthorn will remain with no other landscaping proposed

Rev A Extension revised 14th December 2010
Rev B Plant room added 6th January 2011