JAMES CAMPBELL ASSOCIATES LTD
CHARTERED ARCHITECTURAL SERVICES

Campbell House
173 Rochdale Road
Firgrove
Rochdale
OL16 3BN

Tel: 01706 354888
Mob: 07817 623183

Email: admin@jamescampbellassociates.co.uk
Web: www.jamescampbellassociates.co.uk

Date: 29th November 2019

Our ref: 19.1973
Your ref:

SUPPORTING STATEMENT

LAND OFF TODMORDEN ROAD
LITTLEBOROUGH

PLANNING APPLICATION FOR THE RETROSPECTIVE WORKS INCLUDING INSTALLATION OF ACCESS GATE, REMOVAL OF TREES / SHRUBS, AMENDMENT OF ON SITE LEVELS AND CONSTRUCTION OF NEW ACCESS OFF TORMORDEN ROAD AND PROPOSED DROPPED KERB OFF TODMORDEN ROAD

The retrospective works completed on the proposal site include:

- Removal of trees / shrubs along Todmorden Road site boundary;
- Installation of access gates (Vehicular and pedestrian) to the existing site entrance;
- Existing access point re surfaced with hardcore;
- Bankings removed along site entrance;
- Levels on site amended to provide level surface on site;

In addition to the retrospective works, this application seeks approval for:

- The installation / construction of a dropped kerb off Todmorden Road at site entrance point.

Both retrospective works and proposal work together to provide easier access to the site for the site owner and allow for the site to be used as desired by the owner. The removal of trees and shrubs was necessary to install a new access gate. The resurfacing of the access point to the site looks to work with the dropped kerb proposal to increase usability and vehicular access. Lastly the on-site level changes provide a level surface for the owner to use when visiting the site.