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PAUL SEARLE ARCHITECT LTD.

MILLINGTON HOUSE 12 LEEK ROAD CONGLETON CHESHIRE CW123HU

TEL: 01260 278076 & (M) 07989 410658 MAIL: paul_searle1@sky.com

NEW RESIDENTIAL PROPOSALS FOR THE SITE OF THE FORMER LIBERAL CLUB, WATERSWALLOWS ROAD, FAIRFIELD, BUXTON.

Project No. 1101 Access & Design Statement

14th March 2011

- THE 5 NEW BUILD HOMES ARE TO BE CONSTRUCTED IN A MANNER RESPECTING THE RESIDENTIAL COMPOSITION OF THE EXISTING SEMI-DETACHED & TERRACED DWELLINGS, OF TRADITIONAL STONE AND BLUE SLATE ROOF.
- SCALE AND APPEARANCE TO MATCH THE EXISTING ADJACENT PROPERTIES OF HISTORIC RESIDENTIAL STONE COTTAGES.
- PRINCIPAL ELEVATION ONTO FAIRFIELD COMMON DESIGNED TO ACHIEVE TALLER "BOUNDARY" DEFINITION TO THE OPEN COMMON LAND.
- PROVISION OF LOWER COST HOUSING WITHIN BUXTON TOWN BOUNDARY, TO SUIT CURRENT DEMAND, AND MARKET SHORTFALL.
- ACCESS TO REAR OFF-STREET CAR-PARKING TO BE PROVIDED & NOT DETRACT FROM THE LANDSCAPE OF THE COMMON OR INCREASE THE DEMAND FOR ROAD SIDE PARKING.
- PARKING BAYS ARE CENTRALLY LOCATED AND ALLOCATION ADJACENT TO RESPECTIVE DWELLINGS, WITH LEVEL & EVEN ACCESS TO THE FRONT DOOR OF EACH DWELLING.
- PAVED HARD LAND SCAPING WITH TACTILE HIGHLIGHTING AS APPROPRIATE TO DEMARK ALL ACCESS ROUTES.
- FRONT DOOR ACCESS TO HAVE LEVEL THRESHOLD & STRUCTURAL OPENING 1M WIDE, TO ACHIEVE MINIMUM CLEAR WIDTH IN ACCORDANCE WITH B/REGS PART M.
- INTERNAL DOORS TO BE 838MM WIDTH DOOR LEAF.
- LIGHT FITTINGS & DOOR FURNITURE FIXED AT HEIGHTS IN ACCORDANCE WITH B/REGS PART M.
- NEW STAIRCASES TO BE DESIGNED FOR ASSISTED ACCESS TO UPPER FLOORS.

Paul Searle Architect 14/3/11