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Grove House, 64 Sutton Grove
Sutton, Surrey, SM1 4LP



Design and Access Statement

for

Installation of Electric Extruded Aluminium Roller Shutters

at

**56 High Street
Bognor Regis
PO21 1SP**

prepared for

**Reynolds & Co
31 High Street
Bognor Regis
West Sussex
PO21 1RR**

Ref: AA/MJ/4547
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Directors: **Michael Thorpe** BA (Hons) MSc MRICS **Stephen Thorpe** BSc (Hons) MSc MRICS Consultant: **Marlyn Gibbons** FRICS IMaPS
Registered address: Grove House, 64 Sutton Grove, Sutton, Surrey, SM1 4LP
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RICS



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1. **Introduction**

This is a design and access statement that has been produced to form part of the Planning submission in connection with the proposed building works.

2. **Assessment of Physical Context**

The property is located on the main High Street of Bognor Regis. Generally the High Street has a variety of styles of buildings built during different periods. Many of the shops have security shutters which are a common feature. The predominant use of buildings in the locality is either retail or service based offices.

The site is located within an urban location within the primary shopping area of Bognor Regis. The site is flat and quite open to the public. The property is not listed nor within a Conservation Area.

3. **Amount of Development**

The proposed installation and erection of the roller shutters would be located on the ground floor areas of the building. They are currently occupied by two commercial units. One which is currently vacant A1 commercial unit and the other unit is occupied by a Solicitors (McMillan Williams) which is a commercial use Type A2.

The main entrances are recessed from the main frontage of the property. The shutter will provide the units entrances with more security. They will be anthracite or black in colour and therefore visually discreet. Shutters of this type are a familiar feature to most of the commercial properties on the High Street. A partition wall will be erected inbetween them to divide the entrances of the two units so the shutters can be used independently by both units.

The approximate dimensions of the security shutters would be maximum width of 2.3m along with a height of 2.5m for each commercial unit main entrance.