

Statement C Evans

St Mary's Bike Hire has plans to add to its existing fleet of bikes by purchasing 2 mobility scooters and an electric trike in order to meet the demand of our less able customers and those with mobility issues. The shop on the Strand is approximately 6m x 10m and as well as storing close to 100 bikes the space is also used to serve customers. The business will require additional storage space for the new electric vehicles and therefore in accordance with paragraph 323 and 324 of the local plan, would like to use the space at the owners residential property which until recently housed an old wooden shed to erect a block built storage and charging facility with PV panels on the roof.

There has been a shed in this location for 20+ years. It has recently been removed due to its poor state of repair but is in the plans for comparison. The footprint of the new building will be the same as the old shed but the roof will be flat to increase the useable surface area for the placement of 9 PV panels and to allow for easy access to the drainage system on the owners side of the property.

The building will be used for storage only and so there will be no detrimental impact on the area in terms of additional noise, smells or vehicular or pedestrian access. The vehicles will be transported to the shop in town at the beginning or end of the day and there will be no additional coming and going of vehicles to and from the property.

No additional waste will be generated on site.

