KMS CONSULTANTS & ASSOCIATES LTD
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DESIGN & ACCESS STATEMENT

Former Commercial Hote
125 Wellington Street,
Batley, WF17 5TH.

Proposed New Build Commercial Unit,
Vehicle Software Diagnostics Centre.

Previous Application;

Application 2025/91419
Erection of commercial unit (vehicle software diagnostics centre) with 3 flats above
former Commercial Hotel, 125, Wellington Street, Batley, WF17 5TH
Received on 21-May-2025
Application Refused, comment period has ended

Application 2024/92495
Erection of commercial unit for vehicle software diagnostics centre
former Commercial Hotel, 125, Wellington Street, Batley, WF17 5TH
Received on 02-Sep-2024
Application Approved, comment period has ended

Amount of Development;

In line with the Approved Application - 2024/92495
Proposed New Build Commercial Unit,
Vehicle Software Diagnostics Centre.
Very Low Noise emissions,
Appointment by Pre-Booking Only.
Unit Size – 20-26m x 12.5m –
Area - 287sqm = 3090sqft.

Layout, Design & Appearance;

General Light Industrial Unit,
Standard Portal frame Construction,
Finished - Yorkshire Stonework to match Surrounding.
GRP Flat Roof.

Perimeter Boundary Wall,
1m High, Yorkshire Stonework to match Surrounding.

Access;

Site/Public Access form the existing Entrance/Exit.
No changes undertaken to the Highway in terms of either pedestrian or vehicles access.