



Issued DEC 2020

**DESIGN & ACCESS STATEMENT FOR PROPOSED
CHANGE OF USE APPLICATION AT
50 TANGIER ROAD, PORTSMOUTH, HANTS, PO3 6JN**



Introduction:

This statement is prepared in support of a Full Planning – change of use application at 50 Tangier Road, Portsmouth, PO3 6JN.

Context:

The applicant's live in and own no. 50A Tangier Road. They also own the adjoining shop premises no.50 Tangier Road (the application site).

The applicants successfully gained planning approval to 'part' convert the shop in 2018 under the application **18/00285/FUL**.

The intention was to retain the shop and live-in no.50A. Having tried on numerous occasions to lease the shop they have so far failed to find suitable tenants. Given the current climate (COVID19 and BREXIT) and economic uncertainty the applicants believe, that finding a tenant now and in the short/medium term future it will be even harder.

Therefore, based on this the applicants would like make a **change of use** application which enables the shop to become part of no. 50A Tangier Road.

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Whilst the applicant's want to benefit now from the additional shop space, they would also like to maintain the flexibility to revert back to a shop in the future. Therefore, it is proposed that the shop front (see figure 1) is retained. In doing this the applicants will help ensure that the character of Tangier Road is maintained.



Figure 1 – shop frontage to be retained allowing for the premises to be used as a shop in the future.
