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Ref: 2804-15

CHANGE OF USE OF GARAGE TO FISH & CHIPS TAKE-A-WAY
WESTON VILLAGE STORES
WESTON
SPALDING
LINCS
PE12 6HS

FOR

MR V ODEDRA



PLANNING, DESIGN & ACCESS STATEMENT

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Ref: 2804-15

CHANGE OF USE OF GARAGE TO FISH & CHIPS TAKE-A-WAY
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The application is to acquire Town & Country Planning Permission for the change of use of an existing garage, to a fish and chips take-away. The garage is located within the curtilage of the current Weston Village Stores.

A pre-application enquiry has been made by the client with a relatively positive response.

The proposal is to extend the existing flat roofed garage together with the internal alterations to provide a customer serving area and frying area together with a small storage area to the rear. An open storage area will be provided to the rear of the new extension. The existing garage and extension will be re-roofed to match the existing 2 storey building.

FLOOD RISK

The Environment Agency mapping indicates that the site is not in Flood Zone 3or Flood Zone 2, therefore should not be the subject of the need for a Flood Risk Assessment (FRA).

EXTERNAL MATERIALS

GARAGE	
Roof	Concrete Tiles To Match Existing Building
Wall	Fair Faced Brickwork To Match Existing Building
Doors & Windows	Doors & Windows to be White UPVC To Match Existing Building.

APPLICATION PLANS

2804-15-01A	Existing & Proposed Floor Plans, Elevations, Site & Location Plans

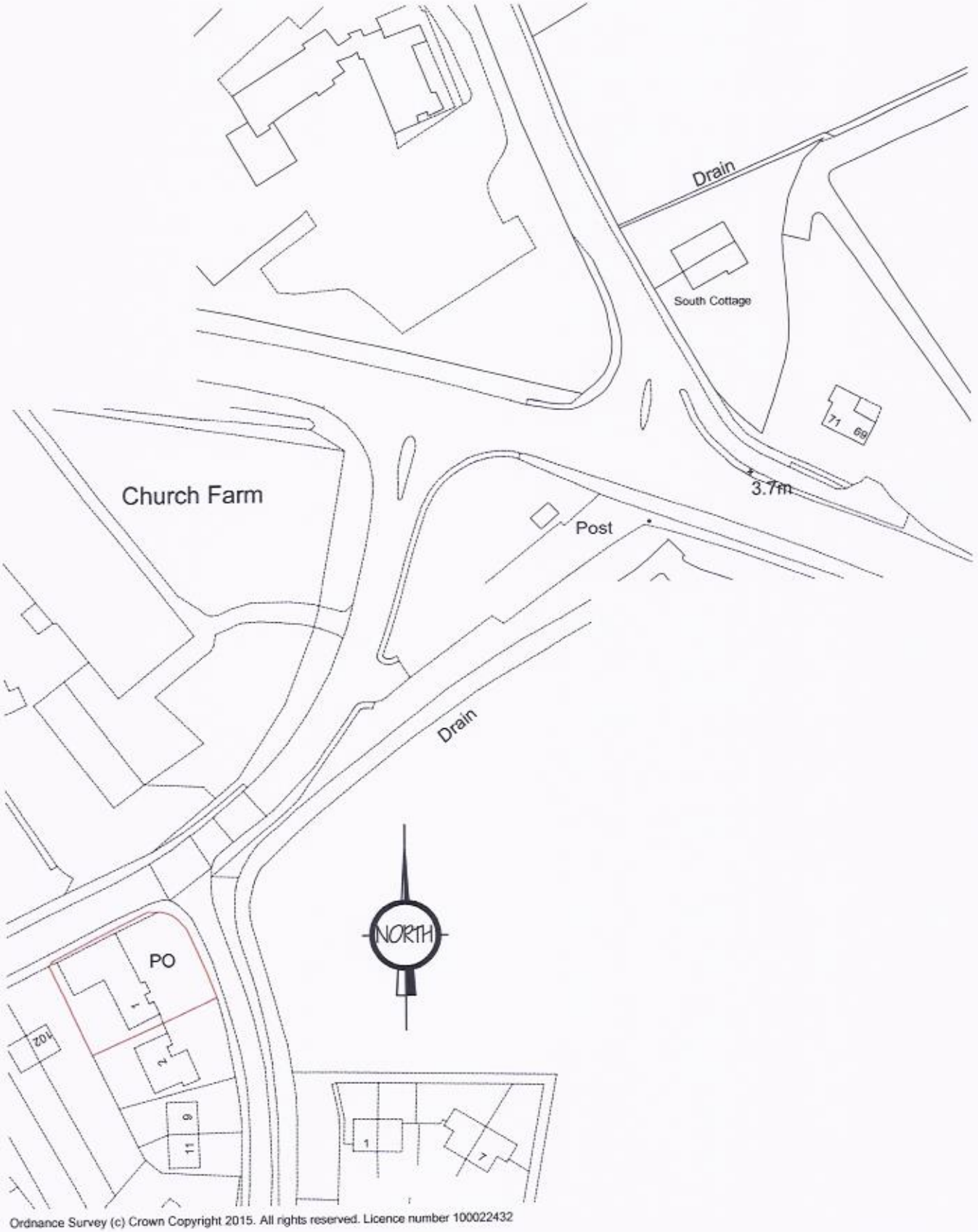
August 2015
G R Merchant

APPENDIX

LOCATION PLAN 1/1250

'GOOGLE' SITE PLANS

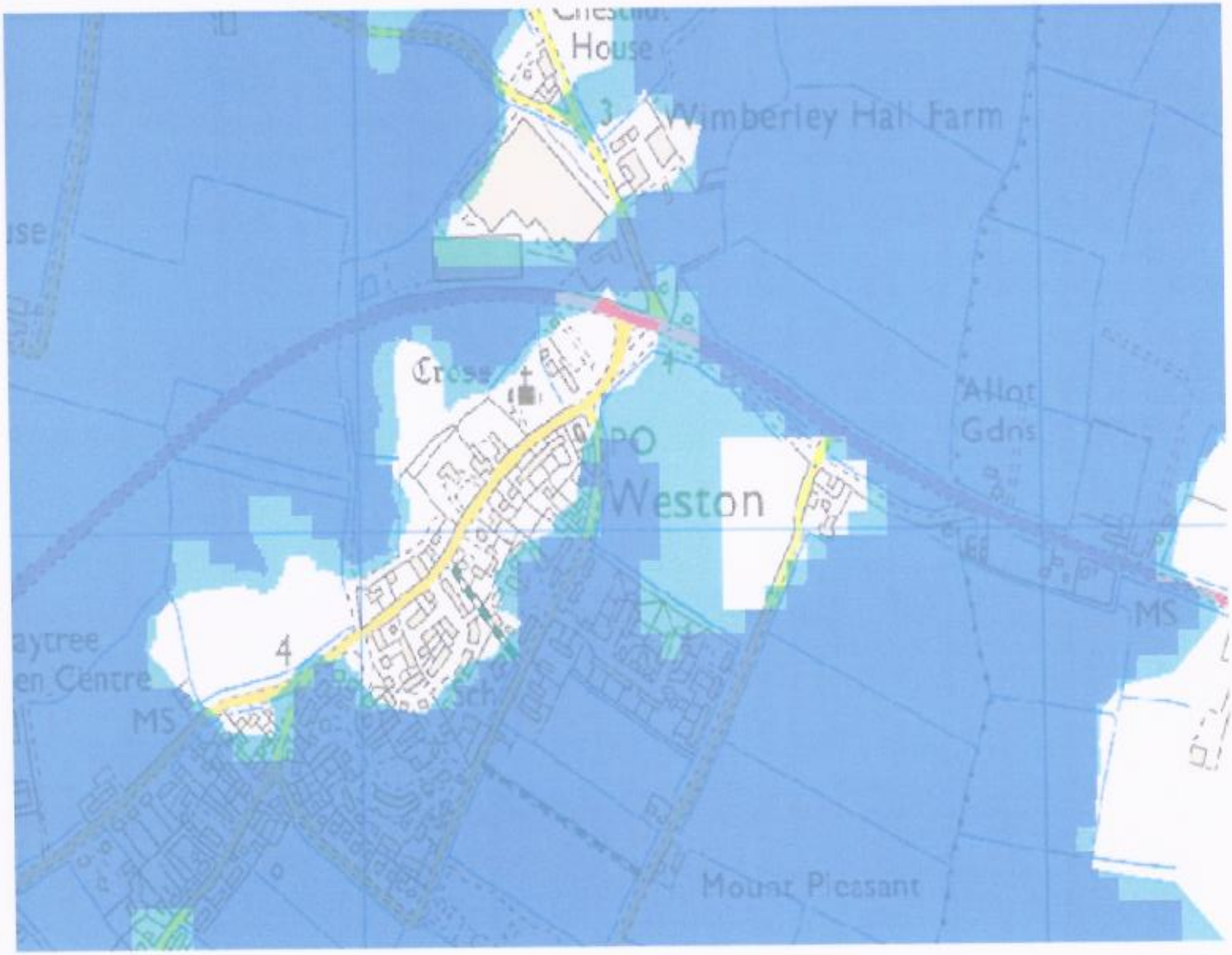
ENVIRONMENT AGENCY FLOOD MAP OF SITE



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LOCATION PLAN 1:1250


High Rd
Saint Mary's Weston
High Rd
Weston Village Store
e Chequers
Google


House
Wimberley Hall Farm
Allot
Gdns
Weston
MS
Mount Pleasant