



Design & Access Statement

West Heath School, Ashgrove Rd, Sevenoaks, TN13 1SR
Existing main hall, nurses' room and part hallway to be
demolished.

Ref: 57172/1

Introduction

This statement has been prepared by DMP to support a Full Planning Application and listed building consent for West Heath School Ashgrove Rd, Sevenoaks, TN13 1SR for the demolition of existing school hall.

West Heath School are the applicant with the freehold owners being AIFayed Charitable Foundation.

The applicant site is set within the grounds of an 18th Century building currently in use as an independent, special needs boarding school.

The property is located on the South side of Sevenoaks just off the A21.

The application site consists of multiple buildings and land including buildings for schooling, accommodation for pupils, indoor swimming pool and multiple playing fields.

The proposed works is to demolish the existing school hall adjacent to the principal elevation of the Grade II, 18th century listed building.

Site Area

The existing footprint of the school hall to be demolished is 396.0 sq.m. No other buildings or external areas are to be affected by the proposed demolition works.

Scale

The total area of the building to be demolished is 396.0 sq.m.

Landscaping

The proposal does not affect any hard/soft landscaping.

The building structure shall be demolished, leaving the existing foundations/concrete slab to be removed at a later date.

Appearance

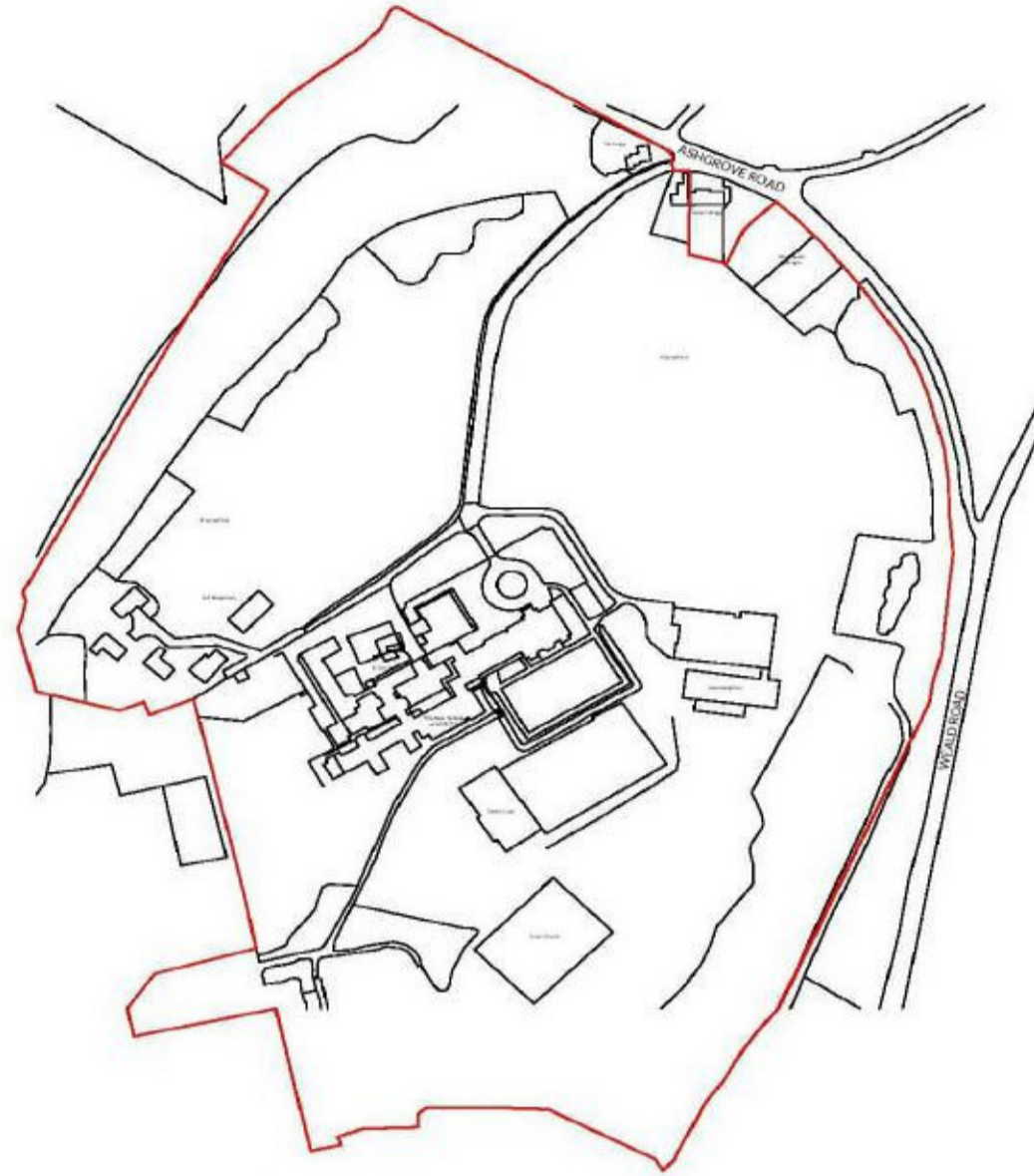
At present, following structural investigations various elements of the building structure including brickwork have been removed, and therefore upon demolition of the building to listed building elevation shall be fully exposed.

Access

The site in which the proposed demolition works shall be undertaken is accessed off Ashgrove Road, Sevenoaks which provides the school with its only access point from the public highway.

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Map indicating subject property

Proposal

Proposal illustrated on drawings:

- 57172_PL-201_Location Plan
- 57172_PL-202_Site Block Plan
- 57172_PL-203_Topographical Plan as Existing
- 57172_PL-204_Ground Floor Plan as Existing
- 57172_PL-205_NE_NW_Elevations as Existing
- 57172_PL-206_SW_NW_Elevations as Existing
- 57172_PL-207_Site Plan - Proposed Demolition
- 57172_PL-208_Ground Floor Plan - Proposed Demolition
- 57172_PL-209_NE_NW Elevations - Proposed Demolition
- 57172_PL-210_SW_NW Elevations - Proposed Demolition

Conclusion

Following investigation works and remedial works during early 2021 it appears the main hall was poorly designed and constructed.

Therefore, it is proposed to demolish the existing building structure whilst a proposal for a new school accommodation is developed in order to provide necessary enhanced teaching environment whilst representing the existing listed buildings and surroundings.

Images



North-East Elevation



North-East Elevation



North-West Elevation



North-West/South-West Elevation