

Design & Access Statement

The three entrances on to the Willowhayne are in a poor state of repair and no longer in keeping with this prestigious private estate. It is therefore proposed to remove the existing metal gates and timber posts to all three entrances and replace them as follows:

1. Northern entrance to Angmering Lane

To dismantle the existing corroded metal gate and all associated timber posts and remove from site. It is proposed to replace these by constructing approximately 14 meters of concrete foundations leaving two 4 meter gate openings with granite inset rumble strips, and one 1.2 meter pedestrian opening. Brick piers are to be constructed either side of each opening, standing approximately 1.8 meters high and finished with Bath stone pier caps. The central wall is to start two brick courses below the tops of the piers either side with an inverted arch decreasing to approximately 1.35 meters in height. The top of the wall is to be finished with two course creasing tiles and bricks on edge. A granite central plaque measuring 1.8 meters in width and 350mm in height is to be constructed within the wall with 'The Willowhayne' inscribed in silver and surrounded in decorative flint work. A wall either end is to be constructed starting two brick courses below the top of the brick piers and decreasing down to 1.35 meters in height with two course creasing tiles, bricks on edge and a flint feature wall to mirror that of the central wall. All brickwork is to be carried out using West Hoathly bricks and constructed to the highest standard.

2. Northern entrance to The Ridings

To dismantle the existing corroded metal gate and all associated timber posts and remove from site. It is proposed to replace these by constructing foundations for five brick piers with a central wall measuring 4.2 meters in width with an inverted arch. The brick piers and central wall are to be constructed in the same manner as that at Angmering Lane with Bath stone pier caps, two course creasing tiles with bricks on edge, a central granite plaque and decorative flint surround / feature wall. Two gated opening measuring 4 meters in width are to be provided for vehicular access with a single opening measuring 1.2 meters in width for pedestrian access. New shrubs and hedges are to be planted from the northern brick pier to the boundary line upon completion.

3. Eastern entrance to Tamarisk Way

To dismantle the existing corroded metal gate and all associated timber posts and remove from site. It is proposed to replace these by constructing foundations for four brick piers measuring 1.8 meters in height finished with Bath stone pier caps. A single gated opening measuring 3.5 meters in width is to be provided for vehicular access with two 1.2 meter wide openings either side for pedestrian access. New shrubs and hedges are to be planted from the outer piers to the boundary lines upon completion.

The metal gates serving all the above three entrances are to be constructed in galvanised steel and powder coated black after manufacture, together with slam plates and slam posts. The gates are to be hung from steel box section posts measuring 120mm x 120mm complete with base plates and hinge pins, and concealed within the void of the brick piers. In addition, the single gate serving Tamarisk Way is to be designed to give the appearance of two gates which will be more aesthetically pleasing.

It is proposed to undertake the works one entrance at a time. This is so that the entrance can be closed off during works to ensure that the safety of the contractors on site is not compromised. Both remaining entrances will remain open until completion so that access on and around the estate is maintained. All residents will be informed of the date of closure via the Willowhayne news letter. Signs will also be displayed prior to the commencement and during the works so that visitors have access to this information also.