

Design, Access and Heritage Statement

Proposal:

Temporary positioning of a portacabin forming tea bar accommodation for duration of extension works to the pavilion.

Location:

Walter Gidney Pavilion,
Recreation Ground Fountain Lane,
Soham,
Cambridgeshire,
CB7 5ED

Client:

Soham Town Council



October 2023

1.0 Introduction

This design, access and heritage statement has been prepared on behalf of Soham Town Council pursuant to the submission of a planning application for Temporary positioning of portacabin forming tea bar accommodation for duration of extension works.

2.0 Assessment

2.1 The Site and Location

The application site is located within the settlement boundary of Soham, on Fountain Lane. The site is located within the conversation area according to the Soham Conservation Area Supplementary Planning Document, February 2008.



2.2 Existing/Previous Use

The site is currently the premises for Soham Town Council and a community space

2.3 Existing access arrangements

Vehicular and pedestrian is accessed from Fountain Lane, via a private driveway.

2.4 Planning History

This temporary portacabin relates to work proposed under application 13/00643/FUL (fill in when application is submitted). Once work is completed for application 13/00643/FUL the portacabin will be removed.

2.6 Relevant Planning Policy

This complies with Policy ENV 16, as the temporary portacabin keeps the tea bar in use whilst construction continues for the extension.

2.7 Heritage Asset

According to Historic England, there are a cluster of heritage assets to the east of the site.

These include the Grade 1 Church of St. Andrew and the Grade II St. Andrew's House, both which border the park grounds in which the Place Pavilion sits.



We are of the opinion that our proposals are of sufficient distance from any of the Listed Buildings so as not to have any negative impact on any significant heritage asset. The works stated are also temporary too, so will have no impact on the Heritage Assets.

3.0 Proposal

We are proposing a temporary portacabin to be used as teabar accommodation during the construction of 13/00643/FUL. Once said project is complete, the portacabin will be removed and there will be no effect on the site. It is required to house tea making facilities to allow the pavilion to continue to function whilst works are undertaken.

4.0 Conclusions

We consider this application to be acceptable, as it has no long-term effect on the site, as the works are temporary. It does not affect Heritage Assets and furthermore it is to provide temporary accommodation during the construction of an extension on site.