

PINN RIVER SEND SCHOOL, LB OF HILLINGDON

SUPPORTING INFORMATION FOR DISCAHRGE OF CONDITION 14

Date: 08/07/2024 rev 1

SUMMARY

The following information has been prepared to respond to Condition 14 of Planning Application 2145/APP/2022/3534, which was granted permission on 23rd November 2022.

Condition 14 is as follows:

Prior to any above ground works for the development hereby approved (excluding demolition), details of 40 long-stay and 4 short-stay covered and secure cycle storage spaces designed in accordance with London Cycling Design Standards, alongside changing facilities, lockers and showers for users of and visitors to the development, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, the development shall not be occupied or brought into use until the approved cycling facilities have been implemented in accordance with the approved plan, with the facilities being permanently retained for use by cyclists.

REASON

To encourage an uptake in cycling in accordance with Policy T5 of the London Plan (2021).

This summary makes reference to the facilities proposed for inside the new school building only. For details of external cycle storage, please refer to the Landscape Architects proposals.

2nr changing rooms have been identified for the use by those cycling to the site, which could be user users or visitors to the development. Therefore, changing rooms designated for out-of-hours community use also have been identified as meeting this requirement, and not changing rooms for use by the school only. The are rooms 0.032 and 0.033 (both identified as *Pupil Changing and Showers (Ambulant)*) shown on drawings PL15 and PL16. These are separate to the pupil ambulant and non-ambulant and staff/accessible changing rooms dedicated to the hydrotherapy pool, for use by the school only.

The changing rooms containing lockers and showers (0.032 and 0.033) are serving both the school's and community's uses, in that they are separate to the hydrotherapy suite but are also the changing rooms for any out-of-hour/community users using the Main Hall.

Each changing room contains 2nr shower cubicles (one enlarged and one standard). Changing room 0.032 contains 12nr lockers (3x stacked 4-door locker system) and changing room 0.033 contains 16nr lockers (4x stacked 4-door locker system). A total of 28nr lockers are proposed to be provided, which we believe exceeds the minimum 27nr lockers based on providing 2nr per three long-stay spaces based on the proposed number of staff at the new school.

The locker location is suitable as it ensures the facilities are convenient and accessible for users, as well as being close to the shower facilities.

Documents attached:

FS0728-NOV-V1-00-DR-A-PL15.pdf
FS0728-NOV-V1-00-DR-A-PL16.pdf