

## Brief Planning Statement for Elevation Changes and the Installation of New Air Conditioning Units

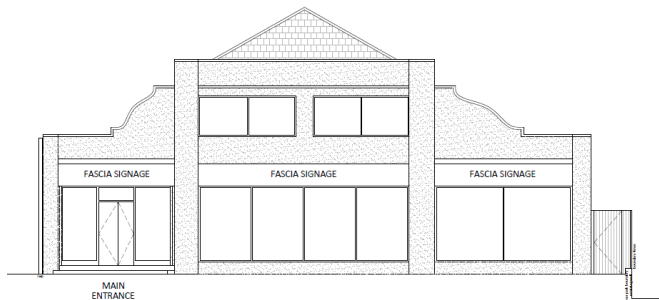
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**Beaumont House, 268 Coventry Road, Hinckley, LE10 0NG**

### **Existing Building**

The existing building is currently vacant, formerly a premises for the sale of disabled persons mobility equipment. The proposals are to return the premises into use, as a retail convenience Store to the benefit of local residents and the local community.

The below is the appearance of the existing building:



### **Proposals**

The existing dilapidated timber stores and shed structures are to be demolished and removed.

The existing rear gates are to be removed and new gates erected in an alternative position to improve the available area for delivery vehicles.

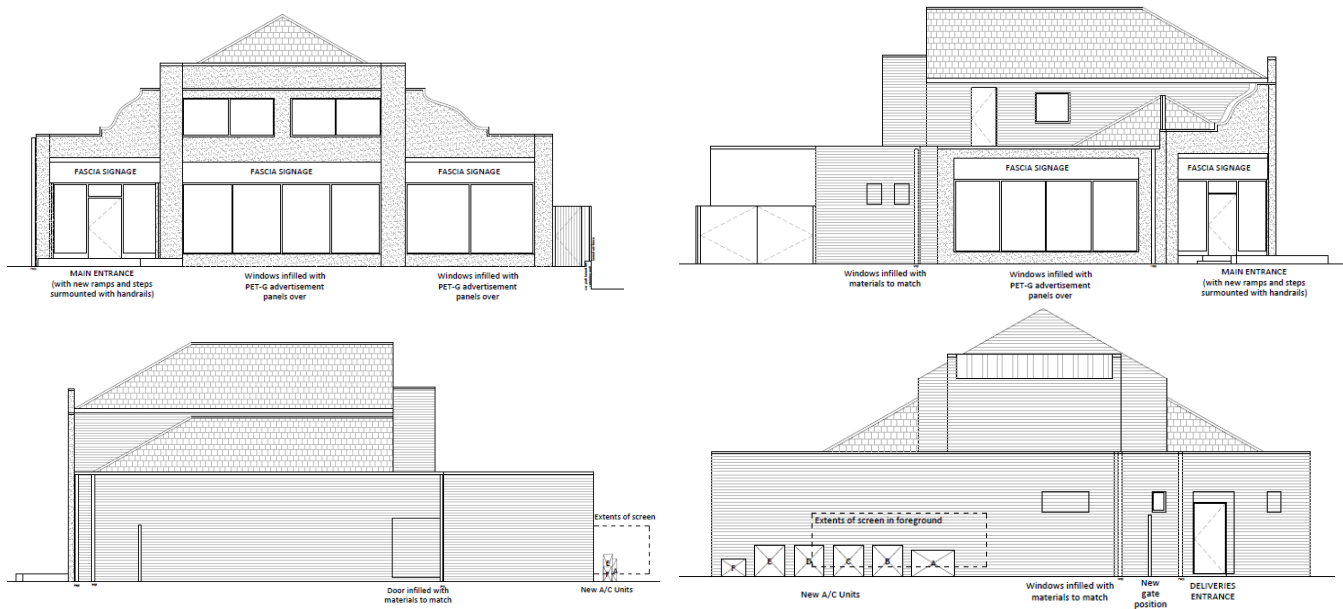
The front entrance door is to be altered, having a new sliding entrance door to enable ease of access to the building. The door will also have a new roller shutter for additional security overnight. The rear entrance delivery door is to be altered, having a new steel faced high security entrance door.

To improve accessibility into the premises, the front entrance is to have a new ramp structure, also with stepped approach into the building. All details are to comply with the Building Regulations.

For security reasons, all shop front windows, other windows and doors to the premises are to be infilled and blocked up, having materials to match where they are visible in the final proposals. However, to the front elevation and left side elevation, and in the location of the existing shopfront windows, Pet-G advertisement panels are to be installed to maintain security and also maintain the appearance of the window displays to the street scene. The details of advertisement to these fitments shall be under a separate application for advertisement consent.

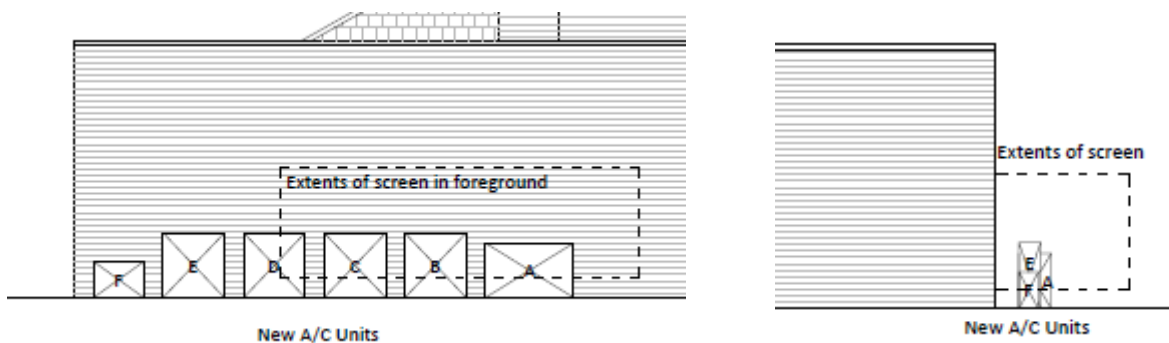
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All the above are as detailed in the Proposed Elevations:



### New Plant Proposals

Following the removal of the Rear Timber Store Annexe, new plant proposals are to be installed in the position of the existing store. The plant installations are a necessary requirement for store refrigeration and therefore to ensure the longevity of chilled store produce. Furthermore, it will also serve the store heating and cooling system. The proposals are shown to the rear elevation, extract below.:



The attached Noise Impact Assessment requires a fence screen to improve the noise quality at the neighbouring premises. The extents of the fence enclosure is shown on the plan and also shown by the dotted line in the above. The fence barrier has a 300mm gap at the base to improve ventilation to the plant.