

PLANNING STATEMENT IN SUPORT OF ADDITIONAL PARKING

Greenfields
Middleton Road
Middleton-On-Sea
PO22 7SS



JHBurley Ltd.
CHARTERED SURVEYORS

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INTRODUCTION:

This Planning Statement is intended to provide information for the local authority planning department to confirm whether a full planning applications is required or alternatively a lawful development certificate can be issued for the proposals. The proposal is to provide a further 4No parking spaces on the Estate which will allow dedicated EV charging points to be positioned in existing parking spaces adjacent to the buildings. At the time of the construction of Greenfields, electric vehicles and their charging points were not envisaged and as time has passed the Directors of the Estate in recognition of the government's policy on net zero are keen to provide residents with facilities that align with greater use of electric vehicles. The Estate is in the fortunate position of having sufficient space for this ambition to be realised.

DESCRIPTION OF THE PROPOSAL:

The proposal is to utilise a strip of maintained grassed area at the rear of the garage block on the east side of the site to establish 3No parking spaces with 1No additional space being created adjacent to the flats as indicated in the attached site plan at 1:500.

SITE ANALYSIS:

The grassed area adjacent to the garages is of sufficient width to allow 2.4mx6.0m spaces to be comfortably established without any impact on the access road to Shrubbs Farmhouse which has right of access through that part of the site. A further single parking space can be comfortably provided adjacent to the flats without impacting on access and requiring alterations to the pathway accessing the flat.

SUSTAINABILITY:

The proposed parking spaces would be surfaced with a sustainable drainage system to the 3No spaces by the garage block while the single space created would be in Marshalls Keybloc pavements to match the existing parking architecture. The SUDS systems are designed to reduce flooding, improve water quality, enhance green spaces, and recharge groundwater and thus would not impact on the surface water drainage of the existing tarmac surfacing.



Area for space No 4 which would match the design of an existing parking space opposite shown below:

