

Design & Access Statement

**Redevelopment of Site Including
erection of 4no. Semi detached
dwellings and associated garages**

Site at Church Street, Jump

September 2009



Design and Access Statement

Location

The site comprises 0.08 hectares and is located on the junction of Church Street and Wentworth Road, Jump in southern Barnsley.

Site

The site comprises a rectangular shaped parcel of land, measuring approximately 32 metres long and 25 metres wide with a gradual slope from front back. It is located within an area characterised as being principally residential, though with commercial and educational uses also within proximity. A recently built residential dwelling lies to the West, a recently built Sure Start centre lies to the North, residential dwellings and the local Post Office and convenience Shop to the East and the Working Men's club is situated to the South.

Surrounding

Church Street comprises predominantly of 2 storey terrace homes with on street parking set back a couple of metres from the back edge of the footpath. Wentworth Road comprises predominantly of 2 storey semi detached houses set back from the highway to allow off street parking. This site is in the epicentre of Jump and benefits from a good mix of community facilities. The majority of which are listed below:

Shops: Post office and Convenience store (Wentworth Rd), Convenience store (corner of Wentworth Rd & Cemetery Rd), Fish and Chip Shop (Church St), Butchers (Church St), Hair Salon (Church St), Book makers (Church St) – All within 150 metres of the site Corton Wood Retail Park (Corton Wood) 2.5 miles from site. Images of a few of the shops can be seen in appendix 1 & 2.

Pubs/ Restaurants: Jump Working Man's Club (Wentworth Rd), Flying Dutchman (Cemetery Rd), Coach & Horses (Church St), Wellington Inn (Church St) – All within 150 metres of the site

Education: Sure Start Children's Centre (Church St) see appendix 3, Jump Primary School (Roebuck Hill) – both within 175 metres of the site, Kirk Balk Secondary School (West St, Hoyland) 1.3 miles from the site, Wombwell High Secondary School (Roebuck St, Wombwell) 2.3 miles from the site, Barnsley College (Barnsley) 5.4 miles from the site, Dearne Valley College (Manvers) 5.8 miles from the site, University of Huddersfield Barnsley Campus (Barnsley) 5.4 miles from the site

Leisure: Hoyland Sports Centre (Hoyland) 1.3 miles from the site, Elsecar Park (Elsecar) 1.1 miles from the site, RSPB Old Moor Wetland Centre (Manvers) 3.6 mile from the site, Hillies Golf Course (Wombwell) 2 miles from the site⁴

Public Transport: Surrounded by 8 bus stops within 150 metres of the site that gives access to Barnsley town centre, various local towns and Chapeltown, Sheffield (see appendix 4 & 5 for photo's of the bus time table for 2 of

these stops). There are 2 local train stations with the closest being Elsecar at 0.7 mile away.

Employment:

All the above commercial properties plus the town centres of Hoyland, Wombwell and Barnsley can provide a varied range of employment. Wider afield Sheffield City Centre, Meadowhall Shopping Centre and Ventura call centre in Manvers all give a diverse opportunity for employment.

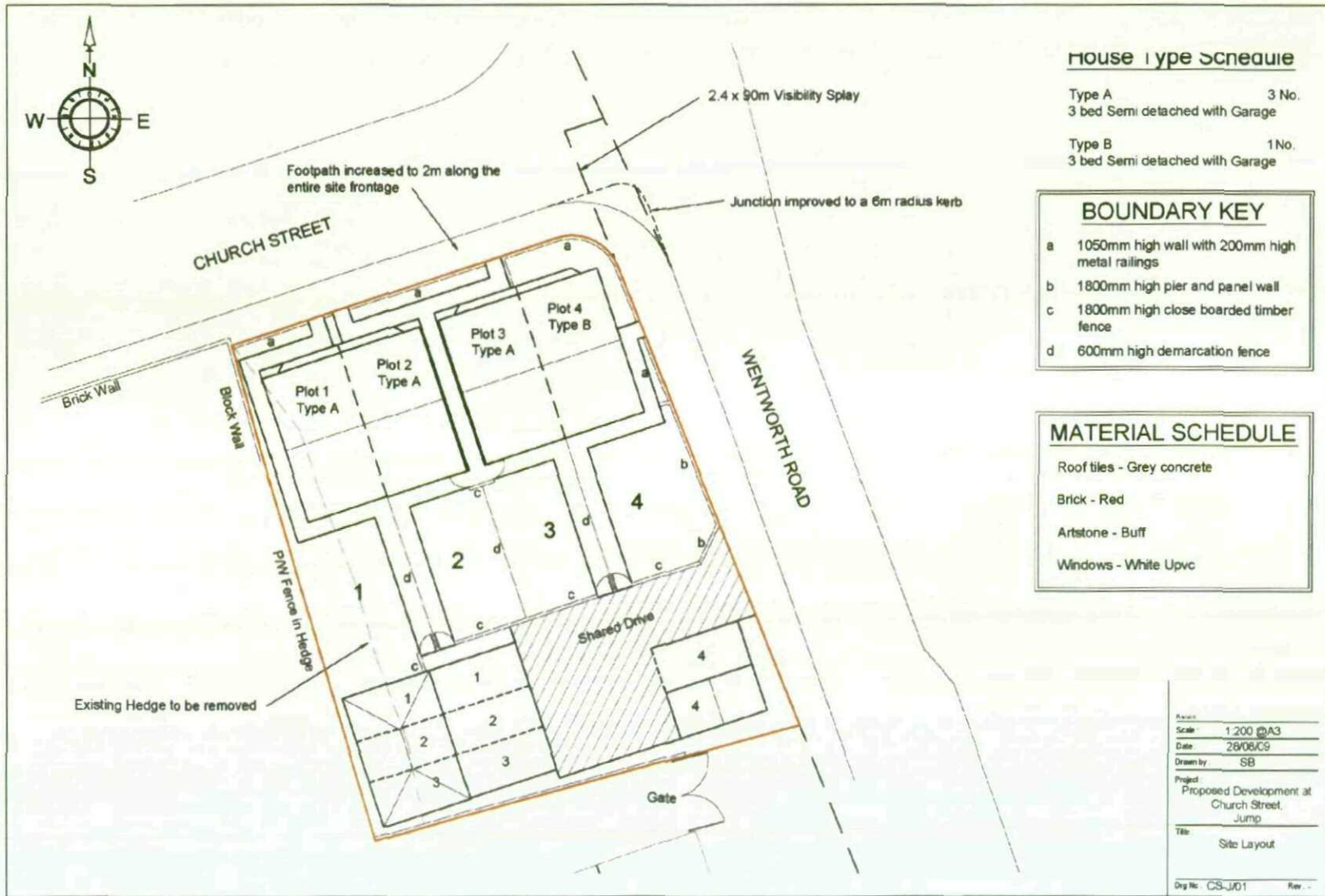


Image 1 = Image above shows Aerial photograph with approximate redline boundary shown. Approximate North on this picture is pointing straight up (see location plan for details)



Image 2 = Image above shows the site from ground level

Image 3 = Image above shows the proposed site plan



House Type Schedule

Type A	3 No.
3 bed Semi detached with Garage	
Type B	1 No.
3 bed Semi detached with Garage	

BOUNDARY KEY

a	1050mm high wall with 200mm high metal railings
b	1800mm high pier and panel wall
c	1800mm high close boarded timber fence
d	600mm high demarcation fence

MATERIAL SCHEDULE

Roof tiles - Grey concrete
Brick - Red
Artstone - Buff
Windows - White Upvc

Scale	1:200 @A3
Date	26/06/09
Drawn by	SB
Project	Proposed Development at Church Street, Jump
Title	Site Layout
Dwg No.	CS-J/01
Rev.	

Planning History

There is currently an approved outline application (App No B/04/1679/WW) on this site for 8no 2 bed apartments and 8 car parking spaces. The current UDP shows the site as being in a Housing Policy Area.

Proposal

The scheme is derived from discussions with the Local Authority and for the erection of 4no semi detached two storey dwellings with a garage and a parking space for each. All 4 dwellings have the same floor area; however plot 4 is a dual aspect dwelling and obtains access from the side.

Design Statement

Type: 3 Bed semi detached dwelling

Amount: 4no @ 80m² each

Layout: Layout, sighting and orientation of the dwellings has been driven by the existing planning approval and build form. The layout has also considered number of other issues including separation distances between main facing windows and surveillance parking court.

Scale: Proposed development consists of 4no 2 storey semi detached dwellings, which sit comfortably within the development site.

Landscaping: The landscaping scheme has been designed along side the development of the site plan and seeks to soften the appearance of the parking area.

Appearance: The dwellings are to have grey roof tiles with a red brick and buff art stone heads and cills. Whilst there is varied styles along both Church Street and Wentworth Road this combination is the most common.

Access Statement

Accessibility to the wider Area:

The site entrance is directly accessed off Church Street and Wentworth Road, both of which are consistently trafficked by public transport. This route has a high frequency for buses to Barnsley central bus station where the bus stop is directly opposite the site on Church Street. The closest train station is Elsecar at 0.7 mile away, this gives direct access to, Leeds and Sheffield. Via car the Dearne Valley Bypass (A6195) is within 0.3 miles, the M1 (Jct 36) is within 2.5 miles and the A1(M) is with 11.1 miles.

Accessibility of the site:

The vehicular access to the site is off Wentworth Road on to a shared private drive. Pedestrian access is via the front doors of the proposed and is obtain off Church Street. In close proximity to several bus stops and within walking distance of all the local amenities.

Parking: A garage and a parking space are provided for ever dwelling giving 200% per dwelling.

Conclusion

This site is an excellent opportunity that provides the required density and maximises the potential of this site. With the careful use of landscaping; the impact on the surrounding dwellings has been kept to a minimum. The access to the site is good with it being situated on a major bus route which links into the main transport interchange at Barnsley.

Appendix



Appendix 1 – Butchers, Fish & Chip Shop and Hair Salon



Appendix 2 - Post office and Convenience store



Appendix 3 – Sure Start Centre

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Travel South Yorkshire

travelsouthyorkshire.com

Travel South Yorkshire

Trav

60		Towards Wombwell	Expressway Of Rotherham
		Monday-Friday	Saturday
First bus		0910	0910
Then at these mins past the hour	10		10
Last bus		1710	1710
			Sunday
			No service

64		Towards Elsecar	Red Line Buses
		Monday-Friday	Saturday
First bus		0753 0846 0845 1009 1109 1209	No service
		1309 1442	
Last bus		1610	No service
		Timetable exceptions indicated in grey are as follows: Monday to Friday: 0753, 0846 and 1442 School Holidays Only; 0845 Schooldays Only	

64A		Towards Elsecar	Red Line Buses
		Monday-Friday	Saturday
First bus		0800	No service
Last bus		1445	No service
		Timetable exceptions indicated in grey are as follows: Monday to Friday: 0800 and 1445 Schooldays Only	

66		Towards Barnsley Centre	Stagecoach In Yorkshire
		Monday-Friday	Saturday
First bus		0627 0642 0706 0716 0724 0732	0627 0652 0721 0731 0801 0821
		0740 0748 0756 0804 0812 0820	0834 0851 0906 0916 0928 0934
		0828 0838 0846 0854 0902 0910	0942 0950 0958 1004 1014 1022
		0918 0926 0934 0942 0950 0958	1030 1038 1046 1054 1102 1110
		1006 1014 1022 1030 1038 1046	1118 1126 1134 1142 1150 1158
		1054 1102 1110 1118 1126 1134	1206 1214 1222 1230 1238 1246
		1142 1150 1158 1206 1214 1222	1254 1302 1310 1318 1326 1334
		1230 1238 1246 1254 1302 1310	1342 1350 1358 1406 1414 1422
		1318 1326 1334 1342 1350 1358	1430 1438 1446 1454 1502 1510
		1406 1414 1422 1430 1438 1446	1518 1526 1534 1542 1550 1558
		1454 1502 1510 1518 1526 1534	1606 1614 1622 1630 1638 1646
		1542 1550 1558 1606 1614 1624	1654 1702 1710 1718 1726 1734
		1632 1640 1648 1656 1704 1712	1742 1750 1806 1816 1836 1847
		1720 1730 1738 1746 1756 1806	1947
		1816 1836 1847 1947	
Then at these mins past the hour	47		47
Last bus		2347	2347

2347

2347

2347

Travel information

T We aim to provide information that is as accurate as possible. We cannot accept responsibility for errors, or for any bus that does not operate to the times shown if there is a problem with the stop, please contact Traveline and quote the stop number.

133 YourNextBus text service sends bus departure information for selected services to your mobile - text 3700578 to 34423. Texts cost a maximum of 17p, plus the standard network rate. Textline and your nearest Information Centre at Barnsley Interchange provide timetables and travel information.

133 We are working hard to ensure that all public transport is fully accessible to all. Please help us by using the correct signs and taking space for wheelchair users. If you need assistance when boarding, please ask the driver.

YourNextBus

Traveline

Stop number: 3700578 Road: B650.3

Date: 24.07.2009

Appendix 4 – Local Bus Time table

60		Towards Wortwell	Expressway Of Rotherham
First bus	0920	0910	No service
Then at these intervals past the hour	10	10	
Last bus	1750	1710	

64		Towards Elsecar	Red Line Buses
First bus	0753 0844 1010 1130 1310 1510	No service	No service
Last bus	1643		

Timetable exceptions indicated in grey are as follows: Monday to Friday: 0753, 0844 and 1443 School Holidays Only; 0844 SchoolDays Only.

64A		Towards Elsecar	Red Line Buses
First bus	0803	No service	No service
Last bus	1446		

Timetable exceptions indicated in grey are as follows: Monday to Friday: 0803 and 1446 SchoolDays Only.

66		Towards Barnsley Centre	Stagecoach In Yorkshire
First bus	0627 0657 0707 0717 0725 0735 0627 0657 0722 0742 0802 0822 0847		
	0743 0749 0757 0805 0813 0821 0837 0852 0907 0917 0927 0935		
	0829 0839 0847 0855 0903 0911 0943 0951 0959 1007 1015 1023		
	0919 0927 0935 0943 0951 0959 1031 1039 1047 1055 1103 1111		
	1007 1015 1023 1031 1039 1047 1119 1127 1135 1143 1151 1209		
	1209 1217 1225 1233 1241 1249 1257 1305 1313 1321 1329 1337		
	1345 1353 1361 1369 1377 1385 1393 1355 1363 1371 1379 1387 1395		
	1331 1339 1347 1355 1363 1371 1343 1351 1359 1407 1415 1423		
	1329 1337 1345 1353 1361 1369 1431 1439 1447 1455 1503 1511		
	1407 1415 1423 1431 1439 1447 1519 1527 1535 1543 1551 1609		
	1455 1503 1511 1519 1527 1535 1607 1615 1623 1631 1639 1647		
	1545 1553 1559 1607 1615 1623 1655 1705 1713 1719 1727 1735		
	1633 1641 1649 1657 1705 1713 1745 1757 1807 1817 1827 1837		
	1723 1731 1739 1747 1757 1807 1847		
Then at these intervals past the hour	47	47	47
Last bus	2347	2347	2347

72		Towards Chapeltown	Sheffield Community Transport
One bus at	0713	0713	No service

Travel Information

72
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Stop number: 57065381 Round, BC03-B

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YourNextBus
01779 52 51 52

Date: 26.07.2009

Appendix 5 – Local Bus time table