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## Design & Access Statement N5695

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# Barclays Bank 81 High Street Scunthorpe, North Lincs, DN15 6LZ

## Part 1 General

### General Context

This Access statement is to be read in conjunction with the Architects drawings.

The following is to indicate the intention to comply with the regulations and provide an inclusive design philosophy for the retail fit-out works to an existing small store retail-banking unit.

#### **Use**

The property has been trading as Barclays Bank for a number of years, maintaining its use as A2-Financial

#### **Amount**

The proposal retains the existing floor space of the building and no additional development is proposed

#### **Historic Environment**

The building is located with in a row of retail & commercial properties with in the High Street at Scunthorpe. There will be no structural alterations or alterations to any features of the building.

#### **Layout**

The existing layout of the building is to be retained. The proposal for which planning is sort are works to the external of the building.

#### **Scale**

The existing building is to be retained in its entirety and no changes are to be undertaken to affect the overall height and scale of the building. The scale of the proposals is in keeping with the existing building.

#### **Landscaping**

All the external landscaping is to be retained as existing and the proposal does not include any landscaping works.

## **Appearance**

The proposed works are:-

New fascia panels with internally illuminated lettering & logo

New internally illuminated projecting sign

Replace existing tinted glazing with new clear secondary glazing to ground floor windows and side door only

Replace CCTV camera with new

Upgrade the existing ATM with new surround to Barclays latest spec.

Alucobond to be installed to the surround of the external ATM facility, finish to be blue/black

Remove the existing branch name plate and install new

New directional signage to nearest accessible entrance

All external red brick coloured tiles to ground floor to be removed. Walls to be rendered ready for painted finish with smooth masonry paint RAL 9001 Dulux Weathershield or similar approved.

Retain existing fibreglass fascia panels and finish to RAL 9001

Remove existing window vent to first floor window and replace 1No. glass pane.

Install 2no.out door heat recovery units and 1no.heat pump split type out door unit to flat roof plant deck at rear of property.

## **Access**

The level entrance into the bank from the adjacent pedestrian pavement is to be retained. Vehicular and transport links to & from the High Street are all as existing by road & pedestrian with access to the existing public transport links pre-determined and are not revised or amended in anyway by the proposed works.

## Part 2 Proposals

### Context of Works

#### Shop Front Works:

1. New fascia panels with internally illuminated lettering & logo
2. New internally illuminated projecting sign
3. Replace existing glazing with new clear secondary glazing to ground floor only
4. Replace CCTV camera with new
5. New surround to external ATM.
6. Alucobond to be installed to surrounding area of ATM facility
7. Install 2No. branch name plates
8. New directional signage to nearest accessible entrance
9. Ground floor walls to be rendered and painted with smooth masonry paint.
10. Fibreglass fascia panels to be decorated to match render finish
11. Window vent to first floor to be removed 1No. glass pane to be replaced.

#### Rear Flat Roof Area

1. Install 2No. out door heat recovery units and 1No. heat pump split type out door unit to flat roof plant deck at rear of property.

#### Sales Floor Layout:

1. General internal upgrade shop fit works.

## Part 3 Building Control Considerations

<u>Issue</u>	<u>Action</u>	<u>Legislation</u>
Providing reasonable provision to ensure unrestricted access within the building.	It should be noted that one of the existing entrances to the branch has level access. Both entrance doors have an automated push pad facility to aid accessibility.	Bldg regulations Part M Sec.0.14
Providing reasonable provision to ensure unrestricted access within the building.	Access for wheelchair and some other uses might be inappropriate to all areas of the branch. The customers needs can be completely attended to within the banking hall.	Bldg regulations Part M Sec.0.14
Building evacuation from all areas	Evacuation is an existing audible fire alarm system and any alterations will comply with L5 (minimum) to BS5839.	Bldg regulations part B ADM 5.4 (g)