



BUKIN LETT
ARCHITECTURE

22021-PL- The Clarence Café Bar – External Pergola and Terraces
Design and Access Statement



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1.0 Site Context

The Clarence Café/Bar, established in December 2022, has quickly become a successful business. The owners now seek to build on this success by adding several decked seating areas on The Borough and Market Place and creating an undercover seating area with a new high-quality timber pergola.

The building is situated in a market square that has the potential to thrive but currently requires significant regeneration. The proposed conversion of underutilized public spaces aims to offer a more organized and functional area, helping to prevent the space from becoming a hotspot for anti-social behaviour.

2.0 Design and Access

The bar is currently accessed from The Borough via steps and a makeshift ramp on Market Place. Market Place itself is a sloping public highway, occasionally closed for events hosted by the Hinckley and Bosworth Council.

The new deck on Market Place will be installed to create a level platform, utilizing the existing topography. It will extend from the start of the existing ramp and align with the current step, which will be integrated into the deck.

A portion of the public highway will remain accessible beside the deck, ensuring continued public access to The Borough.

The deck and pergola will visually enhance Market Place and benefit Hinckley, providing a level platform that can be used during council events.