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Design & Access Statement

Polytunnel & Storage Building at
Proctors Nursery, 99 High Lane,
Brown Edge, ST6 8RT

PREPARED FOR:

Mr B Proctor

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IP33 3AA****DISCLAIMER**

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PROCTORS NURSERY

Proctors Nursery is an extensive horticultural nursery growing plants, shrubs and trees. The nursery has a site at Endon with a wide range of polytunnels and glasshouses and standing out areas. The site at High Lane, Brown Edge, has a nursery production area and a retail aspect.

Use & Amount

The proposal is for the erection of a polytunnel and a general storage building for the nursery site.

The site area is presently standing out beds for plants/shrubs and outdoor storage for compost etc.

The polytunnel is required for the production and preparation of bedding and basket plants through the spring and summer seasons, i.e. tender/half-hardy plant stock. The polytunnel is needed for the ever-increasing range of basket and bedding plant production, which requires the protected environment from cold temperature and wind. Young plants are propagated onsite or bought-in (i.e. plugs), such as begonias, pansies, petunias etc; within the polytunnel, with protection from frost, they then grow into saleable plants for pots & baskets etc.

The building is required for the storage of compost, equipment and consumables (i.e. trays and post etc). The building will also have space for a 'potting-line' for the nursery, i.e. when the young plants need potting and re-potting to larger pots and preparing the plants for sale into pots and baskets.

Scale & Appearance

The polytunnel will measure 29m x 12.8m (95' x 42').

The polytunnel will be twin span with an eaves height of 2.4m (8') and a maximum height of 4m (13').

The polytunnel will be covered with opaque plastic.

The building will measure 18.3m x 9.15m (60' x 30'), with an eaves height of 3.8m (12'6").

The materials for the building will be as follows:-

- Concrete panel walls with green box profile sheeting above
- Green box profile sheeting to the roof
- Galvanised steel roller shutter door.

Layout & Landscaping

The site plan details the location of the polytunnel and storage building within the site.

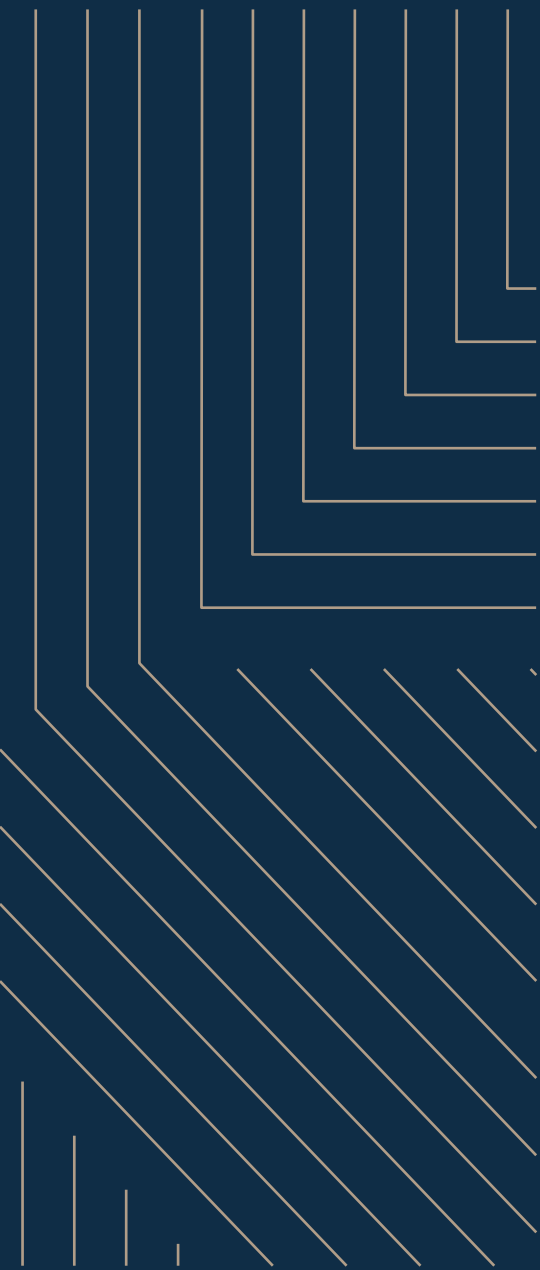
The site has hedgerows to the boundaries.

A tree report was prepared in advance of the application and is submitted with the application to detail the proximity of trees to the development.

Given the site has hedgerows around the boundaries and is well screened, no additional landscaping is seen to be required.

Access

Access to the site is via the existing access to the nursery off High Lane.



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