JPT DESIGN
RESIDENTIAL PLANNING & DEVELOPMENT ENGINEERING

DESIGN, ACCESS & HERITAGE STATEMENT



PROPOSED SOLAR PANELS TO OUTBUILDING, 93 HIGH STREET, SOMERSHAM

PREPARED BY- MR. JASON TYERS BSC (HONS)

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1. INTRODUCTION

JPT Design Consultants has prepared this Design and Access Statement on behalf of the applicant, Mr McCormick. It has been produced to help support a planning application for the installation of solar panels to the outbuilding at 93 High Street, Somersham.

The purpose of this Design and Access Statement is to ensure that the Local Planning Authority (Huntingdonshire District Council) has a proper understanding of the proposal and that the local community is fully and accurately informed about what is proposed.

2. SITE AND LOCATION

The site is situated at the centre of the village of Somersham, Cambridgeshire. The site is relatively level and has an Ordnance Survey Datum level of approximately 7.0m AOD. The OS grid reference for the site is TL 363 777. The site is not located within a flood zone but is within the Somersham conservation area. No 93 High street is a Grade II listed building.

The site is situated close to local amenities, public open space and public transport links.

3. PROCESS

Our Client is proposing to install solar panels as proposed on the accompanying drawings. The solar panels will help the business that is currently being run from 93 High Street, Somersham

4. USE

The proposal is for commercial use and access to the proposed units will be taken from the existing vehicular accesses from High Street.

5. SCALE

The proposed structures sit well on the site and are of a scale that compliments the existing site without dominating it.

6. LAYOUT

The plan layout of the proposed dwellings can be seen on the accompanying drawings.

This finished floor level will not be affected by the proposal.

7. APPEARANCE

The appearance of the property will remain, ie grey slate tiles, conservation roof windows, buff external facing brickwork and black framed double glazed units

8. LANDSCAPE

The proposal will not affect any hard or soft landscaping.

9. ACCESS

Access to the site and associated parking will be via the existing vehicular access from High Street.

10. HERITAGE STATEMENT

Details for the listed building at No 93 High Street, Somersham are below.

Heritage Category:Listed Building
Grade:II
List Entry Number:1128389
Date first listed:04-Nov-1982
List Entry Name:93, HIGH STREET
Statutory Address 1:93, HIGH STREET, Somersham

County:Cambridgeshire
District:Huntingdonshire (District Authority)
Parish:Somersham
National Grid Reference:TL3610777942

Details
1. 5140 TL 36 77 11/7

SOMERSHAM HIGH STREET (north side) No 93

II GV

2. Mid C19 house with late C19 shopfront. Gault brick. Slate roof of low pitch. Two- storeys. Two hung sashes with central glazing bars on either side of sealed window opening at first-floor. One similar hung sash on ground-floor left hand. Late C19 architrave of plain pilasters with scroll brackets to panelled house door and shop front.

Listing NGR: TL3610777942

The solar panels are proposed to be installed on the outbuilding to the rear of the site as shown on the accompanying plans.

We don't believe the proposal will have a negative impact to the listed building or surrounding buildings, or have a negative impact on the street scene as the installation is to the rear of the site and on partially from the high street through the vehicular entrance.