

1. What are the features of the existing site?

- What are the important features of the property? For example how old is it, has it been altered previously?
- Are there any planning policies that might affect your proposal?
- If the site is within a **Conservation Area**, describe how your proposal fits in with the character and appearance of the area.
- If you are proposing alterations to a **listed building**, you will need to consider:
 - The historic and special importance of the building
 - The particular physical features of the building that justify its designation as a listed building
 - The building's setting

BUILDING DATES FROM 1979. WAS DESIGNED TO HAVE GROWING AREAS AROUND EDGE (SEE 'PLAN 2' - ORIGINAL ARCHITECTS PLANS) → THIS WAS NEVER INSTALLED, SO WE ARE DOING SO NOW.

WITHIN A CONSERVATION AREA & CENTRE AJOINS GROUNDS OF ALEXANDRA & AINSWORTH ESTATE WHICH IS LISTED. HOWEVER THIS WILL NOT IMPACT ON THE ESTATE & CHANGES CANNOT BE SEEN AT EYE LEVEL FROM BELSIZIE RD. OR ABBEY ROAD.

THE CHANGES WOULD NOT IMPACT FROM EYE LEVEL (EXCEPT PLANTERS ROUND EDGE) AND WERE SEEN FROM ABOVE WOULD ONLY SERVE TO ENHANCE THE VIEW.

2. How will people in the locality be affected by your proposal?

- How might your neighbours be affected by your proposal?
- Who will use the development and do they have any specific needs which will need to be considered in the design of the development?

- RESIDENTS WILL BE INVITED TO GET MORE INVOLVED IN THE CENTRE AND THE GROWING SPACE (EXISTING FOOD GROWING PROJECT AND NEW ROOF PLANTERS).
- EDUCATION OF LOCAL CHILDREN AND ADULTS IN NATURE CONSERVATION AND SUSTAINABLE URBAN DRAINAGE SYSTEM.
- CENTRE USERS WILL HAVE LIMITED ACCESS TO SOME SECTIONS BUT WILL BE ABLE TO VIEW / ENJOY TERRACE.
- NEIGHBOURS (BLOCK OF NEARBY FLATS) CAN LOOK DOWN ON NEW GREEN SPACE - OTHERWISE LITTLE IMPACT.

3. Please provide details of the layout of proposed development

- You should explain how the chosen layout fits into its surroundings, for example is the proposal located to the front or rear of the property?
- If your proposal will not change the existing layout, for example if new windows are being proposed, you should state this.

LAYOUT WILL NOT BE CHANGED
- JUST DEVELOPED

4. Please provide details of the scale of the proposed development

- You should explain the size of your proposal, for example, how high, wide and long is the proposal?
- If your proposal will not change the scale of development, for example if new windows are being proposed, you should state this.

NO CHANGE

5. Please provide details of the landscaping in the proposed development

- Are you proposing to make changes to the landscaping of the site as part of your proposal?
- If your proposal will not change the existing landscaping, please state this.

PLEASE SEE 'SPEC' FOR DETAILS OF
LANDSCAPING OF ROOF

NO LANDSCAPING OF SURROUNDING
LAND

6. Please provide details of the appearance of the proposed development

- You should explain and justify the appearance of the proposal and how it relates to the existing buildings and/or surroundings
- You should explain and justify the choice of materials
- This should be answered for every development proposal

APPEARANCE WILL BE MIXED SUBSTRATE & GROWING AREAS WITH WILDFLOWERS. ALSO PLANTERS ADDED TO TERRACE.

MATERIALS ARE SPECIFIC TO GROWING /BIODIVERSITY REQUIREMENTS.

MATERIALS OF PLANTERS WILL BE CHOSEN TO MINIMISE ENVIRONMENTAL IMPACT, FOR VALUE-FOR-MONEY AND TO LOOK 'NATURAL' THERE. BEDS WILL BE SURROUNDED BY INTENSIVE PLANTING TO GIVE A GARDEN-LIKE FEEL (SEE PHOTO IN SPEC) AND TO REDUCE IMPACT OF BEDS ON THE DESIGN.

PLANTING JUSTIFIED FOR BIODIVERSITY REQUIREMENTS (FUNDING FOR THIS PROPOSED DEVELOPMENT WAS TO ENHANCE BIODIVERSITY)

7. Please provide details of how any access issues have been addressed

- You should explain and justify how people will access the site and if any changes have been made to ensure the site is accessible to all groups
- If no changes are being made to access arrangements, please state this

TERRACE AREA WITH PLANTERS (LEVEL B)
IS ACCESSED THROUGH IT BEING
AT GROUND LEVEL.

ACCESS TO MAIN (HIGHEST) LEVEL 3

~~2/A~~ B IS VIA LEVEL 1 B BUT NOT
DESIGNED FOR FREQUENT ACCESS.

ENTIRE GROUNDS ARE GATED.

NO CHANGES TO ACCESS ARRANGEMENTS.

8. Please provide details of any additional information that you think may be useful

PLEASE SEE SPEC.

Travel Card/Essential Car User/Van Hire comparison

		Additional Cost
1 Travel Card		
Monthly Cost	101	
Annual cost	1,212	0
2 Essential Car User		
Monthly Cost	100	
Maximum Mileage claim	700	
Annual cost	1,900	688
3 Van Hire Cost		
Annual cost	7,500	6,288

Design and access statement template

For applications for planning permission and/or listed building consent

This template can be used to write your design and access statement. It should be used to explain the design thinking behind your planning application and to demonstrate your commitment to design that is accessible to all. You may find it useful to include pictures or photographs, or to refer to plans you have submitted in support of your application.

You should aim to provide as much information as possible. However, you may find that there are some sections which are not relevant to your application. Where this is the case please state that the section is 'not applicable'.

Design and access statements should accompany all planning and listed building applications except for:

- development of an existing dwelling house (including flats), or development within the curtilage of a dwelling house for any purpose incidental to the enjoyment of a dwelling house outside of a conservation area.
- change of use of land or buildings.
- engineering or mining operations.