DESIGN & ACCESS STATEMENT

Reprovision of external storage compartments
Flats 1-23
Corbett Road
Waterlooville

The Amount of Development Proposed

This statement accompanies and supports a planning application submitted by Guinness Hermitage for the demolition and re-provision of 6 no. external storage compartments located within a brick built, flat roofed structure, to the rear of flats 1-23 Corbett Road, Waterlooville.

The structure, located along the Southeast boundary will be 5952mm long, 2127mm wide and 2150mm in height.

The Layout

In order to facilitate the development of the garage court, to the rear of the flats, it is necessary to demolish the existing storage compartments, currently located along the Southwest boundary, and re-provide them along the Southeast fence line.

Access

The outbuilding will be served by a 1200mm wide footpath with an area of hard standing immediately in front this will be linked into the existing footpath network for the flat block, providing level access throughout. Each of the compartments will be accessed from a lockable door providing secure external storage for the residents of the flats.

The Scale

The dimensions of the structure will be 5952mm long, 2127mm wide and 2150mm high and will back onto the rear boundary which consists of a 1800mm high timber close boarded fence.

Appearance

The structure will be located to the rear of the block of flats and will not be visible from the street.

It will consist of a simple rectangular block with a series of six doors along the front elevation beneath a flat roof.

The materials will match those of the existing building (and identical outbuilding located to the Northeast) comprising buff brick, red painted timber doors and a 3 layer felt flat roof.

Landscaping

The proposed block will be situated on an area of grass which forms the external amenity space for the flats. Once the original out building has been demolished and new access to the garage court implemented, the remaining land will be returned to grass with additional planting along the rear fence in order to soften its visual impact.

Drawings

822-PD10 Proposed Out Building.