

**Wellsfield Associates**

80 High Street Hadleigh Essex, SS7 2PB.

Tel. No. 00 44 (0) 1702 551123

Fax no.00 44 (0) 1702 558530

**DESIGN/ACCESS STATEMENT**

**Re: Co-op Store, 4 Hugh Street, St Marys, Isles of Scilly. TR21 0LL.**



Local Authority: Isles of Scilly Council

Location

The store is situated on Hugh Street in St Marys adjacent to many residential and some commercial units.

Proposal

The application is to alter the entrance and exit doors at this store; to facilitate this work, new sections of shop-front (and stall-riser) will be installed.

## Design

The two existing swing doors are manufactured from PPC aluminium; one of these is for the customer entrance and the step at this entrance will be removed and the door and sidelights replaced to provide a flush entrance into the store (a new internal ramp will be installed). The second swing door is to be replaced with a new, wider auto-sliding door to provide a compliant means of escape from the sales floor; to facilitate this installation the adjacent timber framed shopfront window (and stall riser) will be replaced with a new timber framed installation.

### **1.0 Use**

1.1 Would the application help to create an appropriate mix of uses in the area?

***Not applicable in this instance.***

1.2 Would different uses work together well, or would they cause unacceptable annoyance?

***Not applicable in this instance.***

### **2.0 Amount**

2.1 Is the density appropriate?

***Not applicable in this instance.***

2.2 Could the neighbourhood's services support the amount of development planned?

***No adverse effect to the neighbourhoods services.***

### **3.0 Layout**

3.1 Do all spaces have a purpose?

***Reuse of existing spaces.***

3.2 Will public spaces be practical, safe, overlooked and inclusive?

***Not applicable to the application***

3.3 Will private space be adaptable, secure and inviting?

***Not applicable to the application***

### **4.0 Scale**

4.1 Will the building sit comfortably within their surroundings?

***The main fabric of the building will remain unchanged.***

4.2 Will they and parts like doors and windows, be of a comfortable scale for people?

***Yes.***

### **5.0 Landscaping**

5.1 Has the landscaping been properly considered from the start?

***Not applicable in this instance.***

5.2 Will it help to make the place look good and work well and will it meet any specific aims for the site?

***The replacement doors will provide a new means of access and egress to this store and ensure that the fire risk strategy for the site is improved.***

## **6.0 Appearance**

6.1 How will the development visually relate to its surroundings?

***The unit is existing and has been a retail unit for many years.***

6.2 Will it look attractive?

***Not applicable in this instance.***

## **7.0 Access**

Access to the store will be via a flush threshold.

## **8.0 Conclusion**

This store has been identified for investment by the Co-op. The installations proposed will allow the store to provide a more accessible store for the customers and also ensure that the fire strategy for the store is improved.

### Photos

