

Design And Access Statement

**Proposed Erection of a Porta cabin and change of use from B1
carpark to Sui Generis car sales**

At

**Land Adj. Royal Mail
Regis Road, Kentish Town
London**

Section 1 – Background

Introduction

This statement has been prepared in support of the planning application for the proposed Erection of a porta Cabin and change of use B1 carpark to Sui generis car sales.

Site Location and Description

The site is on adjacent to the Royal mail on Regis road. The site is in a industrial estate mainly B1 use. The Site at present is an ancillary parking to the industrial estate.

Design Context

At present there is a storage container on site where the proposed porta cabin will be placed. In design context it would be the same size as the container. The parking spaces will be used to place the sales of cars as storage.

The operation of the business will primary be online with an appointment basis to vies the cars.

As the location is in the Industrial Estate it would be keeping with the surrounding use as not a residential area.

Layout and Landscaping

The landscaping of the site is minimal as a commercial unit mainly hard surface.

Transport

The site does have public transport in the form of buses nearby outside also rail links just 15 min walking distance.