JUBILEE WORKS CLIFTON ROAD M40 8HN

Design and Access Statement for Jubilee Works Clifton Road M40 8HN Rev B 07/07/25

- The proposal is to rebuild following fire which destroyed existing buildings.
- The proposal will make use of a brown field site .
- The development will be reduced in scale from previous
- The development will be use class E(g)(iii)

Amount

The proposal is to rebuild 1525m2 of new light industrial units

Layout

The building will be 'L' shaped in form with access on the main elevations

Scale

The structures will be similar to the existing units prior to the fire but the overall footprint is reduced

Site Constraints

The new layout has informed by existing boundaries and access into the site the proposed layout i.e existing window positions etc retained, important features of the existing building.

Landscaping

There are no opportunities

Appearance

The new buildings will be formed using a portal frame which will be clad in metal panelling

Access

Access is from Clifton Road

Existing photographs Prior to Fire





Photos following fire




BRICKIES



Conclusion

The site is commercial in an industrial area area