Design & Access Statement- **Landscaping proposals adjacent to Froghall Wharf Warehouse, CALDON CANAL.**

The old Warehouse at Froghall Wharf has operated as a Tea Shop and retail enterprise for many years. The Tea Shop has the canal towpath on the North side of the building, and a gravel access path on the South and East sides which extend to meet the road on the West, and the car park area on the South side. This path is used mainly for access to the Tea Shop and to the side of the canal.

The areas of gravel and grass on the South and East sides are much used during the warmer weather as seating for visitors to the area and for patrons of the Tea Shop. The Tea Shop currently puts out picnic tables and other temporary furniture for this purpose. The proposal is to recognise this usage and to establish some beautifully designed and built permanent seating and tables in the area immediately surrounding the Tea Shop in a style sympathetic to the old buildings which have Grade 2 listed status. The paths would be widened and edged to maintain safe access around the building, whilst largely maintaining the Breedon Gravel surface which is appropriate to this environment.

Some low level lighting (70 mm eyelid lights) will be built into the raised planters and bench seats bordering the footpath to ensure that there is safe access during winter afternoons. These only to be used during the hours of opening of the Tea Shop.

There is no change to any of the access arrangements or closure/obstruction of any existing pedestrian route within this proposal.

The design is using entirely reclaimed materials sympathetic to/matching those used in the local vernacular of largely early Victorian industrial heritage. Bricks and flagstones will be carefully sourced to be appropriate and have a sense of "belonging" to this environment and not to stand out in any way as new. Substantial green oak posts are also being included to give some architecture to the scheme, and to enable the attachment of seasonal shading and decorative items. Such heavy section oak posts were a feature of the industrial environment of warehouse and canal side.

The Canal & River Trust who own the old warehouse building and Staffordshire County Council who own the surrounding land have been fully consulted and are supportive of this proposal.