

13/0070/HUL

- 4 JAN 2013

PLANNING

Design & Access Statement For Proposed Statement

In Support of a Planning Application for:

The Mitre Public House, St Mary's Grove, Richmond, Surrey TW9 1UY

Friday 28th December 2012.

Design

This statement refers to the demolition of several disused and derelict out houses and a single garage block to the rear of The Mitre Public House in St Mary's Grove, Richmond.

This includes:

- 1) Demolition of the two storey old stable block to the rear of North West of the beer garden. This is currently derelict and structurally unsound with severe damp.
- 2) Removal of single storey single garage unit to the South West of the site. Note: This is the pub garage only and is separate to the remaining commercial garage units which will be untouched by these proposals
- 3) Removal of a flat roofed timber shed currently built between the garage and the pub.

In the place of these dilapidated buildings the following is proposed:

- 1) Replacing the garage with a private parking space as per the attached drawings accessed from the privates access road to the South.
- 2) The parking space will be surrounded by a stock brick wall to closely match the height and general appearance of the existing boundary wall to the south of the site.
- 3) The West of the site is enclosed by a line of garages. A Boundary wall up to the height of the garages will be put in place.
- 4) The North of the site is borders on 22 St Marys Grove which is also owned by Richmond Charities. There is currently a high stock brick wall which will be retained or rebuilt to the same overall extent.
- 5) The space created by the demolition will be retained by the public house an extension to the beer garden. The ground will be levelled and made good and finished in either concrete or paving slabs

Every attempt will be made to keep all design alteration in the same style as the original design as the property is located in conservation area. The parking space will be retained and the overall appearance from the south and West side will not dramatically be changed as most of the works will be hidden by the high boundary wall and existing garage blocks to the rear. Please see the attached drawings and pictures included with the planning application.

Access

Access will be unchanged apart from an additional pedestrian gate accessed from the parking bay as per the drawings.

S Saville,
Chartered Building Surveyor,
Shaw & Company.

The Mitre Public House, St Marys Grove, Richmond, TW9 1UY –
Photographs in Support of Planning Application – December 2012

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1) Existing Front Elevation.



Fig1. Existing/ Proposed Front Elevation (unchanged)

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2) Side Elevation (southern)



Fig 2. Existing Side Elevation 1 with stable building visible



Fig 3. Existing Side Elevation 2 with garage visible

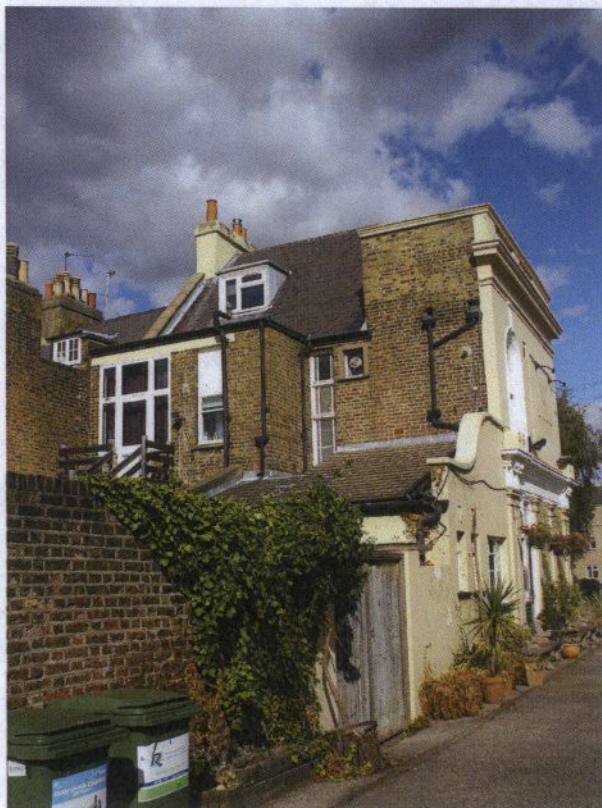


Fig 4. Rear of pub and boundary wall to be unchanged

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3) Rear Elevation – From Behind the garage blocks



Fig 5. Rear of stable building visible