Design & Access Statement

Proposed Lidl Store at Wakefield Road, Mapplewell

prepared on behalf of Lidl UK GmbH

DA01 REV -

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Introduction

This Design and Access statement has been prepared on behalf of Lidl UK GmbH in support of a reserved matters planning application for a new food retail unit at Wakefield Road, Mapplewell. The proposed layout will look towards developing the site inline with the new Lidl business model that will provide a new store. The proposal will include the provision of 127 car parking spaces including 9 disabled, 2 electric car charging and 8 parent and child spaces.

The site is located on the A61 Wakefield Road with a landscaping buffer and a proposed residential development to the North, a house and restaurants to the south and a disused railway to the East.



Image taken from Google Maps highlighting the site location within Mapplewell

Purpose & Scope

The purpose of this Design and Access Statement is to explain the design process behind the development proposals and provide justification for the scheme.

The Design and Access Statement provides important and detailed information about the scheme and has been written for a wide target audience, including the Local Planning Authority, Local Residents, Statutory and Non-Statutory Consultees and Elected Members.

The document takes the reader through the various design stages of the scheme and specifically, provides information relating to the following elements:

Assessment

An analysis of the application site and its surroundings both in physical, social and economic terms. It is also important to consider the planning policy context relevant to the site's redevelopment.

Involvement

Information is provided on the groups and people that have been consulted on the development and that have influenced the final design of the scheme.

Evaluation

An evaluation of the information collected at the "Assessment" and "Involvement" stages takes place. Based on this information, the Design and Access Statement provides an identification of the constraints and opportunities relating to the redevelopment of the site, and identification of the key development principles.

Design

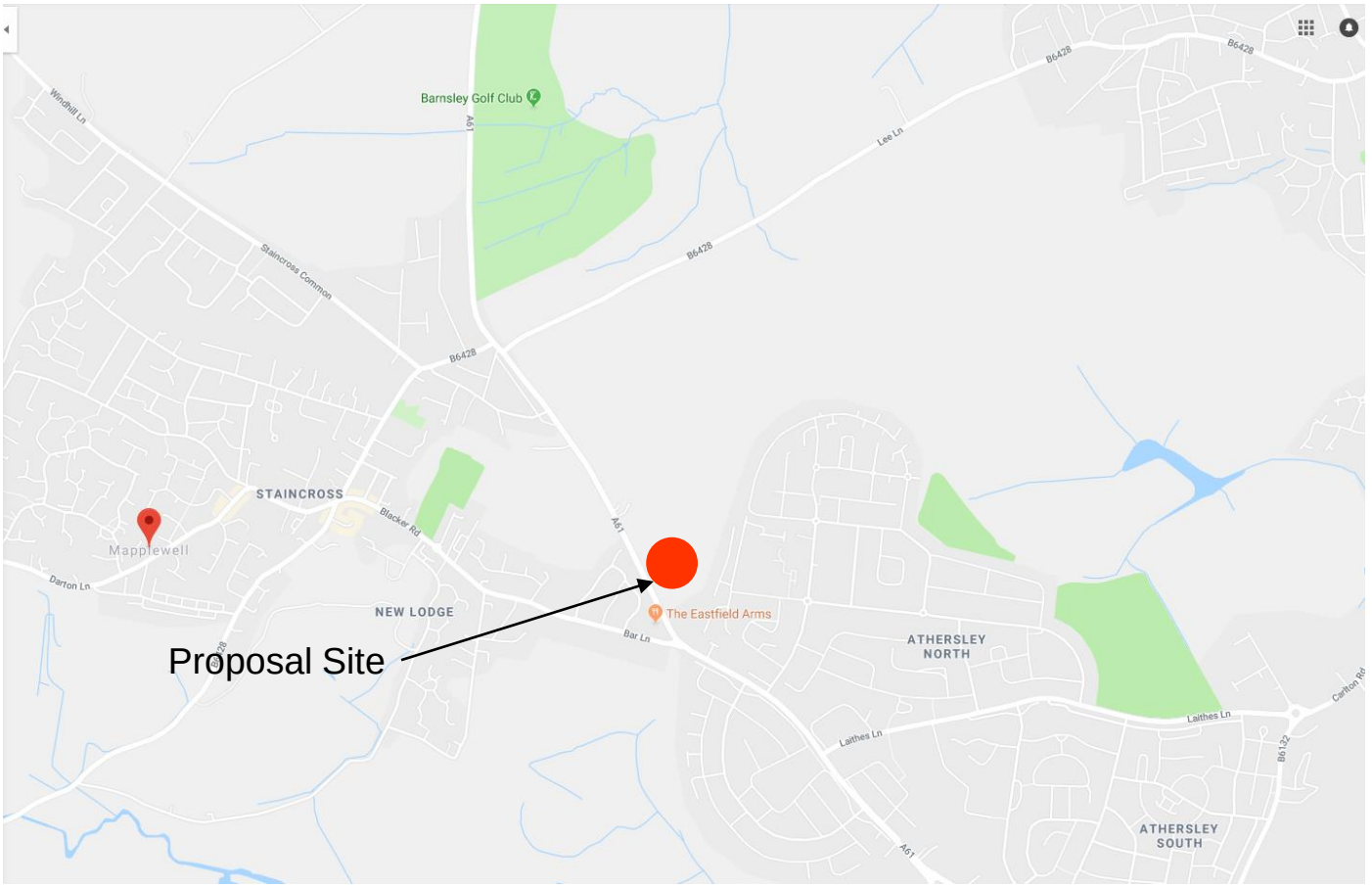
Once the development options have been evaluated and any potential conflicts resolved, the design solution is developed.

The Site - Assessment

Mapplewell is one of Barnsley's old mining communities with the predominant source of employment being the local Gawber mine. Mapplewell is situated approximately 3 miles north of Barnsley Town Centre.

The proposed Lidl site is positioned to directly between Staincross and Athersley North, to the East of Mapplewell.

The site comprises of some spoil heaps and demolished buildings.



Map taken from google maps



Image taken from Google Earth highlighting the Existing Site

Architectural Context

Adjoining the site to the north is a vacant site with new housing developments planned.

To the west of the site there is a landscaping buffer and residential properties accessed from Bar Lane.

To the east of site is a disused railway.

To the south of the site there is an existing house, Indian restaurant, nursery and industrial buildings.

Physical Context

The Lidl site is to be joined to the north by a proposed residential scheme comprising approximately 100 new homes. The boundary treatments to these residential properties consist of a mixture of new landscaping, timber post and rail fence and a small retaining wall.

Economic Context

The granting of planning permission for the erection of a new Lidl food store would increase the retail offer and boost the local economy. The new Lidl food store would create up to 40 employment opportunities for people of all ages and backgrounds, providing opportunities for training and career development. This in turn will create an upward spiral of economic benefits.

Widening the retail offer will also help to maximise expenditure within Mapplewell whilst increasing the viability of local businesses within the local area.

Planning Policy Context

In setting out the context for the development proposals, regard must be had to the relevant design policies within the Barnsley Metropolitan Borough Council Local Development Framework and Local Plan

The Design and Access Statement demonstrates how the proposed has been carefully designed and considered to ensure that the placement of the retail unit is sensitive to its surrounding context. Careful consideration has been given to nearby residential properties and boundary treatments.

The proposed elevations ensure a modern aesthetic is achieved that is both complimentary and sympathetic to the surrounding areas whilst promoting an active retail frontage and ensuring the privacy of local residents is maintained by a carefully designed and detailed landscape proposal. The views of those in nearby residential properties have been carefully considered as part of the proposal and will be carefully managed during the construction and end user phase should planning permission be granted.

The proposal is seen to be an important economic benefit to the local surrounding area of Mapplewell. The proposals will also bring new jobs to the region and help to boost the local economy.



HTC Drawing – 1744 P406 Site Masterplan

Involvement

In this section of the Design & Access Statement we consider consultants with whom the scheme has been discussed and whose comments have fed into the decision process and have influenced the final design.

An experienced team of professionals has been compiled by Lidl U.K. GmbH to bring this development forward. This team includes; Architects, Planning Consultants and Highway Consultants. The consultant team has been in continued discussions with Local Authority Officers. The comments and findings of all consultants and Council Officers have been fed into the design process.

Architect	HTC Architects
Planning and Retail Consultant	DPP
Highways Consultant	EJS Associates
Landscape Architect	FDA

Based on local, regional and national guidance relating to design it is possible to identify a number of key design and access principles that the redevelopment of the site should adhere to in order to promote quality in the design and layout of the scheme:

Connectivity and Integration

The development should be well integrated with its surroundings and where possible strengthen connectivity between component parts of the built environment and forge strong links between the site and its surroundings. The development should also take account of existing circulation networks where possible.

Pedestrian Priority and Movement

The development should ensure that pedestrians have priority over any other form of transport in external public areas and ensure ease of movement through and around the site for all.

Quality in Design

The scale massing, siting and external appearance of the development should integrate with the general character of the surrounding area and significantly enhance the appearance of the site.

External Spaces and Landscaping

Existing landscaping should be maintained where possible and new elements added to provide a more attractive development of the site and where appropriate, a softer edge. Particular regard should be paid to car parking areas, vehicular access points and main facades. Landscaping should be used to clearly define the different spaces within the development and encourage movement. Both hard and soft landscaping should be utilised.

Activity

The development should locate access points and distinctive design features so that they provide activity for and around external spaces.

View and Vistas

The development should integrate with the overall character of the area and enhance the visual amenities of the area. Particular attention should be paid to the appearance of the site from surrounding key views and vistas of the site.

Crime and Safety

The development should discourage crime, fear of crime and anti-social behaviour and implement the principles of Secure by Design.

Sustainability and Energy Efficiency

The development should be sustainable during both the construction and operational phases and promote energy efficiency.

Accessibility and Highway Safety

The development should be accessible by a range of modes of transport particularly walking, cycling and public transport. The development should also promote inclusive access, such that the development provides access for all. The development should not compromise highway safety by creating excessive congestion, or providing poorly laid out junctions and access points.

Introduction

In this section of the Design and Access Statement we outline the design approach adopted having regard to information gathered in the previous Assessment and Evaluation stages. Clearly the proposed use, its scale, access requirements and existing context provide some parameters within which the design should be based. For example, consideration should be given to proposed materials and landscaping to ensure they complement the existing local architectural style and soften any impact on the surrounding area.

Lidl Design Response

Lidl are committed to providing a pleasant shopping and working experience for all customers and staff. The Lidl retail philosophy is centred on simplicity and maximum efficiency which allows huge savings to be passed onto the customer. By working through the design principles and formulating the design response Lidl are committed to providing a modern, attractive and functional store that offers a pleasant environment for both customers and staff, improves the retail offer locally and offers the highest quality goods at the lowest price.

Connectivity & Integration

Analysis of the site and its surroundings has identified a mix of proposed developments. The designs and proportions are similar in scale, however materiality is reflective upon the buildings use which should inform any proposed development. It is important that the new retail development has a strong identity which compliments the existing surrounding area, a modern sustainable palette of materials is to be utilised.

The new Lidl retail unit will include modern rendered wall panels with contrasting rendered plinth, silver cladding panels with full height powder coated aluminium double glazed units and feature entrance.

The proposed building features windows to the rear of the sales area increasing natural light into the store and providing a pleasing view of the store from Wakefield Road for both motorists and pedestrians.

The proposed development is one storey high with the main frontage facing the car park with canopy and a mono pitched roof that reduces towards eastern boundary. This ensures a retail frontage along the roundabout whilst the scale of the rear of the property remains in keeping with the existing surrounding area and is less intrusive to neighbouring land.

The massing and scale of the proposed retail building is not dissimilar to that of the surrounding area’s development. The visual appearance from Wakefield Road will be largely enhanced by the regeneration of the existing site and will ensure an tree lined frontage.

The proposed boundary treatment plan clearly identifies the proposed changes to the existing boundary treatments. Where the site boundary is with a neighbouring residential property, careful planning and consideration is to be given to minimise disruption to neighbours and maintain privacy throughout construction and end use, whilst the area surrounding the Plant Store utilises a Timber Acoustic Fence. It is important that boundary treatments are implemented well and minimise impact wherever possible.

Pedestrian Priority & Movement

Pedestrian access to the scheme will be from the new access from Wakefield Road and from the proposed connective pedestrian route from the Eastern Boundary. Within the car park there will be levels not exceeding 1:50 for ease of manoeuvrability together with cycle parking, disabled and parent & child spaces.

Quality in Design

The scale, massing and external appearance of the development has been carefully considered in regard to the existing environment and current codes of good practice.

The palette of materials has been carefully considered to create a modern aesthetic that is visually interesting while being complimentary to the surrounding area.

All of the aspects above have been woven into the design process so that the proposed development can integrate with the general character of the surrounding area to significantly enhance the existing site.

Internal Environment

Areas of glazing from the main shop front elevation and the high level windows to the rear of the sales area will provide plenty of natural light to the shop floor to create a light and airy internal environment, one that is pleasant for both customers and employees alike. Lidl stores also offer wide shopping aisles with goods displayed at low level. This ensures ease of access to these items for all customers including wheelchair users, the elderly and parents with young children in prams and pushchairs.

External Spaces & Landscaping

External spaces and landscaping are key factors to ensure effective integration of the proposal into the surrounding environment and are key to the amenity of local residents and visitors to Mapplewell. The layout of the scheme as a whole has been designed so that the proposed retail unit has parking areas in close proximity with good natural surveillance across the site.

The proposed building features windows to the rear of the sales area increasing natural light into the store and providing an interest point on the rear elevation and improving integration from Wakefield Road to the store.

The surface treatment of the car parking area will be carefully selected to ensure that both pedestrian and vehicular routes are clear and attractive.

Activity

The main entrance will be located adjacent the site entrance from Wakefield Road. This will ensure a good level of activity along the extended road side. An active frontage will ensure an increased sense of well being by opening the site up to provide a good level of natural surveillance. The new cycle stand is located in close proximity to the store entrance.

Views & Vistas

The site has been carefully designed to consider the view from Wakefield Road. Promoting a positive economic and sustainable environment within the local setting. The new retail development will emphasise the importance of new sustainable businesses whilst providing a convenient service to local residents in and around the Mapplewell area.

The scale of the development is to be in keeping with the surrounding neighbouring properties. Landscaped boundaries adjacent to residential properties will be introduced that will maximise screening, reduce the impact of noise and ensure an green border is created to maintain privacy.

The proposed development looks to provide a visually attractive safe environment for both local residents and retail users.

Site Layout

The new site layout is open plan, offering open views across the car park which will increase the natural surveillance improving the feeling of safety and promoting safe vehicular and pedestrian access in and around the site.

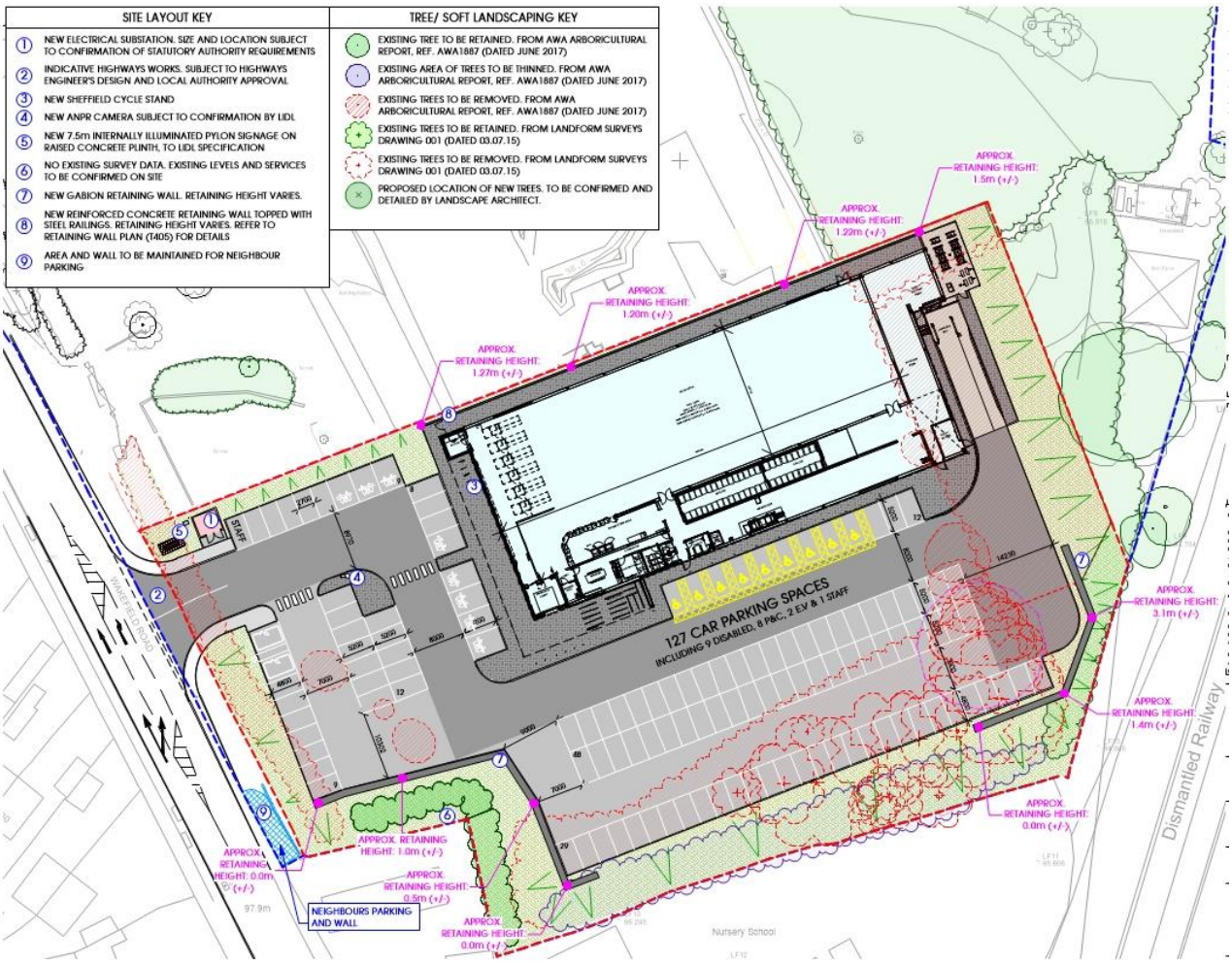
Retail Unit

The retail unit has been positioned to provide an active frontage along Wakefield Road with good site integration. The orientation of the retail unit allows for maximum views across the site utilising a fully glazed shop front fronting Wakefield Road, whilst managing to minimise the impact on the local surrounding residential area. Proposed new Lidl will ensure a ‘sense of arrival’, announcing visitors into the new development. The proposed retail unit will form part of a blended boundary that is complimentary to the surrounding area and the local site context.

Proposed Site Plan

The store has been positioned to maximise on available space, create least amount of intrusion on neighbours, and promote a frontage to Wakefield Road. The car parking spaces and access aisles will utilise tarmacadam.

A new footpath will be introduced to provide pedestrian integration from the main road to the store entrance.



HTC Drawing – 1744 P400 Site Plan

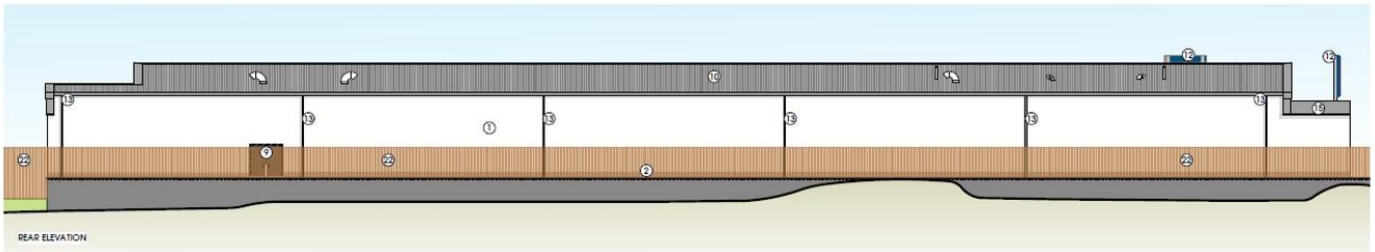
Proposed Elevations

The proposed elevations provide a fresh modern looking store. A pallet of materials has been selected to promote a modern retail experience. These include grey cladding, white rendered wall panels with contrasting rendered plinth.

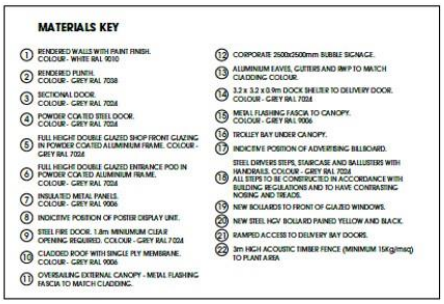
Modern full height glazing is included to the elevation fronting the car park and advertising billboards to provide breaks in the rendered walls.

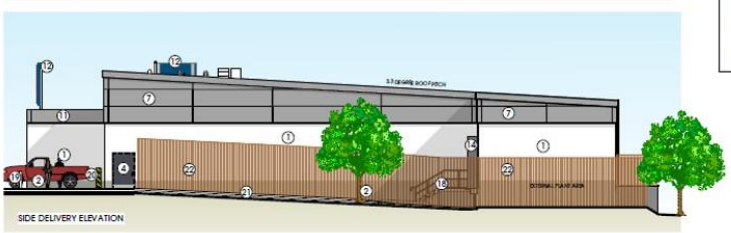
A modern mono pitch roof design has been selected to both reduce the buildings presence to its neighbours and promote the entrance of the store.







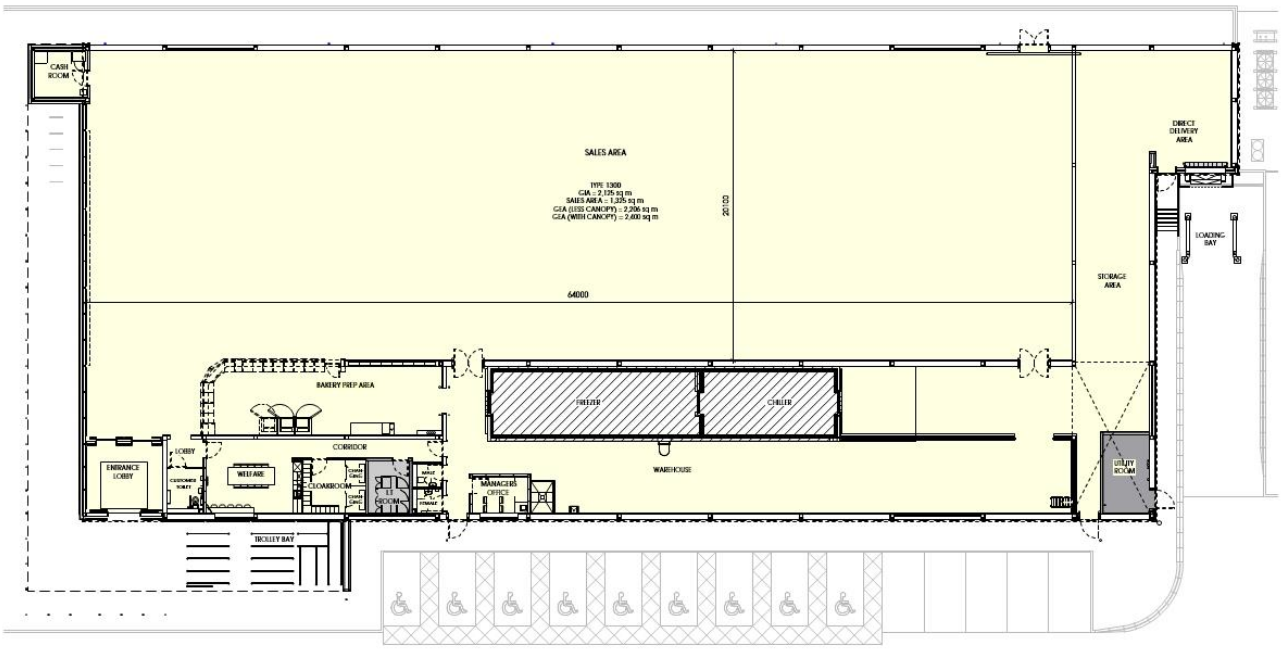




HTC Drawing – 1744 P200 Proposed Elevations

Proposed Floor Plan

A feature store entrance is created which is easily identifiable and allows good circulation routes around the store. The delivery area is set to the opposite end of the store to keep deliverys and customers seperated. Customer toilets including provision for disabled customers and baby change are provided. Amenity for staff is also created with integral warehousing to the front and side of the store.

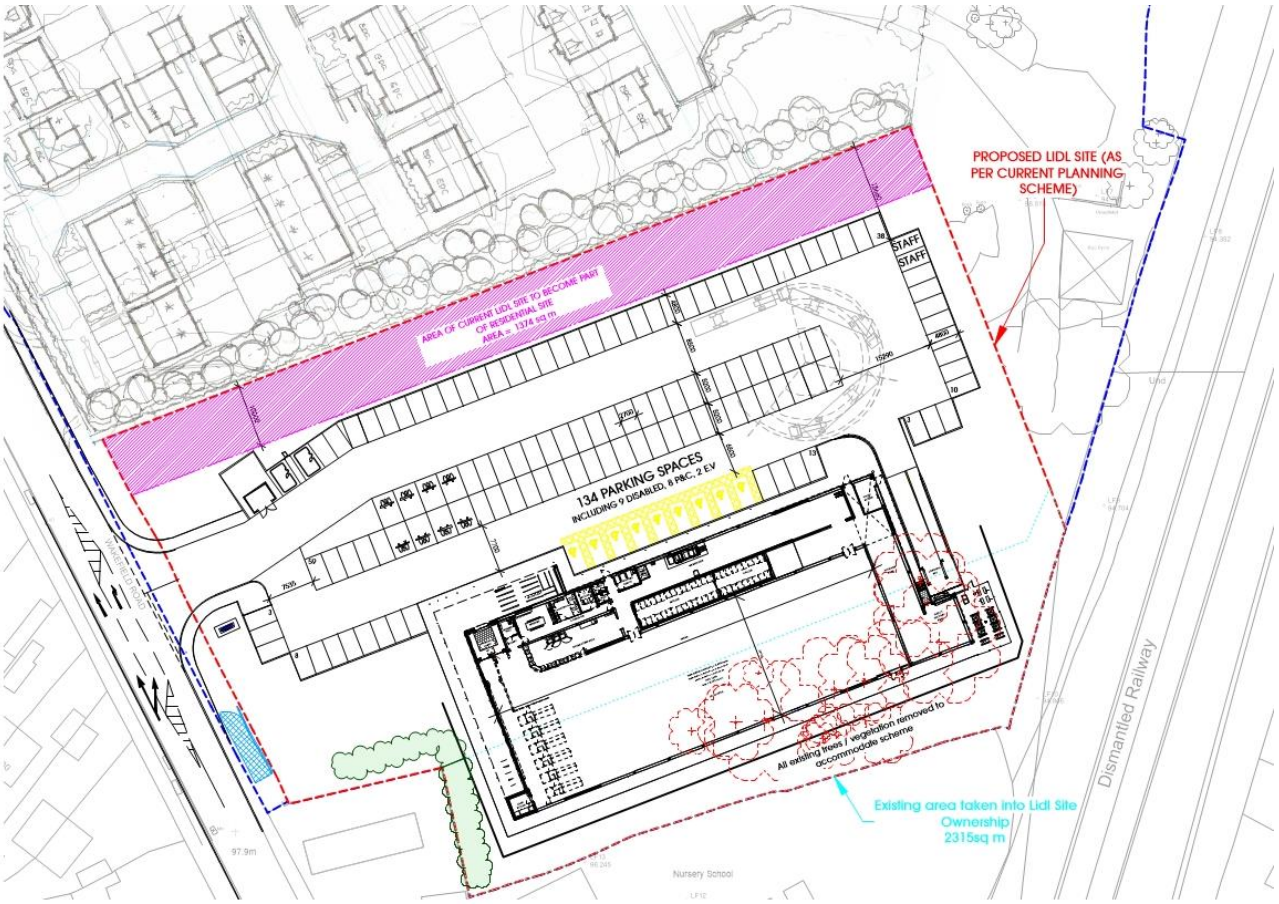


HTC Drawing – 1744 P100 Site Plan

Site Justification

The proposed development has been designed in line with the site constraints. Other schemes have been produced to ensure the proposed is the best fit for the site.

The sketch below highlights alternative location of the site which would minimise frontage to Wakefield Road and require difficult HGV manoeuvres across disabled parking spaces to the front of the store, large retaining structures to the western and southern boundaries adjacent existing properties due to the level differences across the site rendering the below option non-viable.



HTC Drawing – 1744 SK11 Sketch Alternative Site Plan

Crime & Safety

The proposed development has been designed in line with guidance set out in ‘Secure by Design’. This sets out six key principles, which are as follows:

1. Integrated Approval;
2. Enviromental Quality and Sense of Ownership;
3. Natural Surveillance;
4. Access and footpaths;
5. Open space provisions and management; and
6. Lighting

The primary tool for providing a safe environment is through careful built design. Providing for natural surveillance is recognised as being a basic requirement and therefore the proposed development ensures natural surveillance over the whole site. Natural surveillance also helps to prevent anti-social behaviour and increases people’s perception of safety.

The clearly marked footpaths and vehicular routes into and around the site will be well lit and maintained to ensure a clear safe access route is provided for both vehicles and pedestrians.

Introduction

Considering the current focus of Government and society on creating sustainable and energy efficient new developments, the issue has been at the forefront of the design process. Careful consideration has been given to the merits of making the building more efficient during the construction and operational phases of the development. Included within this has been weighing up the benefits of providing renewable energy on site.

The modern design of the building, which benefits from simple clean lines, means it is 'greener' than pseudo-traditional designs. This is on the basis that fewer more sustainable materials are used and the construction time is shortened and more efficient.

The materials applied to the building are low maintenance and in the majority of cases require no further applications over time. Quality facing materials are to be utilised on the elevations. The guttering and down pipes are a powder coated aluminium finish and therefore do not require re-painting or maintenance.

The development aims towards a zero percent additional run off target in regard to surface water drainage and incorporation of both permeable and soak away drainage schemes subject to ground conditions.

To ensure that the Lidl store does not waste energy through unnecessary lighting all internal and external lighting would be remotely operated. This means that the lighting within ancillary areas uses sensors to turn on when someone enters the room and turns off after a specified period of inactivity. The lighting on the sales floor drops to one third the normal level when the alarm is set at the end of the day one hour after store closing only returning when the alarm is deactivated in the morning one hour before store opening.

As well as saving energy through lighting systems, Lidl operate an extensive recycling policy for all waste cardboard and plastics generated during store operations. All recyclable waste is separated into its constituent parts, the cardboard is then collated and collected twice a week to be recycled. All plastics are separated and bagged. The cardboard bales and plastic bags are returned to the Regional Distribution Centre on the returning delivery vehicle along with any other returns e.g. stock transfers, stacks and pallets, bread crates and milk trolleys, etc.

Energy efficiency is a long term lifecycle issue, which should not only be addressed in the short term build such as through materials but also, in the long term through the operation and maintenance costs.

Protection of Natures Resources

The key to achieving sustainable development is to ensure prudent use of land and resources. This section details how Lidl have taken account of this during the design of the development.

Lidl have used materials that are highly rated within the Green Guide specification in the construction of this development.

Element	Construction	Rating
Roof	Mono pitch roof steel truss construction with metal composite insulated panels with integral single ply membrane.	A
Walls	Rendered clay block external walls	A+
Glazing	Windows, Double glazed with Aluminum Frame.	A

Protection of Nature's Resources

Glazing is used modestly around the building design, this allows natural light into the store reducing the need for artificial lighting. The windows have an aluminum frame which can be recycled at the end of its operational life. This material is also durable, having some of the longest replacement intervals according to the Green Guide.

Operational waste produced in store is segregated at source. Cardboard and plastic packaging is bailed / bagged on site and returned in the delivery vehicles. This method of handling waste eliminates the need for waste collection vehicles thus reducing additional transport movements as well as reducing the need for additional storage space on site. The waste is managed and recycled back at the Regional Distribution Centre. Lidl also operate other waste reducing initiatives in store including charging for plastic bags in order to encourage re-use and recycling.

Lidl is committed to training its staff on waste reduction and appropriate recycling and waste segregation. This training has enabled Lidl to achieve significant reductions in the amount of waste being taken from its stores to landfill sites

Should reserved matters approval be granted for the proposed scheme, preference will be given to local suppliers, where possible, thus enabling the reduction of energy emissions from vehicles.

In terms of water usage, Lidl have a number of objectives which govern the
Water use on site, these include;

1. Water is fully metered.
2. Water usage monitored on a monthly basis.
3. Water usage target of 13m³ per month.
4. Installation of low water use fittings.
5. All new toilets have dual-flush controls installed.

Energy

Lidl foodstores are widely recognized as having a lower energy consumption than supermarket benchmarks with energy usage restricted to lighting, selective local heating and a small amount of refrigeration.

In order to achieve an energy efficient design, it is required to ensure optimum use of energy throughout a buildings life. In this section each component of the building will be discussed in terms of its energy efficiency.

Materials

In the construction of the proposed foodstore, Lidl is committed to using materials that are highly rated within the BREEAM 'Green Guide'. This tool provides information relating to the environmental performance of building materials. Materials with a 'Green Guide' ranking of A or A+, will be chosen by Lidl where possible, thus having least environmental impact.

The materials applied to the building are low maintenance and in the majority of cases require no further applications over time. Quality facing materials are to be encompassed on the elevations. The aluminium cladding used is pre-finished and naturally oxidises therefore does not have to be painted or recoated unlike traditional plastisol coated claddings. The guttering and down pipes are a natural zinc finish and therefore do not require re-painting or maintenance.

Aluminium is used on the roof of the building and is one of the lowest environmental impact materials on the market due to its potential for recycling and the low embodied energy in its composition. Aluminium sheets can contain over 70 per cent recycled material. The external walls of the foodstore unit will be formed from Poroton Blockwork using a single leaf construction with a render finish. Poroton is light-weight and gives enhanced thermal performance due to the air spaces within each block.

Where appropriate, Lidl will seek to obtain building materials from suppliers that possess an accredited Environmental Management Systems (EMS) or similar standard. In doing so, this will ensure that the environmental impact from the use of such materials will have been fully considered throughout the procurement process.

Glazing

Glazing is used modestly around the building design and this allows natural light into the store reducing the need for artificial lighting. The windows have an aluminium frame which can be recycled at the end of its operational life. This material is also durable, having some of the longest replacement intervals according to the Green Guide.

The development optimises the window selection to maximise daylight, minimize heat loss, reduce solar gains and provide acceptable noise insulation and aims for an area weighted average U-value no greater than 1.1 W/m2K. All windows will be double glazed, with a minimum of 6mm thick glass and a 12mm gap.

Lighting

All lighting is connected to the Building Management System (BMS). The lighting within the sales area is controlled by timers, the other areas of the store use lights controlled by motion sensors. External lighting utilises a combination of light sensors and timers in order to minimize energy consumption through seasonal variations. Lighting levels vary depending upon the activity i.e. 1 hour after the store closing lighting levels reduce to only 30% and vice versa.

Heating

All Lidl stores use Air conditioning systems that provide both heat and cool air. This allows the building to be effectively controlled with the same management system.

The small amount of hot water required will be provided by electric water heating to reduce losses from water storage.

Furthermore, Lidl will ensure that the proposed foodstore will exceed the minimum Buildings Regulations standards for thermal performance, thereby reducing the heating requirements of the building. All windows will be double glazed, with a minimum of 6mm glass and 12mm gap between glazing panels to minimise heat loss from the building.

Area	Temp
Sales Floor	+19 ^{o}C
Welfare / Checkouts	+21 ^{o}C
Warehouse	+13 ^{o}C

Appliances, Chilled Cabinets and Display Cases

Refrigerated units within the retail store are typically accessed using transparent doors to reduce the required frequency of openings. Open front refrigeration units are fitted with night blinds to reduce cooling requirements when the store is not open.

Fridges, dishwashers and any other white goods that are installed for staff use are sized appropriately for their intended use and have an energy rating of at least “A”.

Lidl stores use manually operated “dock leveling” plates which are used in conjunction with a sloped loading ramp.

Air

The new retail development is considered unlikely to give rise to any significant air quality issues. Techniques are applied during the construction period to minimize the potential for dust and local air pollutants. Best practice is used to control dust on construction sites.

Efforts are also made to reduce impact on air quality within the building. To achieve this, the development's finishings are designed to be of low impact to human health. These include the use of low impact paints, where practical, including water based paints that have low volatile organic compounds.

Air leakage through draughts at joints in the building such as windows, doors and poorly fitted cladding causes variations with the building's temperature. It takes a significant amount of energy to control these leaks with measures to reduce such leaks being incorporated into the building design.

The amount of openings within the building envelope have been kept to a minimum to reduce the areas where air leakage could occur. Appropriate seals will be used to reduce these draughts to a minimum. The roof space and any draughts created from the cladding around the roof space will not affect the temperature within the building.

Noise

During operation of the development, every effort is made to ensure noise does not compromise the health and well being of building occupants as well as other potentially sensitive receptors.

Noise impacts to the surrounding receptors would be minimized through the appropriate layout and the installation of acoustic fencing and a landscape buffer. Where perceived noise sources could occur, acoustic fencing has been added to the area surrounding the Plant to ensure the operation of the store does not impact the amenity of local residents. The Lidl store receives 1 - 2 deliveries per day, which will usually be before the store opens, to ensure fresh stock is replenished daily.

Lighting

Impacts from lighting have been addressed during the design of the development. Light pollution emanating from the building at night may impede the view of the night sky and cause glare effects, both of which present potential harmful physiological and ecological effects. Lidl developments minimise light obstruction, including light trespass and sky glow by following appropriate guidance from the Institute of Lighting Engineers.

Job Creation

Lidl primarily seek to serve the immediate local community in which they are located, both in terms of their discounted shopping offer and in terms of employment. Lidl seek to employ up to 40 full and part time staff so that they can offer a friendly and familiar staffing service to their customers. Lidl employ the majority of their staff from the local area.

In addition, there may also be opportunities for temporary and indirect employment as a result of the proposals. The opportunity may exist to recruit local labour during the construction of the store, thus providing further short term employment opportunities.

Crime Prevention

Consultation with a Police Liaison Officer would take place to determine the scope of works necessary to reduce the likelihood of criminal activity occurring on the site. This will address many aspects of crime, but primarily focus on the safety and security of the staff on site and the security of the building at night. Various design measures would be taken to promote the security of the site. CCTV would be installed on entrances and around the perimeter of the site. The lighting strategy would also be configured to reduce the potential for crime.

Limited Assortment Discount

The Limited Assortment Discount retail store would provide a community benefit also. Lidl's business model allows the store to provide greater discount rates on the goods they stock in comparison to mainstream supermarkets. The proximity of the Lidl store to the residential development will improve the customer experience by providing a high quality modern store, and offering its full product range.

Sustainable Access

Consideration has been given to the number of car parking spaces required for the development. 127 car parking spaces have been proposed for the retail scheme, 9 of which are allocated for disabled parking, with a further 8 for parent and child parking and 2 electric car charging points.

Whilst car use will be a popular way to access the store, the site also ensures excellent access to public transport including the bus network. Cycling and walking present the most sustainable mode of travel to the site over short journeys and given the site is prominently located within a large residential catchment area it is anticipated that most visitors will use this method of accessing the store. With this in mind, cycle spaces have been carefully located near to the store entrance with a covered shelter. This will give local residents, customers and staff alternative links to 'greener' transport. It is envisaged that overtime, accessible pedestrian routes to local bus stops on Wakefield Road will become available within convenient walking distance from the store entrance.

Construction with regard for the Community

The Considerate Constructors Scheme is a voluntary Code of Considerate Practice, which is adopted by participating construction companies and everyone involved on the construction site. The scheme is designed to promote socially responsible construction projects. Lidl is committed to the principles within the Considerate Constructors Scheme (CCS) and would implement a strategy which should meet the requirements of the scheme. As part of this process, the scheme requires that the Local Community is engaged prior to and during construction to ensure that impacts upon the surrounding Community are minimised.

Conclusion

The design of the Lidl foodstore has made significant advances towards sustainable design and construction.

The development will be constructed from sustainable materials, where sustainable procurement will be an important consideration. The design incorporates measures to reduce environmental impact, both through design and through the commitment of Lidl to follow best practice to reduce pollution during the construction phase.

In addition to sustainable design, there are a number of inherent attributions of sustainability in the proposals:

•The development in its entirety will regenerate an masterplan to provide a local convenient service to the local residents within Mapplewell and the nearby surrounding area.

•The development proposal is within an accessible location by means of transport other than the private car, including local bus services and safe pedestrian and cycle routes;

•It will deliver new employment opportunities within Mapplewell;

The information provided clearly demonstrates that the development can be regarded as energy efficient and will also deliver sustainability within the local community.

Introduction

This section details the two aspects of access, that is access in the sense of vehicular and pedestrian access to the site, but also inclusive access, considering movement within the site itself. It is important to note that these issues are not independent and have been considered together whilst preparing the design response. Furthermore highway safety is also considered in this section.

Inclusive Access

A poorly designed scheme can lead to the exclusion of particular communities or individuals. This proposal has adopted the principles of inclusive design as set out in best practice guidance. This has resulted in a layout for the site that:

•Can be used safely and easily by as many people as possible without undue effort, separation or special treatment;
•Values and embraces diversity and difference;
•Consists of a high quality design;
•Allocates appropriate space for people;
•Achieves a safe, comfortable and healthy environment; and
•Ensures ease of use, comprehension and understanding;

All routes have been designed to be accessible by all, with level changes kept to a minimum but where level changes have been necessary ramped access is provided. To assist the visually-impaired, tactile paving will be used on the approach to all crossing points. Access into the building and within the building has been designed in accordance with the Disability Discrimination Act and current Building Regulations.

Vehicular Access

Vehicular access will be from Wakefield Road. Vehicular and pedestrian routes are both clearly laid out to ensure good site safety is provided for both users.

The car park aisles are at 7m minimum ranging up to 14m. The Lidl service vehicle delivers 1 -2 times per day and has a dedicated ramp to the loading bay.

Access for pedestrian and cycles

Level pedestrian access will be provided from Wakefield Road. A 5 hoop cycle stand will be located within close proximity to the shop front for shelter and security.
A new access is to be formed to provide level access to the site from Wakefield Road.

Access by Public Transport

The site benefits from good access to public transport including the local bus network which runs buses to Barnsley town center every 30minutes and a direct route to Leeds City Center every hour.

Highway Safety

A new improved site access arrangement from Wakefield Road roundabout has been designed by a highways consultant to ensure safe vehicle maneuvering in and around the proposed development is achievable.

Proposed Floor Plan	1744 P100
Proposed Elevations	1744 P200
Proposed Masterplan	1744 P406
Proposed Site Plan	1744 P400



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