

FUTURE DESIGN CONSULTING LTD

42 Woodland Road
Hinckley
Leicestershire
LE10 1JG
Tel: 07979 802530

DESIGN & ACCESS STATEMENT



**RE: PROPOSED EXTENSIONS TO BOTCHESTON VILLAGE HALL,
MAIN STREET, BOTCHESTON, LEICESTERSHIRE, LE9 9QF**



The proposal consists of the erection of two single storey extensions, Side (North) & Rear (East). The Side extension consisting of an area of 21.6m² and Rear extension area consisting of 11.4m².

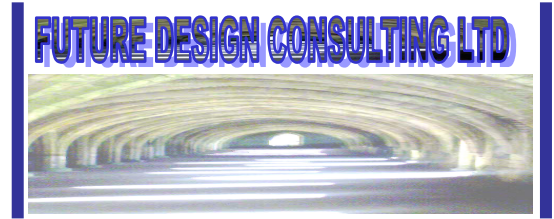
The Side extension will improve not only the WC facilities for the Ladies & Gents but also will provide a dedicated Disabled WC with the hope to bring full inclusion to the village hall, as at present upon inspection is rather cramped and difficult to access during functions.

The Rear extension will provide better indoor storage facilities which is currently being stored outdoors in two timber sheds. In this extension there will also be a dedicated bar facilities allowing greater use of the existing hall floor area which is encroached upon by current bar facilities.

There is also proposed construction of a Ramped Means of escape - Current means of escape from hall is back through front entrance past kitchen or direct from the hall via set of 5no external steps down to ground level to the rear. Ramp will provide safe and quick egress for all abilities.

1. DESIGN

- 1.1 It is intended to use traditional materials, to be sympathetic to the existing building and the local vernacular.
- 1.2 The design intent is to make an all-inclusive community facility.
- 1.3 The design intent is to create improved functionality and usability to both WC facilities and the main hall with improved storage space.
- 1.4 The street scene will remain largely unaltered from a visual perspective.
- 1.5 Fence lines and heights to the boundaries will remain unaltered as they already provide suitable screening and offer good separation to neighbouring properties.



ELEVATIONAL TREATMENT

North Elevation

This is the side elevation in which the new extension for the improved toilet facilities will be seen, as well as the final flight of the disabled access ramp.

East Elevation

This is the rear elevation in which the new extension for the improved Storage facilities will be seen, as well as the exit to the disabled access ramp and stairs.

South Elevation

This is the side elevation in which the will remain largely unaltered apart from seeing the stair case from the rear and side of the new extension for the additional storage facilities.

West Elevation

This is the Front elevation and will remain largely unaltered apart from the side wall of extension for the toilet facilities.

LANDSCAPING

There are no changes proposed to the current landscaping. There will be a new ramp placed around the perimeter of the building for disabled access, but the landscaping will remain unaltered. Ramp will deliver to existing formed pathways.

2. ACCESS

- 2.1 The existing vehicle access to Botcheston Village Hall will remain unaltered.
- 2.2 Parking provision will remain unaltered.

3. CONSERVATION AREA APPRAISAL

The proposed development is not known to be within a conservation area and is considered to accord fully with the local development policy.

4. EXISTING PHOTOGRAPHIC SCHEDULE.







Company Number 9723534
Registered address : Mansion House, Manchester Road, Altrincham, Cheshire WA14 4RW



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