

Design and Access Statement

Introduction

1. This Statement accompanies an application for full planning permission. It has been prepared in order to summarise the extent of the works proposed. This should be read in conjunction with the submitted drawings, prepared by Barker Associates.

Purpose and Scope

2. The general purpose of the proposal is to improve the rear access to building in order to address water ingress issues.
3. The proposal involves the installation of a replacement door, screen and canopy to the rear elevation, as the existing are no longer fit for purpose. The replacement of the door and screen will be on a largely like for like basis. The existing metal canopy will be replaced with a glass cantilevered canopy.
4. The proposals have been assessed against the relevant policies and are considered to accord with the development plan.

Access

5. There are no changes proposed to the method of access to the building. Existing access arrangements will be retained via the main building entrances along Torrington Place and additional secondary access via the rear of the building. Within the building there is stair/lift access to all floors including basement.

Conclusion

6. The proposal seeks improvements to the rear access through the installation of a replacement door, screen and canopy. The works are in full accordance with the relevant planning policies of the development plan.