

**The White Horse Public House
Kidmore End Road
Reading
RG4 8SD**

**Formation of New Wheelchair Accessible Ramp & addition of new 5.00 x 5.00m
'Jumbrella' and timber decking board clad fixed seating in the existing Outside Drinking
Area of the Public House**

DESIGN & ACCESS STATEMENT.

The application site is currently occupied by the White Horse Public House and is located at the junction of Kidmore End Road and Grove Road and is situated in a mixed commercial and residential area.

The public house building is not Listed and is not within a Conservation Area.

The building has a traditional appearance with Victorian style windows and brickwork walls laid in a Flemish bond.

The main pub buildings are surrounding the outside seating areas and car park areas. There is a level difference between the main area of outside seating space, and a smaller area immediately adjoining the pub building. The level difference is 650mm. The proposed alterations to the site areas are mainly concentrated in this lowered area, and a new wheelchair accessible ramp will be formed to allow easy access between the different levels.

As part of the works to form the ramp further improvements will be made to the outside seating areas with the addition of a 5.00m x 5.00m fabric awning type jumbrella, which will have a dark grey coloured canopy, and the addition of new timber clad bench seating adjoining the wall to the edge of the new ramp, and adjoining the existing boundary wall in the existing upper seating area.

The ramp is being formed to allow easy access between the different levels of the site and will be formed at a gradient of 1 in 15 which is compliant with the Building Regulations. The ramp will be formed at the edge of the existing level change and will be bounded by new brickwork walls and black handrailing and balustrading. The areas of existing black balustrading and handrailing at the upper seating level will be retained. The existing steps at the level change will also be retained, providing alternative access between the levels for more able-bodied customers visit the premises.

The new 'jumbrella' will be approximately 5.00m x 5.00m measured on plan and will be sited in the lower seating area of the site near to the existing building. This will have a fabric canopy cover in a dark grey/slate colour, and typical of the type of large umbrella seen outside public houses throughout the country.

The new sections of fixed bench seating will be provided for customers to replace existing loose bench seating in the outside seating areas and will be formed in timber frames with timber decking board cladding.

The above alterations are intended to further enhance the facilities offered to customers of the Public House.

Use

The proposed alterations are intended to further enhance the facilities offered to customers of the public house and are intended to work alongside the current running of the site.

Amount

The proposed alterations are contained within the confines of the existing site boundary, and no additional areas are to be created.

Layout

The proposed alterations are contained within the confines of the existing site and the overall site layout will not be adversely affected.

Scale

The proposed alterations are contained within the confines of the existing site, and there would be no adverse effect on the site or the surrounding areas.

Landscaping.

No additional areas of landscaping are to be provided as part of the works; however the existing planting beds will be retained around the immediate area of the works.

Access.

The proposed work to form the new ramp is intended to further improve the access around the site at the change in site levels and will allow access for both able-bodied and less able-bodied and wheelchair users.

Site Photographs







