

DESIGN AND ACCESS STATEMENT

Land South of Water Lane, Angmering – Temporary Sales Cabin

Use

The application seeks permission for a temporary sales cabin and 4 no car parking spaces with associated landscaping and advertising.

The cabin is proposed to allow sales personnel to begin selling the dwellings ahead of their construction and completion (Ref. A/109/20/RES). Once the show homes are constructed at the northern end of the main site, the cabin will cease use.

Amount

The application is for a temporary cabin, associated parking, landscaping and signage. The overall size of the development measures 0.04ha.

It should be noted that all hard-standing will be removed and will be replaced with planting as submitted under reserved matters application A/109/20/RES.

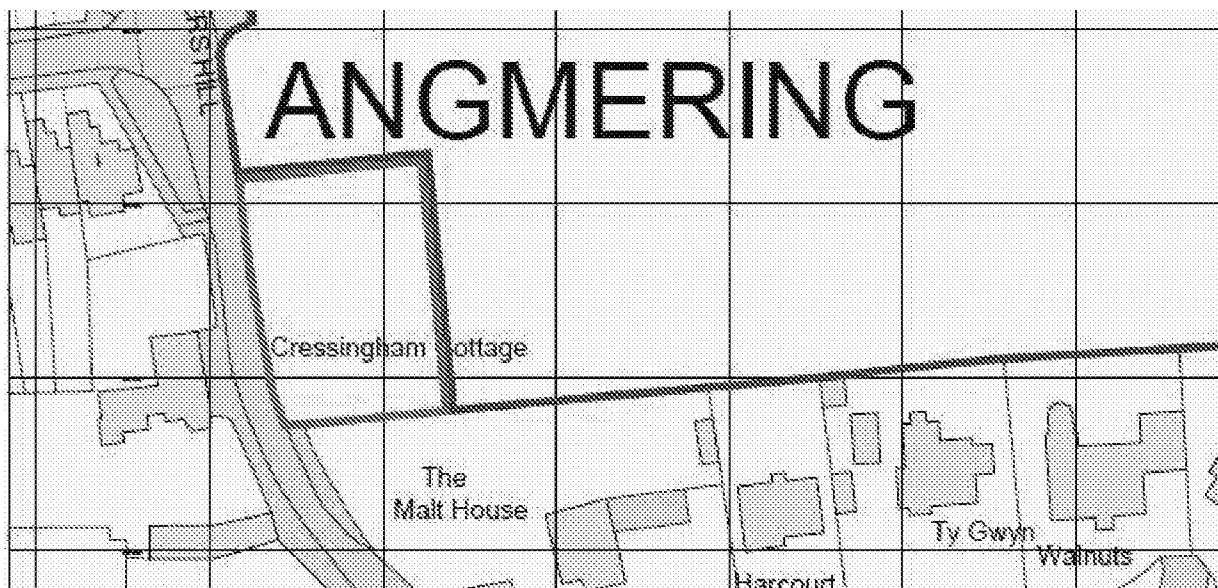


Figure 1. Site Location Plan

Layout

The sales cabin, proposed landscaping and parking face towards Weavers Hill providing a screened but attractive and well contained development.

The signage is modest and is not proposed to detract from the visual quality of the surrounding Conservation Area.

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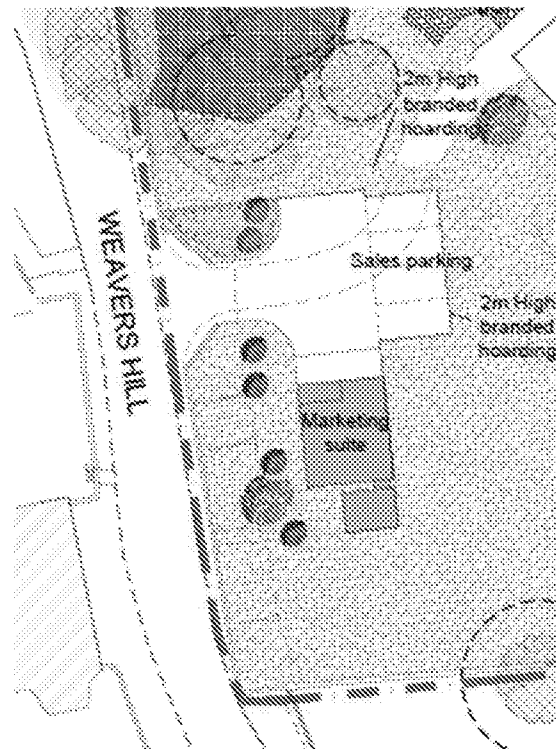


Figure 2. Snippet of Proposed Site Layout

Scale

Elevations and floorplans of the proposed sales-cabin have been submitted as part of the application. The cabin will be single storey in height with a flat roof. Proposed and existing landscape and signage will suitably screen the cabin from Weavers Hill.

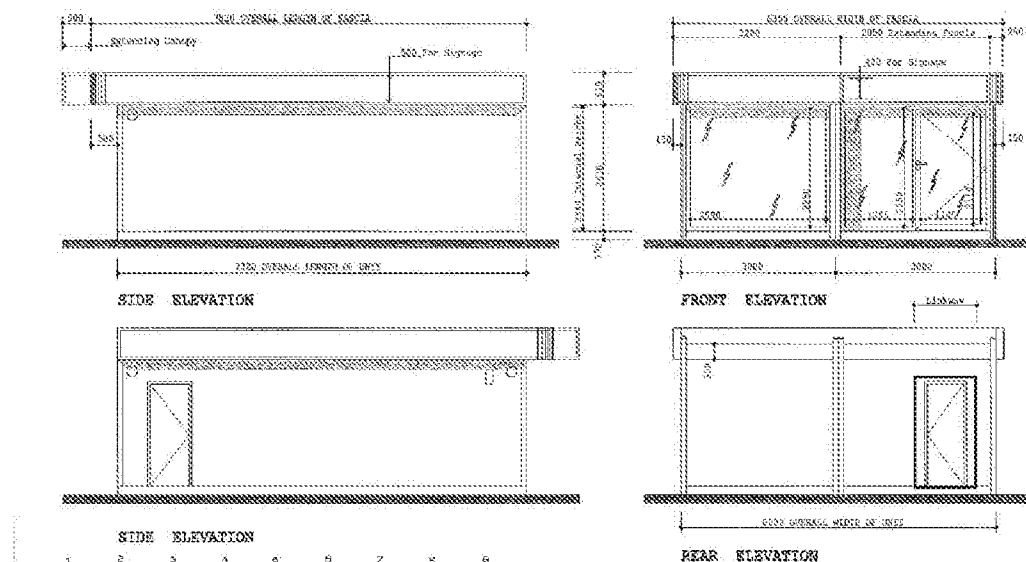


Figure 3. Proposed Sales Cabin Elevations

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Access

The access utilises the cycleway on the residential scheme (Ref. A/109/20/RES). We have ensured that there is no further widening of the access required and subsequently no further impact on the flint wall.

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