

Design and Access Statement

Change of use for unit Units 2/3, Merrylees Industrial Estate, The Sidings, Desford, Leicester LE9 9FE from Class 2B (General industrial) to Class E (Commercial, Business, and Service).

For applications for planning permission and/or listed building consent

This design and access statement for our gymnastics club's relocation to an 11,000 square foot unit in Desford. It explains the design thinking behind our planning application and demonstrates our commitment to creating an accessible and inclusive environment. Images, photographs, and references to submitted plans will be included to support our application. Relevant sections have been detailed to provide comprehensive information, while non-applicable sections are marked accordingly.

1. Features on the Existing Site



Buildings: The unit is a modern, single-story commercial building constructed in the early 2000s, featuring a large open floor plan suitable for gymnastics activities, office and a mezzanine floor. The building is in good condition, with minimal wear and tear.

Gardens, Landscaping, and Other Open Areas: The site

includes minimal landscaping, primarily consisting of a paved parking area.

Boundaries: The site is enclosed by a combination of low walls and metal railings round the back, providing clear delineation and security.

Immediately Adjoining Buildings and Sites: The unit is apart of the siding industrial park with no join neighbours.

2. Access Issues Addressed

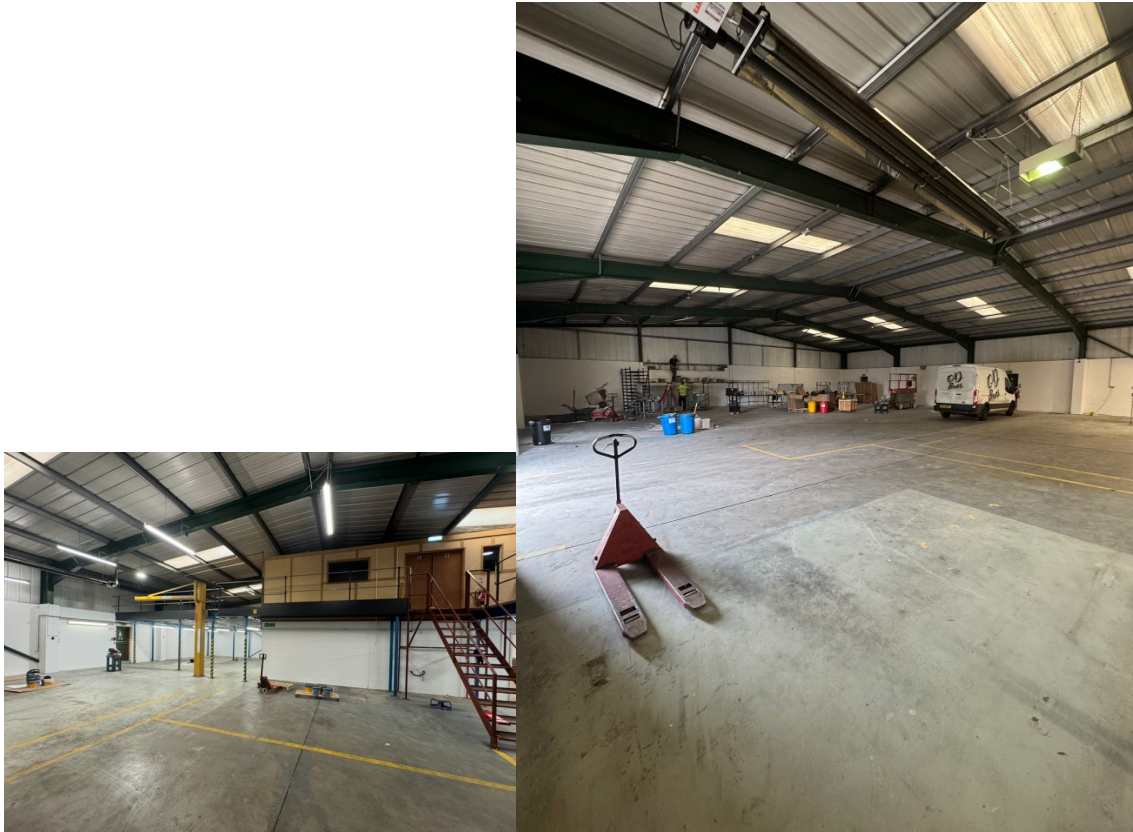
Approaches to and Around the Site: The site is accessible via a bus link and public footpaths leading to Bagworth Woods. While most visitors are expected to drive or cycle to the gymnastics club.

Car-Parking and Set-Down Points: Designated accessible parking spaces are provided near the entrance, with drop-off points and dropped kerbs to facilitate easy access for individuals with mobility impairments. I estimate 20 private parking spaces on our site location and 20 public spaces around the industrial estate. Most other business in the area close after 5pm.



All Entrances: Entrances are clearly visible and marked. The level access to accommodate wheelchairs and other mobility aids are adequate

General Horizontal/Vertical Circulation and Layout Arrangements: The interior layout mainly consists of a big open space, there are office and downstairs toilets.



Facilities Within the Building: 3 Accessible restrooms are available, meeting required standards for size and fixtures. The layout ensures easy movement within the facility, with accessible equipment and clear signage indicating all public areas.

Way-Finding and Signage: Clear and consistent signage is installed throughout the building, including tactile and braille options. Directional signs and maps assist users in navigating the site.

Assessment of Means of Escape: Emergency exits are accessible, clearly marked, and equipped with appropriate alarms and lighting. An inclusive evacuation plan is in place, with staff trained to assist individuals with disabilities during emergencies.

3. Layout of Proposed Development

There will be zero structural work to happen on the building. The layout of the building and parking area's will stay the same.

Safety and Security: The building is equipped with security systems, including surveillance cameras and controlled entry points, to ensure the safety of all users.

4. Scale/Appearance of Proposed Development

The existing building dimensions are maintained, with interior modifications to suit the club's needs, It will just be our gymnastics equipment that moves in. Materials used will be durable and appropriate for a sports facility, enhancing the building's appearance and functionality. No external or internal structural work will be done at all.

Relationship to Surrounding Development: The building aligns with the commercial nature of the surrounding area, with no significant changes to its external appearance.

5. Heritage Assets Issues

Not applicable.

Conclusion

This statement demonstrates our commitment to creating an inclusive and accessible environment for all members and visitors to our gymnastics club. By adhering to the guidelines and legal requirements, we ensure that our new facility in Desford is welcoming and functional for everyone, regardless of their physical abilities. The unit is perfect for our gymnastics club with zero works required for us to start business. I want to endorse the fact that the building will remain untouched in terms of construction or any structural changes.