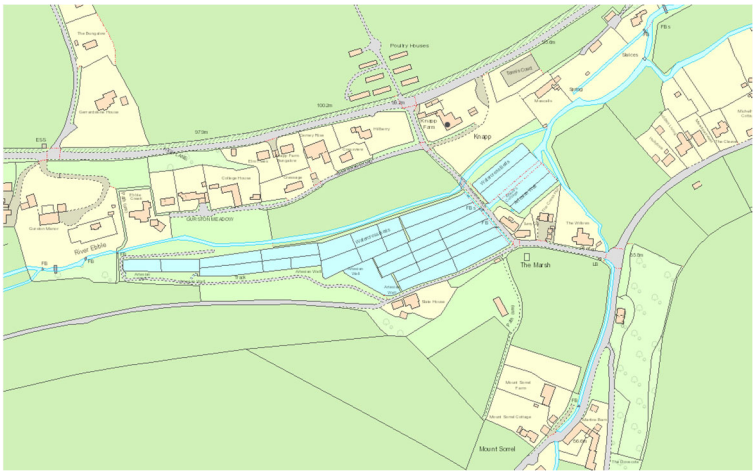
Design and Access Statement for Proposed Replacement Buildings, The Cress Hut, Knapp Hill, Broadchalke, Salisbury, Wilts, SP3 5HH.

The site:

- The site is located in the village of Broadchalke and in the local Conservation Area and an Area of Outstanding Natural Beauty.
- The property is the cleaning, packing and distribution hub for the local company Chalke Valley Watercress Ltd who are now in its 6th generation operating the business.
- The existing buildings are a mixture of wooden sheds, steel clad buildings and shipping containers, either all of which are now of poor quality or the facilities no longer meet standards required.
-













The brief:

- Mr and Mrs Keith Hitchings, who are now 6th generation owners, running the cress beds with family members.
- The existing buildings are now not fit for purpose through age but more changing practices to be able to compete in the market place.
- The brief was to provide secure, rodent proof facilities that house the washing, packing and storage before distribution.

The scheme:

- The timber building to the rear of the site (BG1 on the site survey) stores the boxes for distribution and is not high enough to accommodate sufficient numbers, hence the introduction of the shipping container.
- The tree near BG1 has approval to be removed and will be taken out if this application is successful.
- The washing area at present is outside, and the fridge is outside but given slight protection with a lean-to roof.
- The scheme would allow all the processes to be incorporated under one roof, allowing better productivity and welfare for employees.
- The new build would be a steel framed structure, concrete slab, with Juniper Green insulated steel sheeting to the roof and walls.
- Roller shutter doors would allow fork lifts to move pallets etc around without having to double handle materials.

Access:

- The existing drive will remain as existing.
- The existing parking arrangements have not changed but should increase if required with the removal of the container.