



## Design and Access Statement

Hirst Architects  
RIBA Chartered Practice

**Site Address:** CK BECKETT Boulder Bridge Lane Carlton Barnsley S71 3HJ

**Proposed Alterations:** The replacement of an existing canteen with a larger canteen building and management offices.

### Background

CK BECKETT LTD is a long-established metal recycling business. The main operations consist of the stripping and processing of metal Ritch equipment and oil re-cycling. The site consists of a number of processes that are managed by on-site staff with no management offices. This development aims to better the existing canteen facilities and create a first floor level management office overlooking the site to enable efficient management.

### Use of Buildings

The existing building consists of a canteen, kitchenette, management office and lockers in one relatively small room. The proposal intends to add much needed space to the existing canteen space and separate the management space via the creation of a new office space above.

### Access

Access to the site is off Boulder Bridge Lane where access has been established for considerable time. The proposal will not cause any issues in relation to highway safety. The majority of this site is re-enforced concrete hard standing. Access and operations will not be altered as part of this development.

### Design Scale and Appearance

The building has been designed to reflect the existing adjacent units using trapezoidal panels and brickwork to the lower areas. The unit is designed with a contemporary mixture of light grey Trapezoidal cladding panels, dark grey trimming / rainwater goods and brickwork. This contemporary high-quality aesthetic has been adopted across the 'Beckett' brand over multiple sites within this and other businesses owned within the applicant's family. The building has been designed to allow management to have key viewpoints of operations across both yards with windows positioned to the north and western elevations. The positioning of the building on site allows minimal disruption to the existing operations on site. The scale of this building has been designed to reflect the existing reception office building on site with two stories whilst not intruding into the existing working space on site.

## **Layout**

The replacement canteen and staff room will be in place of the existing canteen with the new management offices above. The management office is positioned to catalase viewpoints over the site to allow management to view processes on site easily. An inner balcony has been incorporated into this design to allow “quick conversations” to take place per the clients requirements.

## **Landscaping**

No landscaping is proposed as part of this development.

## **Summary**

The principle of the development of the site has been established. The proposal for this detached building reflects the design and materiality of the local vernacular. The uses within the building are all existing and well established. Surface water will be to existing. Foul not required.