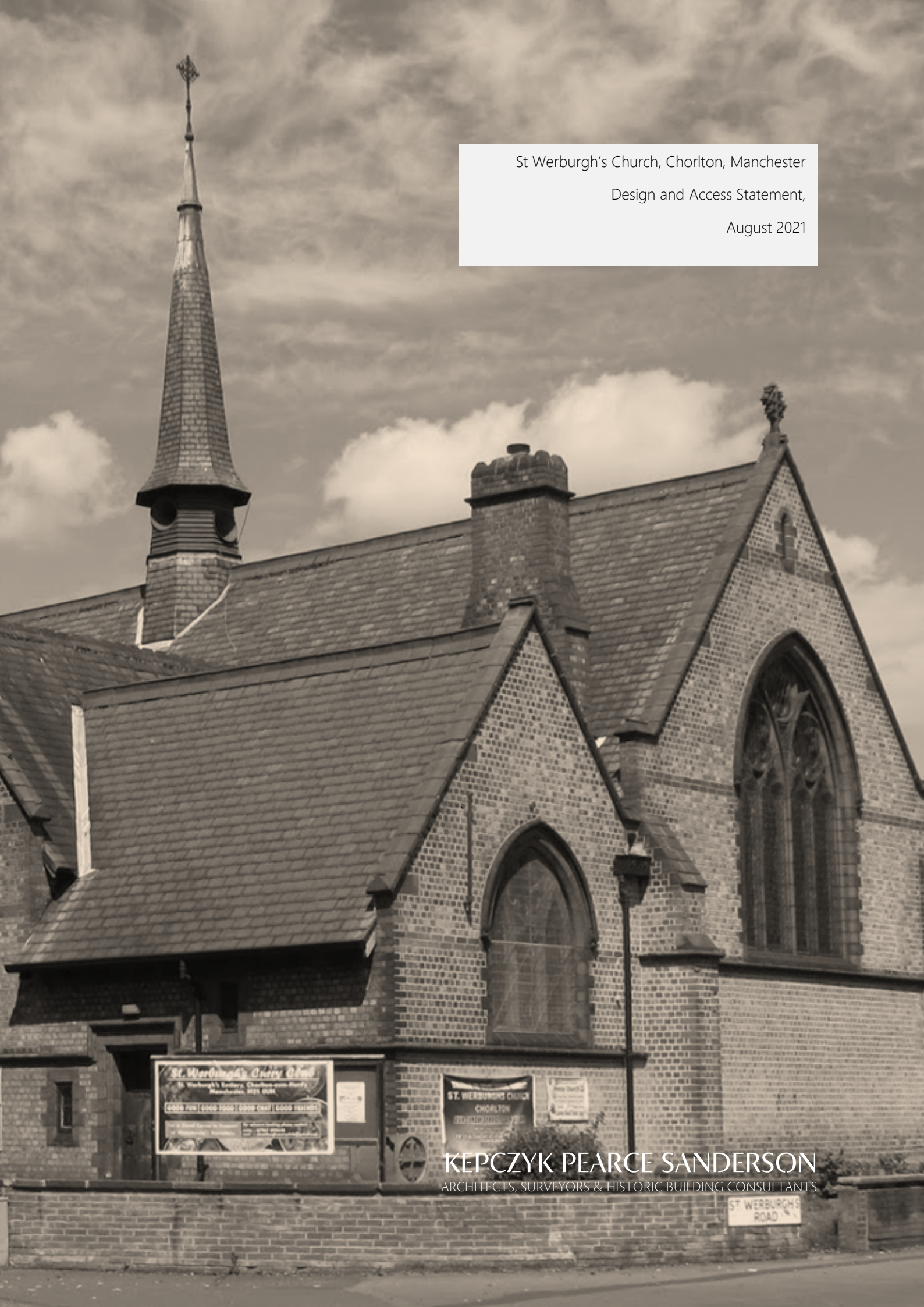




St Werburgh's Church, Chorlton, Manchester

Design and Access Statement,

August 2021

KEPCZYK PEARCE SANDERSON
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1.0 INTRODUCTION

This document supports the planning application for building a new level entrance (extension) to north-east of St Werburgh's Church and new access ramp and steps to Church Hall. This document should be read in conjunction with Kepczyk Pearce Sanderson's drawings: 01, EX01 to EX03 & P01 to P03. This Design and Access Statement has been prepared and submitted in support of the proposed works, in accordance with good practice guidance and considers the issues relevant to the proposed works.

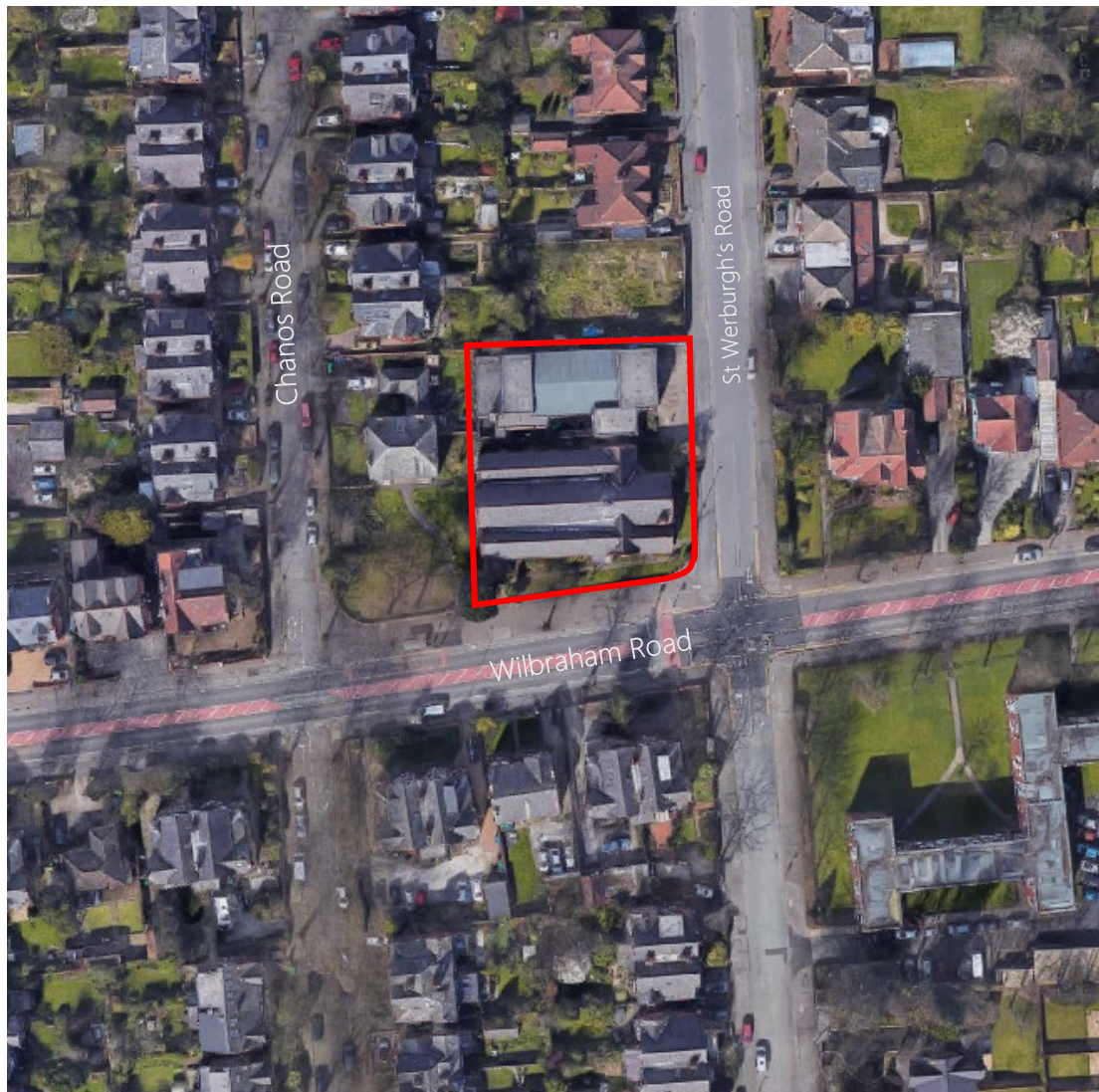


Figure 1: Location Plan of St Werburgh's Church and Church Hall. Source Google Map

2.0 THE BUILDING

1. St Werburgh's Church and Church Hall are built between 1899-1902. The church and Church Hall are not listed buildings and not within the conservation area. (Figure 2)
2. These two buildings are separated by a pathway. The pathway, in general, is a dull and grim space and wheelie bins are stored in this area. (Figure 3 & 4)



Figure 2: St Werburgh's Church and Church Hall, view from South-East.



Figure 3: View to pathway between the church and Church Hall.



Figure 4: Existing ramp and wheelie bins in the pathway between the buildings.

3. The existing entrance to the church is through south porch (Wilbraham Road) and does not provide a level access for the users. (Figure 5 & 6) There is no accessible ramp to church building.



Figure 5 : Existing Entrance (South Porch) to Church. There is no accessible path for the users with disabilities.



Figure 6: St Werburgh's Church, view from South-West (Wilbraham Road).

4. Church Hall entrance is located to east elevation of the building and faces St Werburgh's Road. The entrance is elevated; hence the users have to use stairs to enter Church Hall. (Figure 7) Although there is a ramp to south of Church Hall in the pathway between the buildings, the ramp is not visible from St Werburgh's Road and disable people have to take a long route to access to the ramp. (Figure 3 & 4)
5. The existing corrugated metal fencing to north-east of the site (boundary) wall has been neglected and have a negative impact on the buildings. (Figure 8)



Figure 7: St Werburgh's Church and Church Hall, view from North-East. Users must use steps to entre Church Hall.



Figure 8: Corrugated metal fencing appears to have negative impact on Church Hall and streetscape.

3.0 THE PROPOSAL

1. The proposal aims to create a new level entrance to St Werburgh's Church and an access ramp to Church Hall from St Werburgh Road. This will provide an inclusive access for the users and unifies the buildings' entrance. (Figure 10 & 12) Therefore, people with disabilities could enter the building safely and easily.
2. The proposal includes a new contemporary and level entrance lobby to the church from St Werburgh Road (north-east of the building), where the external and internal level are almost the same, and a new access ramp, steps and canopy to Church Hall.
3. The design of the new extension and access ramp, steps and canopy aim to follow the existing datum and lines from the church building. (Figure 9 to 12)
4. The proposed entrance lobby will be built of brickwork, with same details as the church plinth brickworks, at lower level (Plinth) and timber frame structure on top. The roof will be built of zinc and as a mono-pitched roof. New doors and windows will have aluminium frame. (Figure 12)
5. The new ramp to Church Hall will replace the existing ramp which is hidden in the pathway. The ramp will be DDA compliant that provides a safe, secure convenient route to the building for disabled users. The same brick plinth will wrap around outside the new ramp and steps to match the plinth of the church building.
6. Another aspect of the scheme is to build a bin store in front of the corrugated metal boundary fencing (not in the ownership of the church) to conceal the negative impact of the neglected fencing. The new timber enclosure will make the space aesthetically pleasing and improve the quality of streetscape. (Figure 12)



Figure 9 : Ground Floor Plan as Existing

- St Werburgh's Church
- Church Hall
- Existing Ramp to Church Hall

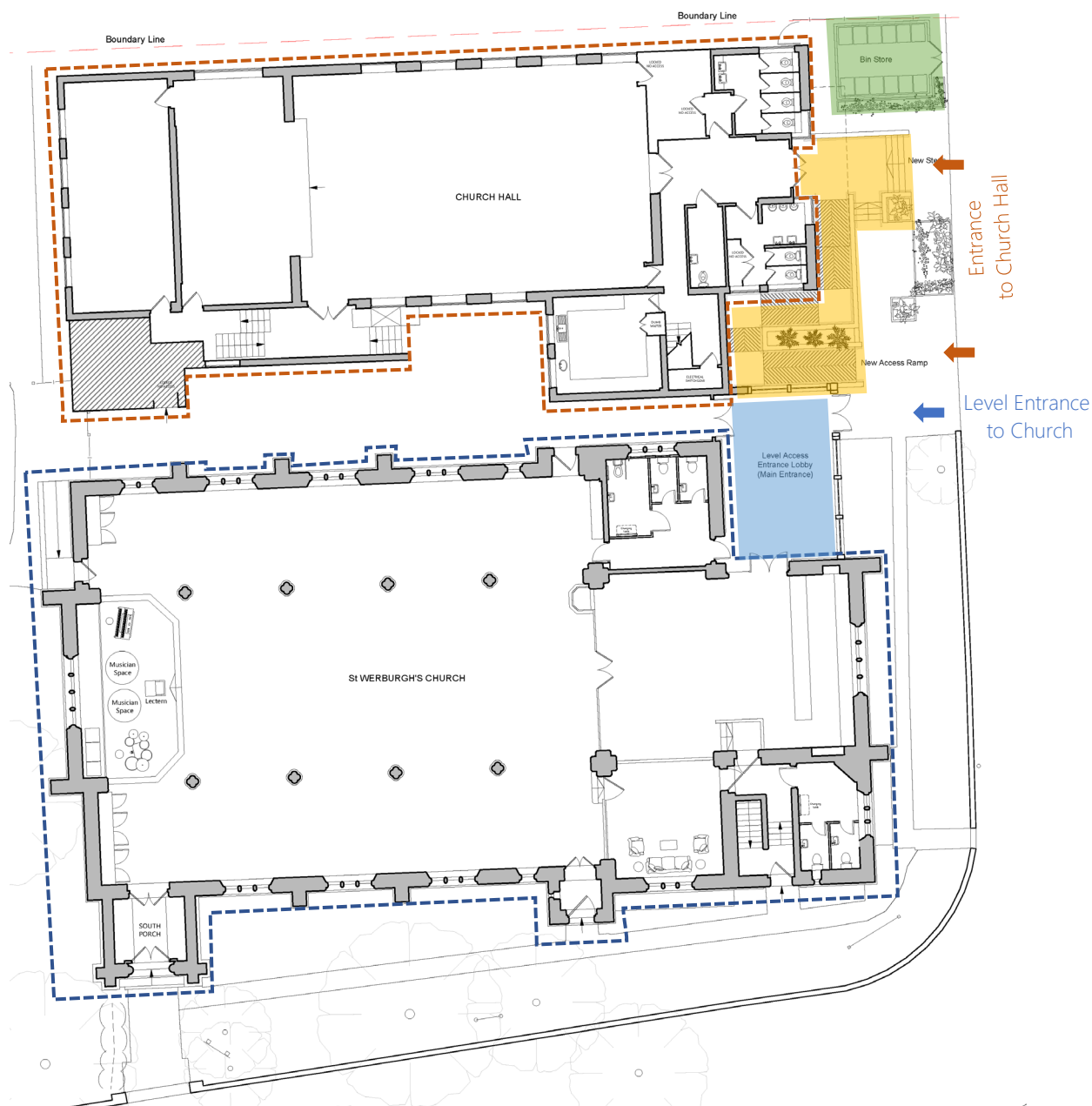


Figure 10: Ground Floor Plan as Proposed

- St Werburgh's Church
- Church Hall
- New Level Entrance Lobby (Extension)
- New Access Ramp and Steps (Church Hall)
- New Bin Store



Figure 11: East Elevation as Existing



Figure 12: East Elevation as Proposed

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