DESIGN & ACCESS STATEMENT

IN RESPECT OF UNIT 3 RECTORY FARM ROAD, SOMPTING
SUB-DIVISION OF THE BUILDING TO CREATE FIVE SEPARATE UNITS OF ACCOMMODATION

ADUR DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A/dc/07
DATE RECEIVED 12 JUL 2007

1. **Assessment of Physical Context**

The site forms part of an existing commercial centre. Approval for sub-division into four units was obtained under S/63/03/TP. The size and shape of the buildings will remain unaltered. The proposals are for additional overcladding and new glazed screens associated with sub-division into five units. There are no other alterations.

2. **Social / Economic Context & Planning Context**

There are no changes to the use of the existing building to that already approved under S/63/03. Thus the contribution from the unit in a Social/ Economic context will not change.

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PLANNING APPLICATION
APPROVED
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05 SEP 2007

3. **Involvement of Local Interests**

No local interest groups were consulted as the site is not adjacent to residential development and the application is minor in nature.

4. **Evaluation**

The constraints relate only to the extent of glazing and cladding insofar as it is an alteration to an existing building.

5. **Design Principles**

The proposed changes to the elevations will enhance the appearance of the building giving an individual identity and improved entrance to each unit, to accord with current commercial requirements.

6. **Amount of Development**

There are no changes or alterations to the development area or floor space.

7. **Layout**

The proposals relate only to the sub-division of Unit 3. There are no changes to the layout of the buildings on this site.

8. **Scale**

There are no changes in the scale of the existing buildings

9. **Landscaping**

The existing landscaping will remain unaltered.

10. **Appearance**

The appearance of the building will be enhanced by this sub-division and refurbishment. An increase in the amount of glazing will improve the working conditions in the unit and provide a modern open appearance to the outside.

11. **Access**

The site is accessed via Rectory Farm Road and will remain unaltered, however the sub-division of the site may encourage use of smaller vehicles which would be considered beneficial. Parking will be clearly defined for each unit, with provision for disabled parking and pedestrian access to accord with Part 'M'.