

Design & Access Statement

Statements to Accompany Applications for Listed Building Consent

Project Details

- **Site Address:** Whitehall Place, 47 The Terrace, Gravesend, DA12 2DL
- **Applicant:** Mr Peter Griffin
- **Date:** 04 March 2026
- **Proposal:** Installation of a telecommunications cable within a Grade II listed building to provide fibre connectivity

Brief Description of Development

The proposed works involve the installation of 35 metres of external fibre telecommunications cable which will be affixed to the wall with cable cleats. This external fibre cable will terminate in a fibre termination box before entering the building through an externally drilled hole. 5 metres of internal fibre cable will then be installed from the entry point to the communications cabinet.

Explain the design principles and concepts that have been applied to the works:

The design has been governed by the following key principles:

Minimal Visual Impact

- The external route is positioned on secondary elevations, not the principal façade.
- Cable lines follow existing pipes, lighting cables, and CCTV routes, ensuring no new visual clutter.
- Fixings are limited to painted modern brickwork with no intervention to original decorative fabric.

Reversibility

- The installation is fully reversible.
- Only small drill holes are required for entry and exit points.
- Surface mounted cable can be removed without long term impact.

Respect for Historic Fabric

- No works affect original joinery, historic masonry, plaster, or features of architectural interest.
- Internal cabling follows modern trunking routes already in place.

Alignment With Existing Features

- The low level external run aligns with the building plinth line
- Vertical and horizontal transitions follow existing downpipes, venting, and cable channels

Explain how the design principles and concepts that have been applied to the works take account of the special architectural or historic importance of the building;

The historical information of the building has been viewed under the listed details on the Historic England website. Given the details provided and the minor nature of the works, this proposal appears to have minimal impact on the architectural and historic significance of this listed building.

The proposal constitutes very minor development, consisting of:

- One small drilled hole for the external exit point
- One small drilled hole for the internal entry point
- Installation of a lightweight fibre cable
- One small external fibre termination box
- Cable routing internally to the communications cabinet

No enlargement, demolition, or alteration of the building fabric is proposed beyond these minimal interventions.

The proposals cause little harm because:

- No original architectural features are disturbed
- The design follows existing service lines
- All works are small scale and reversible
- The installation enables modern use without compromising historic character

Photographs of the proposed route have been provided as supporting information to be reviewed as part of this application.

Explain how the design principles and concepts that have been applied to the works take account of the building's setting

The proposed works are minor when taking in to account the scale and proportionate to the building's size and architectural character. This prevents the introduction of elements that would dominate or detract from the historic setting.

List of further information submitted as part of this Statement:

Images of proposed works

