

**ISG**

**NatWest,  
10 Victoria Road,  
Surbiton,  
KT6 4JY**



## **Design and Access Statement**

This statement has been prepared to support our planning application to close this branch for NatWest. The building is Locally Listed and located in a Conservation area.

Proposed works externally include:

1. All fascia signage to be removed.
2. All marketing to be removed.
3. ATM to be removed and infill to match existing stone.
4. Night Safe to be removed and infill to match existing stone.

The property is currently occupied by NatWest.

The following statement explains the design principles and concepts applied on the proposal.

### **1. Proposal Amount:**

The intention is to close the existing branch, works externally and internally proposed:

1. All fascia signage to be removed.
2. All marketing to be removed.
3. ATM's to be removed and infill to match existing ashlar sandstone.
4. Internal counters to be removed
5. Removal of non-original furniture, fixtures, and fittings.

Works are intended to respect and preserve the building feature and its importance within the Surbiton Conservation area.

### **2. How the proposed works relate to the existing building**

The original building fabric will not be altered, removed, or concealed. All existing original features will not be affected by the proposed works.

The existing ATM and Night Safe are located within the stone wall. The proposal is to remove the ATM and Night Safe and infill to match existing stone.

All signage to be removed, allowances for any making good to existing finishes following signage removal.

### **3. Discussions with neighbours and measures considering shadowing/ lighting/ visibility/ proximity/ overbearing/ noise issues**

No discussions have been made with neighbours in relation to the proposals. The works are not considered to have any adverse impact on neighbours.

### **4. Explanation of the scale, height, width and length of the proposal and its relationship to the existing building**

The works are not considered to have any adverse impact to the existing appearance and amenity of the application site and that of its neighbours.

**5. Consideration given to accessibility to and between parts of the proposed works including disabled access**

No change is proposed that will affect the existing access.

**6. Relationship between the proposed works and public routes and impact if any**

No change is proposed that affects public routes.

**7. Landscaping treatment or other treatment to enhance and protect existing amenities**

Landscaping or other treatment is not considered appropriate to preserve the existing situation.

**8. Materials proposed, their use, and maintenance where applicable**

All works are intended to involve the minimum intervention and preserve the original look and feel of the existing building within the context of its position in the Conservation area.

The existing ATM and Night Safe are located within the stone wall. The proposal is to remove the ATM and Night Safe and infill to match existing stone.

All signage to be removed, allowances for any making good to existing finishes following signage removal.

**9. Street impact**

No change is proposed that affects the street scene, as previously indicated External works will match existing finishes

The impact of the proposed works would not affect the commercial or social environment, as there is no drastic change to the existing building. The external work will not affect the historic locally listed structure.

**10. Sustainability of the proposal and energy efficiency**

There is not a change of material to the external fabric or biodiversity change from the proposed works to cause effect or change to the environment.

**11. What provision has been made for the storage of waste and recyclable material?**

Due to nature of works no change is proposed to storage of waste.