

Design & Access Statement

Site

Mr Andy Goodwin
Cox Farm
Stoneygate Lane
Knowle Green
Preston
Lancashire
PR3 2ZS

Design

The proposed building is a conventional proprietary designed timber framed monopitch agricultural storage building. The proposed building is nominally 5.10m wide x 13.72m long x 2.60m eaves, 3.35m to ridge.

The building walls on three sides are clad in vertical overlapped treated timber boarding above 1.20m high horizontal treated timber stock walling. The east facing front elevation is left open. The roof is covered in box section steel sheeting, colour dark blue BS 18-B-29, complete with 3 no. GRP rooflights.

As the submitted plans show the structure and cladding is in timber from renewable sources, presenting an attractive (and sustainable) building that will weather in and present a very attractive, natural external appearance.

Layout

The proposed building is sited within a nominal 2 hectare paddock to the rear of the applicants' property. The building is to be used solely for the storage of agricultural machinery and various accoutrements usually associated with the maintenance of a small holding and to accommodate 1 horse stable. The proposed is nominally split into three bays, one for machinery storage, one for fodder storage off the land and one for general shelter for a horse.

Landscaping

No landscape arrangements have been proposed. Arrangements can be accommodated if planning so desire.

Access

The proposed access to the building is within the existing curtilage of the property off existing hard metalled surfaces. The building is for the sole use of the applicant and there is to be no increase in vehicle traffic due to the proposal.