

**Design & Access Statement**

**Grange Farm, Staintondale.**

The building has taken into account the existing buildings on Grange Farm. The external walls are made from cement blocks with Lap boarding above. The roof sheets are grey fibre cement, again to tie in with existing surrounding buildings.

The overall floor space is 424.2 m<sup>2</sup>.

It runs parallel to existing buildings and will benefit from landscaping and planting scheme that has been approved and will be implemented on completion. This will assist with screening and the developments assimilation into the landscape.

Existing boundary hedgerows and walls will be retained.

There is no power requirement for this building.

Although this building is for cattle handling purposes the overall appearance of the building ties in with existing buildings on Grange Farm, the materials used are:

Walls – floor to half way, concrete blocks with Lap boarding to roof height.

Roof – grey fibre cement sheets.

Floor – concrete floor.

**Access**

Access to this building is via the driveway to Grange Farm, the building can be reached by vehicle by means of the concrete roadway, which surrounds the buildings. Any person who requires Disability access will have no problems accessing this property, vehicular access is via a driveway followed by concrete hard standing around the buildings.

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