25001 – Methold House - Worthing

Planning and Access Statement

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saville jones architects

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Planning and Access Statement

1.0 INTRODUCTION

1.1 This application seeks planning permission in respect of the following proposals for Methold House, North Street, Worthing, BN11 1DU:

- Replacement of 1no. existing PPC aluminum external door with a new PPC aluminum door

- Installation of a new DocM compliant external wheelchair ramp to the west side of the building;

- Installation of a new gate to the South side of the building, facing North Street.

1.3 The following sections of this statement provide details of the site and access to the new facilities.

1.4 This planning and access statement takes into account the needs of those with an ambulant disability and with sensory impairments and learning difficulties.

1.5 This Planning Statement should be read in conjunction with the planning application and the submitted plans, including layout plans, site plan and block plan.

1.6 Reference should be made to the following Submission drawings:

25001 SK68	Elevations as Existing
25001 SK69	Elevations as Proposed
25001 SK70	Site Plan as Existing
25001 SK71	Ground Floor Plan as Existing
25001 SK72	First Floor Plan as Existing
25001 SK73	Site Plan as Proposed
25001 SK74	Ground Floor Plan as Proposed
25001 SK75	First Floor Plan as Proposed
25001 SK76	New fire exit and ramp
25001 SK77	Location Plan and Block Plan as Existing
25001 SK78	Location Plan and Block Plan as Proposed
25001 SK79	Replacement Door ED01 and new Gate EG01

2.0 Brief description of the Site

2.1 Methold House is located in North Street, Worthing, BN11 1DU.
Methold House is the head office for Guildcare which provides an extensive range of innovative services for older people, people with dementia, carers and children with special needs, serving Worthing and the surrounding area.

2.2 Methold House comprises a two-storey building with two Annexes attached to the north and east sides, car parking areas to the north and west side and a garden to the south side, facing North Street



Image 1
Google Map image showing the Location of Methold House in relation to the surrounding area.

3.0 Existing Building

3.1 Both the main building and the Annexes present the following features:

- Brickwork wall at low level;
- White painted render surfaces at high level;
- Felt to flat roof, with polycarbonate rooflights;
- Aluminium glazed windows and doors
- A louvred timber door and an Exit timber door to the North Elevation

3.2 The existing building is not known to be of any architectural or historic importance, either nationally or locally.

3.3 The site is not within a Conservation Area and there are no listed buildings either on the site or within immediate proximity.



Image 2: West Elevation of the Main Building
The arrow indicates the existing PPC aluminum door that would be replaced with a new PPC aluminum door. The proposal includes the installation of a new galvanized steel ramp in front of this door, to be located in an area currently used for car parking



Image 3: South – East corner of the Main Building
The arrow indicates the location of the proposed new gate EG02

4.0 Proposed Works

4.1 Replacement of an existing PPC aluminum Exit door to the west side of the building (see image 2) with a new PPC aluminum Exit door. The proposal is aimed at improving the access to the building for wheelchairs and motorized wheelchairs.

4.2 Installation of new DocM compliant galvanized steel ramp to serve the new Exit door. The installation of this ramp would require the demolition of a 1.5m wide portion of an existing brick dwarf wall which separates the building from the car park. The proposal is aimed at improving the access to be building for wheelchairs and motorized wheelchairs.

4.3 Installation of a framed steel gate with timber infills to the south side of the building, facing North Street, which is required to provide secure access to the external play area to wheelchairs and motorized wheelchairs.

4.4 No other alterations are proposed to the existing building and to the external areas.

5.0 Considerations and Summary

5.1 This application seeks planning permission for the replacement of an external door and the installation of a gate and of a ramp to Methold House.

5.2 The proposal does not detract from any of the existing architectural features of the buildings.

5.3 The proposal would not harm the character of the area or the amenities of adjoining residential properties.