

Proposed Bike Shelter, Alton Castle, Alton

DESIGN & ACCESS and HERITAGE STATEMENT

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1.0 Introduction

1.1 This design & access and heritage statement has been produced by Brownhill Hayward Brown (BHB) Architects in support of a full planning application on behalf of our applicant, The Kenelm Youth Trust, for the installation of an (specialist designed) external timber clad bike shelter within the grounds of Alton Castle, Alton, Staffordshire.

1.2 A listed building consent application for this proposal was submitted by BHB Architects in December 2022, however on 15th February 2023 BHB Architects were advised via email by Declan Cleary on behalf of Staffordshire Moors District Council (SMDC) to withdraw the application, since the proposals do not affect the fabric of the listed building, and as such do not require listed building consent. The email confirmed full planning permission will be necessary for the proposals.

1.3 Brownhill Hayward Brown (BHB) Architects have been commissioned by the applicant - The Kenelm Youth Trust, to submit a full planning application for the proposal.
This document should be read in conjunction with the following information that constitutes the application:
3339-450A Location Plan
3339-451A Existing Site Plan
3339-452A Proposed Site Plan
Bike Shelter Specialist Manufacturer's Drawing

1.4 The application arises from the applicant's requirement to provide a covered and secure storage area for the bicycles which are becoming an increasingly poular mode of eco friendly transport for the Alton Castle team.

1.5 The application site is part of a wider site which includes Alton Castle belonging to the applicant - Kenelm Youth Trust (established by the Archdiocese of Birmingham). The wider site which includes the application site is one of four sites belonging to the Youth Trust, providing a residential retreat centre for young people (age 7 to 25).

1.6 No pre-application advice has been sought.

2.0 Asset

2.1 The application site and the wider site comprising Alton Castle and Alton Gymnasium is located on the outskirts of the quiet and picturesque village of Alton which falls within the Alton and Farley Conservation Area, see Figure 1, next page.
The conservation area was designated in 1971 in recognition of the special architectural and historic interest of the area.
Alton Castle is a Gothic Revival Castle, listed Grade I.

2.2 Alton Castle was originally a medieval castle, built in about 1176 by Bertram de Verdun, the founder of Croxden Abbey. The Castle was founded by Bertram de Verdun and built on a hill overlooking the River Churnet in the 12th century. It was remodelled during the 15th century and subsequently was damaged during the Civil War. The Castle was rebuilt as a large Gothic-style house between 1847 and 1852 by A.W.N. Pugin as country house for the 16th Earl of Shrewsbury.

2.3 The school on the site was taken over by the Sisters of Mercy in 1855 and the presbytery became their convent. The castle remained a private residence until 1919 when the Sisters of Mercy brought it to extend their boarding school. The school closed in 1989 and the castle was left empty until the Archdiocese of Birmingham purchased the building in 1995. Since it sopening in 1996, the castle has been operating as a Catholic Youth Retreat Centre (for young people aged 7 to 25).

The Kenelm Youth Trust provides life changing opportunities for young people, helping each person to reflect upon their life and faith. The Trust has been established by the Archdiocese of Birmingham, to oversee and bring together the wide variety of youth work that is undertaken in various settings across the Archdiocese.

2.4 The Alton Castle Gymnasium and its outbuildings, the shower block and store are of a modern construction, circa 2000.

2.5 WIthin the Alton and Farley Conservation Area lies a designated Scheduled Ancient Monument (SAM) area comprising the ruins of the medieval castle c.1176, see Figure 2, next page.

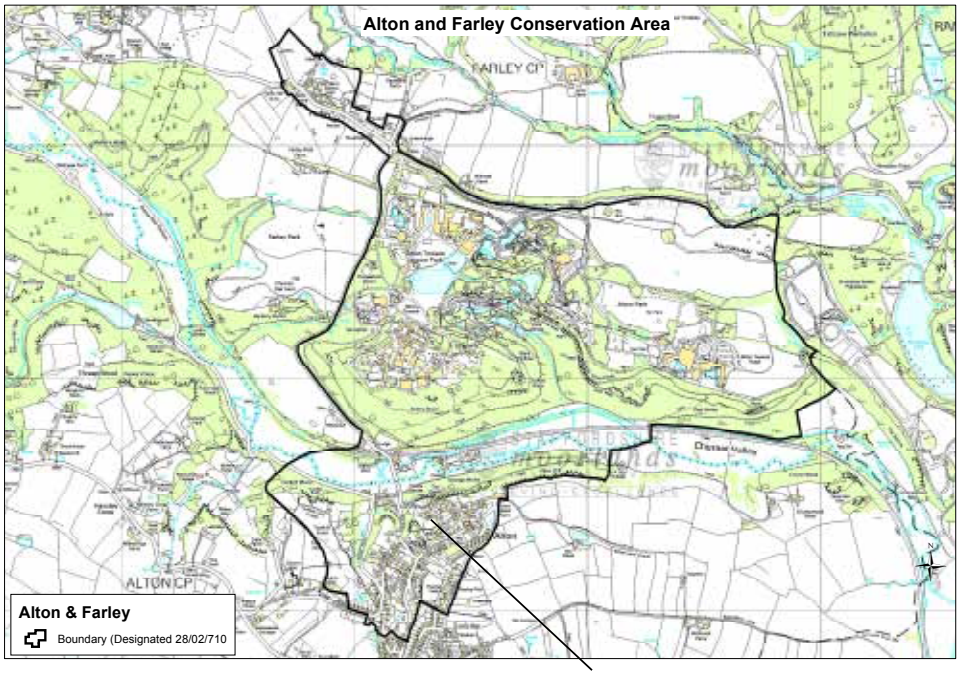

Figure 1: Alton and Farley Conservation Area
NTS



Figure 2: Extent of Scheduled Ancient Monument (SAM) Area - shaded within red outline
NTS

3.0 Description of Works

3.1 Evaluation

During the process of selecting the location for the proposed bike shelter; the castle, its surrounding grounds and landscape have been considered and the impact of the proposal on the surrounding setting.

The application site sits outside of the Scheduled Ancient Monument (SAM) boundary, see Figure 3. The works will therefore not impact below ground archaeological deposits within the scheduled area and will not cause any harm to its significance.

The nearby Alton Castle Gymnasium, shower block and store are modern constructions, completed circa 2000. The shower block and store serve as outbuildings to the Alton Castle and the Gymnasium. The area between the shower block and store is currently used as a dumping ground - see Figure 4. Siting the bike shelter within this area will deliver a beneficial use of this space which can be easily accessed by the Alton Castle team.



Figure 3: Application site (red) in relation to the extent of Scheduled Ancient Monument - SAM area (light purple) including Alton Castle.
NTS Proposed bike shelter - shaded green.



Existing length of timber fence to be removed to allow access to the proposed bike shelter.

Figure 4: Photo of unused area between existing shower block and store, proposed for the new bike shelter.

3.2 Amount

The proposed works involve the installation of one number external timber clad bike shelter. The bike shelter is two tiered, capable of accommodating 20 bicycles.

The overall dimenions of the shelter are: 4.1M (w) x 2.1M (d) x 3.1M (ht.).

3.3 Layout

The proposed bike shelter is by specialist manufacturer ''The Bike Storage Company''of London. The shelter is made up of the following elements:

1. Framework of galvanised posts, 50mm x 50mm.
2. Vertical timber cladding between the framework, including a pair of lockable doors which are also in vertical timber slats.
3. Corrugated metal roof.

The bike shelter requires a firm levelled base to be fixed onto. The proposed site area will be cleared, and excavated to receive a concrete ground bearing slab which will sit on well compacted hardcore. Extent of area to receive the concrete slab is as indicated in the proposed site plan drawing, and in Figure 3 (preceding page). The framework of posts will be fixed into the slab via steel anchors and bolts. The concrete slab level is proposed to be flush with the adjacent paving level . The existing timber fence (see Figure 3, preceding page) will have to be removed to allow access to the proposed bike shelter.

A gravel margin with timber edging is proposed between the edge of the shower block building and new concrete slab edge.

3.4 Scale

The overall height of the proposed bike shelter is 3.1M. The two outbuildings between which it will be located are of a greater height compared to the bike shelter.

3.5 Appearance

The galvanised posts and corrugated metal roof will be powder coated finish, dark grey colour to complement the grey colour of the metalwork in the nearby Alton Castle Gymnasium.
The vertical timber cladding of the shelter including the locakable doors will be in Red Western Cedar boards. See Figure 5 and Figure 6 for examples of typical bike shelter.



Figure 5: Typical example of two tier timber bicycle shelter with locakable doors. Galvanised posts, corrugated metal roof and vertical timber cladding between the posts and to the doors.
The example illustrates a raised concrete slab.
The proposed concrete slab for this application will be flush with the adjacent paving level.



Figure 6: Internal view of typical two tier bicycle shelter.

3.6 Landscaping

No landscaping is proposed.

3.7 Access

Access to the site remains unaltered.

4.0 Impact of Works

4.1 The proposed bike shelter will sit well within the designated area between the two outbuildings. The concrete slab on which the bike shelter will be fixed, is deliberatley proposed to be flush with the adjacent paving level to maintain the low scale of the unit and allow easy access for the users.

4.2 The application site sits outside of the boundary of the Scheduled Ancient Monument (SAM) area. This ensures there will be no impact on the below ground archaeological deposits within the scheduled area and will not cause any harm to its significance.

5.0 Conclusion

The proposed bike shelter will provide the much needed secure storage area for the bicycles used by the Alton Castle team.

The minimalistic, environmentally friendly bike shelter is of a subservient scale to the castle, gymnasium and the outbuildings between which it will be positioned. It will sit unobtrusively on site ensuring there is no visual impact as such on the surrounding landscape within the Conservation Area.
As stated earlier, the location of the bike shelter is outside of the Scheduled Ancient Monument (SAM) area boundary to ensure no detrimental impact to its historic significance.
The proposal will have no impact on designated heritage assets.

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