PROPOSED BIOMASS BOILER INSTALLATION

TANKERSLEY MANOR HOTEL
CHURCH LANE
BARNSLEY
S75 3DQ

Design and Access Statement:
The existing hotel, its bedrooms, function rooms and leisure club are heated by oil and LPG fired boiler installations. In order to reduce their dependence upon non-renewable resources and thereby their carbon footprint the hotel proposes to install a packaged biomass boiler to provide its core heating requirements to the leisure club. This boiler uses wood chips in the form of pellets as fuel.

The existing heating installations will only be required to top-up the heating provision during prolonged spells of cold weather reducing fossil fuel usage.

The biomass boiler installation comprises one 6.058 x 2.438M steel containers sitting on a concrete base. The container is to be sited side adjacent to the existing electricity sub-station on the south east boundary. One container will house the boiler, controls and pellet store.

The concrete base is to be cut into the gently sloping site with a retaining wall along its higher sides.

The container will be enclosed in treated sw timber horizontal boarded fencing to screen the installation from view. The existing overgrown planting will be cut back to accommodate the installation.

Although the central building within the hotel complex is listed the biomass boiler installation is considered too distance to affect the listed building and that a listed building napplication is not required.

Amount: The biomass boiler installation will cover 38.2sqm. The hotel footprint is 3680sqm.
Layout: The proposal is to site the container within 20M of the car park to permit pellet deliveries from vehicles parked in the car park.
Scale: The hotel is three storeys high whereas the containers are 28M tall. The flue off the top of the container accommodating the boiler is 4M high and is to be finished in polished stainless steel to make it as unobtrusive as possible.
Landscaping: Existing planting is to be thinned out and cut back to accommodate the installation. Existing trees along the north east boundary will screen the installation from adjacent property assisted by two existing groups of trees adjacent to the site area. Existing boundary hedging will screen the installation from neighbouring properties and the adjacent lane.
Appearance: The timber fencing will be made from treated timber and left in its natural state.
Context: The location is away from the hotel main buildings and in particular the bedrooms.
Access:
The hotel is accessed off Church Lane. There is an adjacent car park and standing area for the wood pellet deliveries. Pedestrian access is across existing stoned footpaths.