

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. **Proposed alterations to Co-op Supermarket 166 Dean Road Meldon Terrace, South Shields, NE33 4AQ.**

Local Authority: **South Tyneside Metropolitan Borough Council**

Location

The store is located in a secondary High Street location, there are several retail units along Dean Road with residential properties above the stores and to the rear.

There are good public transportation links to the surrounding area and beyond.

Proposal

The works include a new aluminium shopfront section to the left of the store. The existing shopfront frame is rotten and the proportions are have been altered too. The shopfront frames, shutter boxes, guides and lower section of shopfront are to be sprayed traffic grey b matt finish RAL 7043. The Stall riser is to remain black.

Design

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 neighbourhood's 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 new shopfront will be longer lasting and in line with the current brand image

6.0 Appearance

6.1 How will the development visually relate to its surroundings?

The store is existing and will have no impact on the surroundings

7.0 Access

Access into the store will remain via a level threshold whilst access to the plant will be for maintenance purposes only and not for the general public.

8.0 Conclusion

The Co-op store is to undergo a refit which will provide a better product range and the shopfront will be in keeping with the brand image currently being rolled out across the country.