DESIGN AND ACCESS STATEMENT

ELECTRICALLY OPERATED WOODEN GATES

FOR Mr & Mrs MULLINGTON
THE GRANGE
FOXT
STAFFORDSHIRE MOORLANDS
ST10 2HN

10/00463 LDC
10/00462 FUL
25 MAY 2010 - SMDC

R.O.C. DESIGN & CONSULTING ENGINEERS
134 CHURNET VALLEY ROAD,KINGSLEY HOLT,STOKE ON TRENT.ST10 2BQ
TEL No 01538 756360

DESIGN AND ACCESS STATEMENT: FOR ELECTRICALLY OPERATED WOODEN ACCESS GATES

1: BACKGROUND.

- The Grange consists of two separate Ex agricultural stone built barns that have been converted into domestic buildings.
- A pair of access gates are required to provide security and safety and to prevent stray farm animals encroaching on the gardens.
- The proposal is to install electrically operated double timber gates at the entrance to the property.

2 DESIGN

Assessment.

1) The present site is occupied by two domestic dwelling properties, one residential, one holiday let with gardens with in the curtillage.

2) The Gates are needed to provide privacy and security and are designed from timber to suit the requirements of listed building conservation requirements.

10/00462 FUL 25 MAY 2010 - SMDC
10/00463 LBC 25 MAY 2010 - SMDC

3) The proposal is to install two timber gates hinged from sand stone pillars, one at each side and electrically operated for convenience and security.

Amount.

1) The amount of the development is to scale of the existing walls and does not dominate the surrounds.

Scale.

1) The height and width of the proposed gates are suitable for ordinary cars and light vehicles.
2) The reasons for the choice of timber gates is to comply with the conservation area requirements.

3) The relationship to the surrounding area is that of blending in with the existing surrounding properties.

Layout.

1) The gate layout will be to open inwards thus not inconveniencing passers by.

Appearance.

1) The design principles are to install untreated oak timber gates hinged from sand stone gate posts.

2) The gate posts will be from natural local sand stone similar to the buildings.

10/00403 LDC
25 MAY 2010 - SMD