

DESIGN AND ACCESS STATEMENT

**43 Singlewell Road
Gravesend
DA11 7PU.**

DESIGN AND ACCESS STATEMENT

The proposal is for the alterations of the existing shop front incorporating the sub-division of the existing shop at 43 Singlewell Road Gravesend DA11 7PU.

This is a resubmission of the planning application number 20170362.

This statement considers the constraints of the site, the opportunities that the additional development will provide and how, together they have led to the application now put forward.

Property: 43 Singlewell Road Gravesend DA11 7PU
Client: Mr Balraj Gill
Proposal: Alterations of the existing shop front incorporating the sub-division of the existing shop

The Application is supported by the following Drawings;

ICON-102-P1 EXISTING & PROPOSED FLOOR PLANS
ICON-102-P2 EXISTING & PROPOSED ELEVATIONS
LOCATION PLAN
BLOCK PLAN

SITE AND SURROUNDINGS:

Number 43 is an existing barber shop located at the junction of the Singlewell Road and Cross Lane West. The Singlewell Road houses a mix of diverse properties, ranging from shops and residential units.

Most of the properties in this area are in Brick, Render or Pebble-dash finish with tiled pitched/felt roofs.

The above mentioned property being on the main Singlewell Road benefits from its location, as it connects to the Cross Lane towards its North which further connects to

Wrotham Road towards the west which is very easily accessible via public transport. There are several bus stops at the Singlewell Road with buses going in either direction. Furthermore, Gravesend Rail Station is under 15 minutes walk away from the above site.

DESIGN:

This is a proposed Alteration of the existing shop front incorporating the sub-division of the existing shop.

The existing shop front is proposed to be altered.

The existing shop is proposed to be sub-divided into 2 units.

Both units are proposed to have separate kitchenette and W.C.

ACCESS:

As mentioned earlier the above mentioned property being on the main Singlewell Road benefits from its location, as it connects to the Cross Lane towards its North which further connects to Wrotham Road towards the west which is very easily accessible via public transport. There are several bus stops at the Singlewell Road with buses going in either direction. Furthermore, Gravesend Rail Station is under 15 minutes walk away from the above site.

CONCLUSION:

It is considered that the proposal put forward in this application is in accordance with the policies of the council.

The proposed development on the said site provides more efficient use of the land. The proposed development will have no adverse effect on the locality. The proposed building will be well-designed, of a modern standard that is sympathetic to the character of the

street and will respect the amenities that neighboring residents can, quite reasonably, expect to continue to enjoy.

The development is considered to be appropriate for this site and the Council is requested to grant planning permission for it.

We hope the above statement will clarify all the aspects needed for the planning application.