



Design & Access Statement

Everyone Active, Hinckley

Project No.	2224
File Reference	3.1

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Introduction

- This statement seeks to explain the design proposals for the installation of Solar panel on roof of existing building at No.2 Apex House, Watling Drive, Hinckley, provision of Solar carport (for four cars) and installation of heat pumps on site. The building serves as head office for Everyone Active.
- This document should be read in conjunction with the associated drawings produced by Jefferson Sheard Architects and the documents/details provided by specialists.

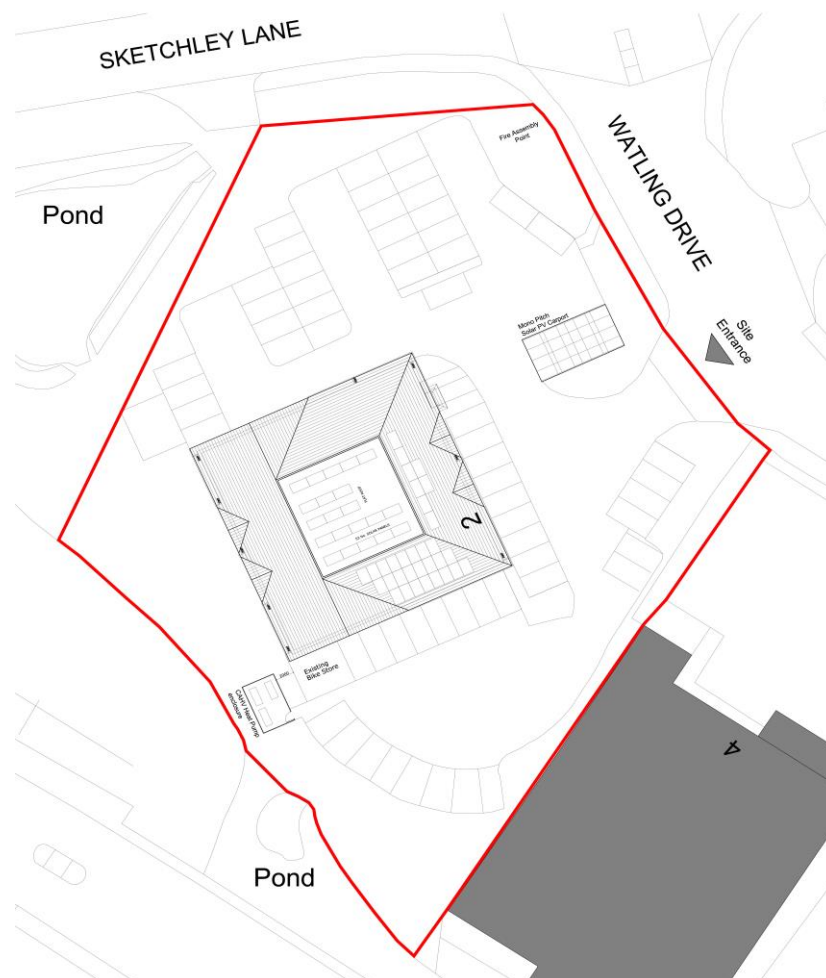
Existing Site

- The application site is located to the west of Burbage within the Sketchley Meadows Industrial Estate at the junction of Watling Drive and Sketchley Lane. It comprises of existing office building for Everyone Active, associated parking area and green belt on North and West separating it from Sketchley Lane and A5.
- The application site area equates to 0.40 ha.
- The office building on site is currently in use.



Proposed Development

- The scheme proposes the installation of Solar Panels on the roof of the existing office building, the provision of a Solar PV Carport for four cars and the installation of heat pumps on site. These measures will create a source of renewable energy to meet the energy demand of office building on site and to provide efficient alternative to the existing heating systems, which will help to reduce the carbon footprint of the building.
- The existing office building remains unchanged both in area and in use. The existing parking area is retained. The scheme proposes no additional built floorspace.
- The solar panels are proposed to be installed mostly on the flat roof and on southern pitched roof on southern elevation, with some additional panels installed on eastern side.
- Solar carport is proposed to be installed for the four car parking spaces to the right of the site entrance.
- The heat pumps are to be installed in a fenced enclosure towards the rear of the building, near the existing bicycle store.



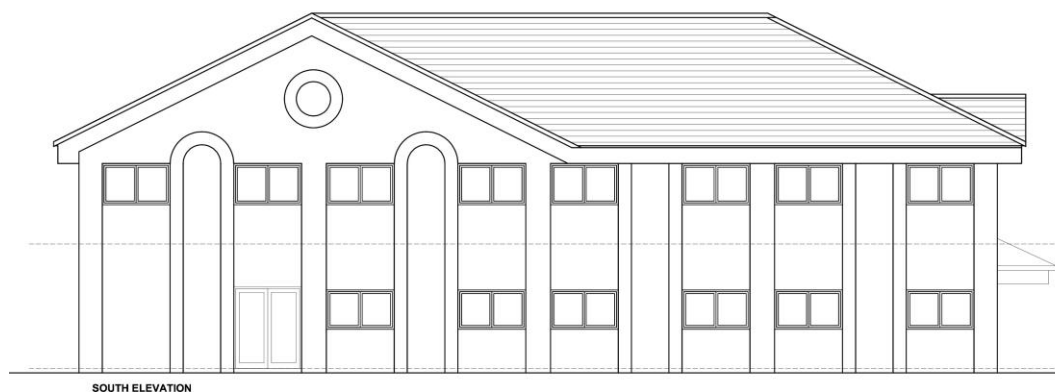
Proposed Site Plan

Layout and Access

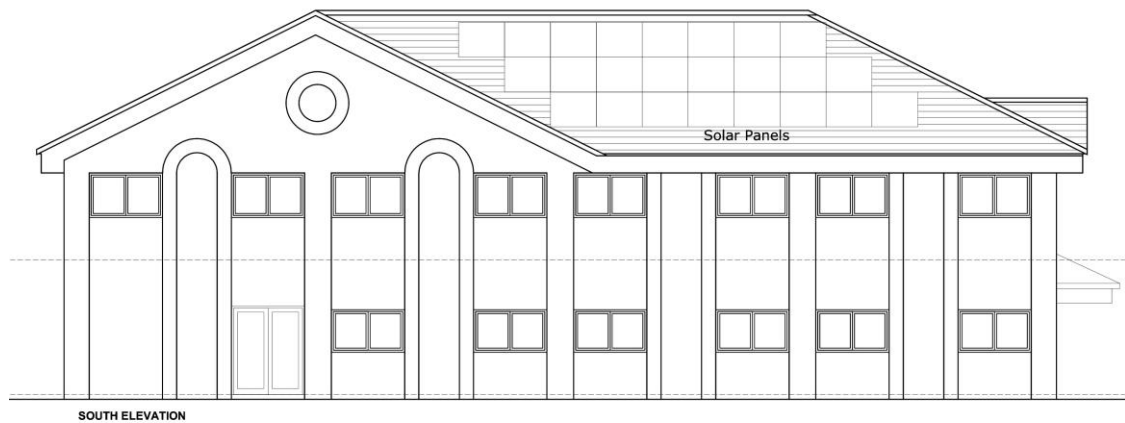
- The site layout, access and the parking layout will remain unchanged.
- The proposed installations are driven by the need to reduce the carbon footprint of the building. The layout/location of these installation are based on specialist advice and recommendations.

Appearance and Visual Impact

- The proposed installations will not have any negative visual impact on the existing building, character of the surrounding environment or the context of this industrial estate.
- The heat pumps will be installed towards the rear of the building in a fenced enclosure to reduce visual or noise impact.
- The scheme proposes no additional built floorspace.



Existing houses elevation



Proposed house elevations

Landscaping

- Proposed scheme will have a minor impact on existing landscaping where some of the existing grass landscaped area is repurposed for the for the installed of condenser units and their enclosure towards the rear of the building.

Conclusion

The proposed installation set out in this application will help to reduce the carbon footprint of the building and provide a cleaner source of energy. The application is all in keeping with the industrial nature of the existing use and locality. We therefore trust the application will be viewed favourably and look forward to receiving a positive decision.