HPK/2011/0120

PLANMART

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High Peak B.C.
Planning Dept,
Municipal Buildings,
Glossop. SK13 8AF.
13.9.10.

07 MAR 2011

Design and Access Statement, Proposed portable industrial unit at Charlestown Works, Charlestown Rd, Glossop.

The site for the proposed unit is part of an area currently occupied by a collection of lock up containers and small industrial units, owned by the applicant and let to various businesses, at the moment the land to be developed is vacant.
The external materials will be in line with previously approved units and car parking will be provided as shown, although it is,nt anticipated that this unit will require the number of places shown, the overspill can be used for site visitors. Deliveries will be via. The common access road which has turning provision at it,s end allowing delivery vehicles to turn and leave the site in a forward gear.

Yours sincerely

Mr M Hambleton

Ref: 2188

HPK/2011/0120

Martin Flanagan

From: Liz Pleasant
Sent: 08 March 2011 11:39
To: Martin Flanagan
Subject: FW: HPK/2010/0470.
Attachments: 2188-1. FARRAR. NEW UNIT AT CHARLESTOWN WORKS.pdf; 2188-2 FARRAR SITE PLAN.pdf

07 MAR 2011

From: Planmart [mailto:planmart@btconnect.com]
Sent: 07 March 2011 13:58
To: Liz Pleasant
Subject: HPK/2010/0470.

Liz,
attached are drawing No.s 2188-1A & 2 showing revised details, fresh planning application forms, OS block plan and details from TBA re: tree protection measures will be delivered later today.
You may remember we withdrew this one as you had a No. of concerns, hopefully we,ve addressed them as follows:
1. Site entrance, we have spoken to the developers of the mill site and understand a planning application is due in May 2011, within their application they intend demolishing the mill, and improving the site lines at the existing site access.
2. There are 4 No. existing containers which will be taken from site as they occupy the position of the proposed unit, this will in fact reduce traffic into the site.
3. We have reduced the size of the proposed unit to bring it away from the banking, thereby cancelling any issues regarding root disturbance.
4.We have shown a section through the site which illustrates the heights of the existing tree canopies.
5. We have shown a contrasting colour "band"around the perimeter wall which will improve the appearance of the unit, it is.nt possible to construct a stone perimeter wall as this would involve foundations and the whole idea is that it is a portable unit with no dig required.
6. The developers of the mill site indicated that the area bordering our site will be developed as industrial units and some screening/open space will be incorporated between the two areas which makes sense. In any case we presume that some form of visual screening would be included from our site as it stands at present, so with all due respect we don,t see that the exernal appearance of our proposed unit on what is an industrial site is all that relevant.
Enclosed with the application form etc are a number of photographs showing the site as it was and is now, our client wants to illustrate the extent of works which they have undertaken (and continue to do so) in improving the appearance of the site.
Please let me know if you require any further information.
Mike H.

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