

1.0 Introduction and Brief

This Design and Access Statement has been prepared by Oxford Architects on behalf of our client, Tidworth Town Council to support the full planning application for change of use from Area of Natural Greenery (ANG) to Paddocks on Humber Lane, Tidworth.

This document, along with the submitted drawings and supporting documentation, explains the design intentions behind this application.


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Key for photos opposite:

1 – View from Humber Lane looking South

2 – View from Humber Lane looking North

3 – View into the proposed site from Humber Lane

4 – View of the site looking West

5 – View south towards neighbours

2.0 Site / Context

Geographical Location

The proposed site is located along Humber Lane, Tidworth.

The site is located to the South of Tidworth, approximately 100m away from the nearest dwellings.

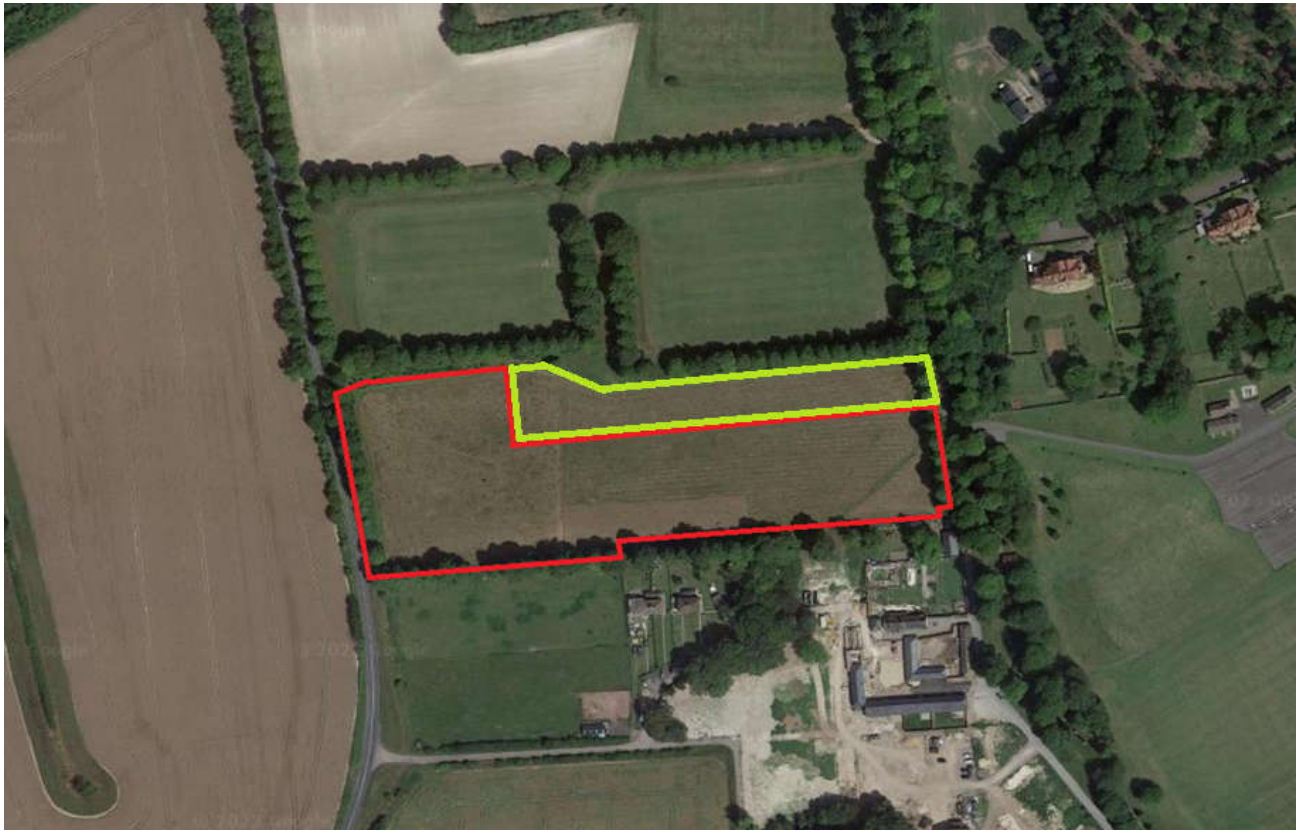
Context

The site is part of a larger field owned by Tidworth Town Council. The north part of the field (green boundary line) was granted planning permission in 2023 for 15 allotments with access road from Humber Lane and vehicle parking (Ref. PL/2023/03830).

The field although designated as ANG is currently being used for informal grazing.

Supporting Documentation

We have submitted the following supporting documents/reports to accompany this application:
- Architectural drawings (Existing plan / Proposed Plan)



3.0 Design

3.1 Layout

The long grass field will remain as soft landscaping with the addition of native hedgerows to subdivide the paddocks.

Proposed external finishes:
- New native hedgerow comprising varied native species
- Existing timber post fence with horse wire fencing

3.2 Access

Access to the paddocks will be shared with the vehicle access approved as part of the allotments application (Ref. PL/2023/03830). Double gates within the allotments hard landscaping provides the entrance point to the paddocks.

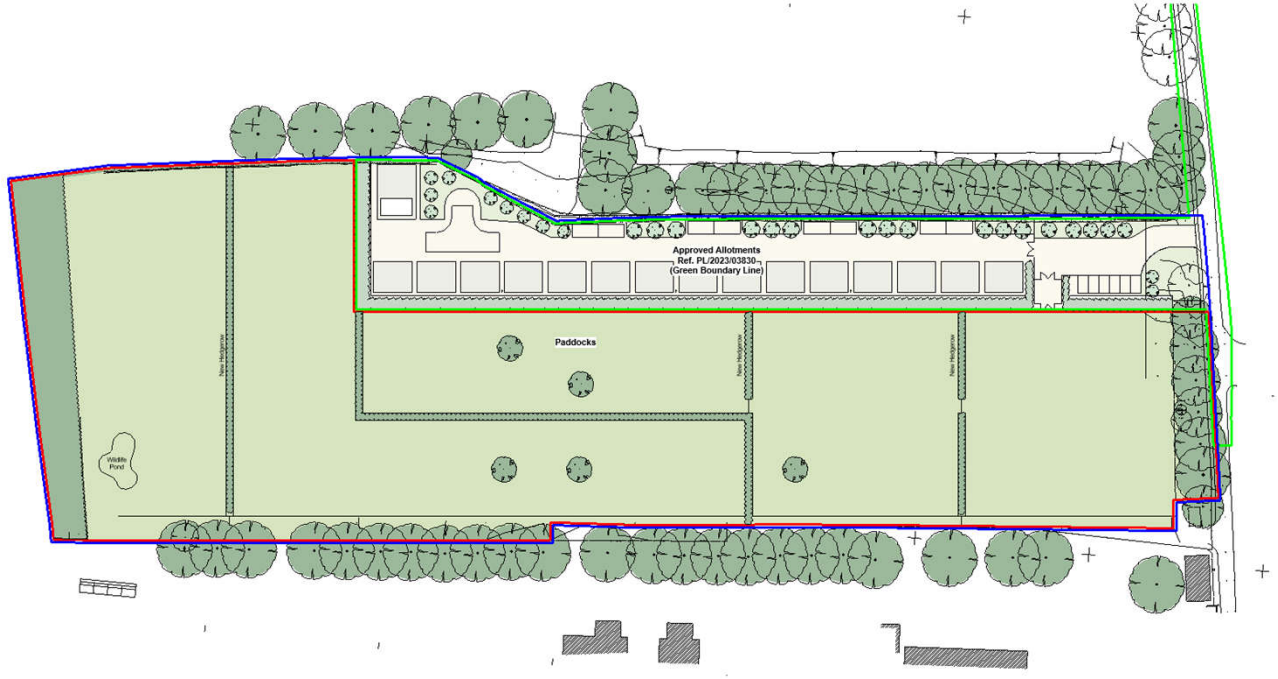
3.3 Car Parking

The proposed Paddocks use is expected to produce no increased traffic movements, given the site is already informally used for grazing. Therefore, no new car parking is provided as part of the change of use application. Visitors arriving by car are expected to share the parking provided in the allotments site.

3.4 Landscaping

New native species hedgerows sub-dividing the paddocks will follow similar species to the allotments boundary hedging. Proposed mixed native hedgerows to include:
- Cornus sanguinea
- Corylus avellana
- Crataegus monogyna
- Euonymus x europaeus
- Ilex aquifolium
- Rhamnus cathartica

If Wiltshire Council requires more detailed specification, we would be happy to submit a landscape plan as a pre-commencement condition on the approval.



Proposed Site Plan (Not to Scale, please refer to drawing 22105_1002_P2)

4.0 Summary

In summary, this change of use application is formalising the current use of the site, from an ANG to paddocks. The use of the site as paddocks compliments the approved adjacent use of allotments.

The site remains largely unchanged from existing, with the addition of new mixed native species hedgerows that enhance the soft landscaping of the site whilst providing separation between individual paddocks.

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