DESIGN & ACCESS STATEMENT:

Application for Change of Use from Joinery Workshop - Use Class E (previously B1c) to Vehicle Maintenance, Repairs, Servicing, and M.O.T. Testing at:

Unit 4, Whitewalls Industrial Estate
Easton Grey, Malmesbury, Wiltshire, SN16 0RD

1. **Explain how the proposal may affect other properties and people:**

Large three-phase saw-benches and wood finishing machinery were operated in the previous joinery workshop, located on an industrial estate, with no adverse effect to the neighbouring properties and people. The proposed change of use from the previous joinery workshop to vehicle maintenance, repairs, servicing, and M.O.T. testing will have little or no effect on the surrounding properties and people.

2. **How does the change of use take account of the character of the existing surrounding buildings/businesses?**

As the immediate neighbouring units on the industrial estate are occupied by vehicle maintenance and metalwork businesses, the proposed change of use should fit seamlessly into the existing character of the area. The change of use will not involve any changes to the exterior of the existing building.

3. **Why does the development face the way it does?**

Not Applicable

4. **Will the proposal create overlooking or privacy issues for neighbouring properties?**

No. The proposed change of use will not create any of the above issues. It will be a straightforward case of the proposed business taking over the same working space that was occupied by the previous Tenant.

5. **Explain how and why you have decided on the scale of the proposed development:**

Not Applicable.

6. **Is it necessary to retain or enhance any landscaping or boundary features, and if so, why:**

There are no boundary features that will be affected. As the exterior of the existing building will not be altered in any way, there will be no visual impact as a result of the change of use.

7. **Highway Considerations:**

There are no highway considerations relevant to this proposal, as the existing access to Whitewalls Industrial Estate from the B4040 will be used.

8. **Other information in support of the application:**

The normal working hours of the business will be 8.30 a.m. to 5.00 p.m. from Monday to Friday.

Mr Robert Golding
Crudwell Garage Ltd
4th August 2023