

DESIGN AND ACCESS STATEMENT

157 – 158 MILTON ROAD GRAVESEND DA12 2RG

20th Sept 2024

Amount . This application is to obtain Listed Building Consent for proposed conversion of upper floors to 3 x 2bed flats and 1 x 1 bed flat.

Layout. The proposed 4 flats are all accessed via a door off Milton Road that ascends a stair to First floor and a further stair to second floor which leads to the Mezzanine level. On Ground level there are two commercial units.

Scale. The Proposed flats all comply with the size recommendations of Technical housing Standards 2015

Landscaping There are no Landscaping proposals.

Appearance. The property is listed Grade II and is described in the Heritage statement prepared by Heritage Unlimited. The report gives weight to the various rooms, grading the significance of each area. This has been followed to retain the historic features and plan form within the proposed application. The cornice and skirting in the front/Northern rooms and the Chapel on second and mezzanine floors are particularly valuable. These will be preserved. As will any architraves and doors which bear the markings of the original building.

Use. The 4 flats will be used for dwellings.

Access. Due to the access being by stair case no further accessible features are proposed.

Waste. Each unit has an area provided that can retain 1 week bin storage, these areas will be vented.