

# DESIGN & ACCESS STATEMENT



**LOCATION:** Nottingham Club Site, Stragglethorpe Road, NG12 2JZ

**FOR:** The Camping & Caravanning Club



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This Design and Access Statement has been prepared to accompany the planning application.

The application includes the following supporting documentation: -

- 001H Proposed Site Plan
- 002 Existing Site Plan
- 003 Proposed Staff Hardstanding Details
- 099A Location Plan

## **1.0 STATEMENT OF INTENT**

**rjd** has been instructed to prepare and submit a full planning application on behalf of The Camping & Caravanning Club for the proposed minor development at their newly acquired Nottingham Club site (formerly known as Thornton's Holt Caravan and Camping Park).

Developed over approximately 13.5 acres, the park includes touring caravan pitches located in four main areas, known as Main Field, The Paddock, The Orchard and The Meadow which are served by tarmacadam and gravel surfaced site roads. A touring caravan storage area is located down the centre of the site and is well screened from the site by mature trees. Park buildings include a modern eco building housing the park reception, shop, and a popular coffee shop along with modern high-quality washrooms, an owner's house with annexe, and a workshop and range of stores.

## **2.0 DESIGN**

### **2.1 USE**

The site was originally developed as a camping site in the mid 60's and has since expanded and presently has a site licence to accommodate up to 175 caravans, motorhomes or tents. Having recently acquired the site, The Camping & Caravanning Club wish to carry out minor alterations to enhance the site facilities (removal of asbestos roof sheeting & improved underground Chemical Disposal Point tank), as well as improve site & staff security (relocation of existing staff hardstanding pitches & adjacent entrance security barrier and additional height restriction barrier)- please refer to drawing no. 001 Rev H Proposed Site Plan for details.

## 2.2 SCALE AND DESIGN

The proposed alterations do not alter the scale of the existing site & associated buildings. The site is also well screened from Stragglethorpe Road by the existing mature trees on site.

The existing asbestos sheets located on a single storey lean-to adjacent to the Tool Shed (refer to drawing no. 001 for location) are to be removed by a specialist asbestos removal contractor & be replaced with a profiled metal sheet to match the asbestos profile. The metal sheet will have a Goosewing Grey colour finish to match existing adjacent metal roof finishes.

## 2.3 SERVICING

Deliveries and servicing will continue to utilise the existing access from Stragglethorpe Road.

## 2.4 LANDSCAPING

Existing staff hardstandings are to be grubbed up & resurfaced with grass (approx. 150m<sup>2</sup>). Details of new staff hardstandings are included in drawing no. 003.

## 3.0 ACCESS

Access for the public will continue to be unhindered with level access provided at all external door thresholds.