

HATCH END INDUSTRIAL ESTATE, FIR LANE, MIDDLE ASTON OX25 5QL

PLANS FOR THE FUTURE

August 2022



Following meetings with Richard McAndrew and Martin Lipson of Steeple Aston and Laura Bliss and Emma Jewson of Middle Aston, it was agreed it would be helpful to set out our plans for general circulation.

Having listened to the Parishes concerns on traffic generation and now having let the existing units, we are considering moving away from the original scheme towards a lower intensity of use. We are now looking to retain the existing units and add three further units and possibly a café at the rear of the site, all would be unsighted from Fir Lane.

The existing units have been repainted and a light level of works undertaken to bring them up to standard. These have now quickly let to local businesses. We have purposefully been selective and sought a wide variety of occupiers: a solar panel company, ironing and laundry services, children's dance classes, a music sound engineer, several storage users and most recently a design company who are developing an electric vehicle. The estate employs local people, has a strong community and collaborative outlook and we know there is demand from small local businesses for similar units.

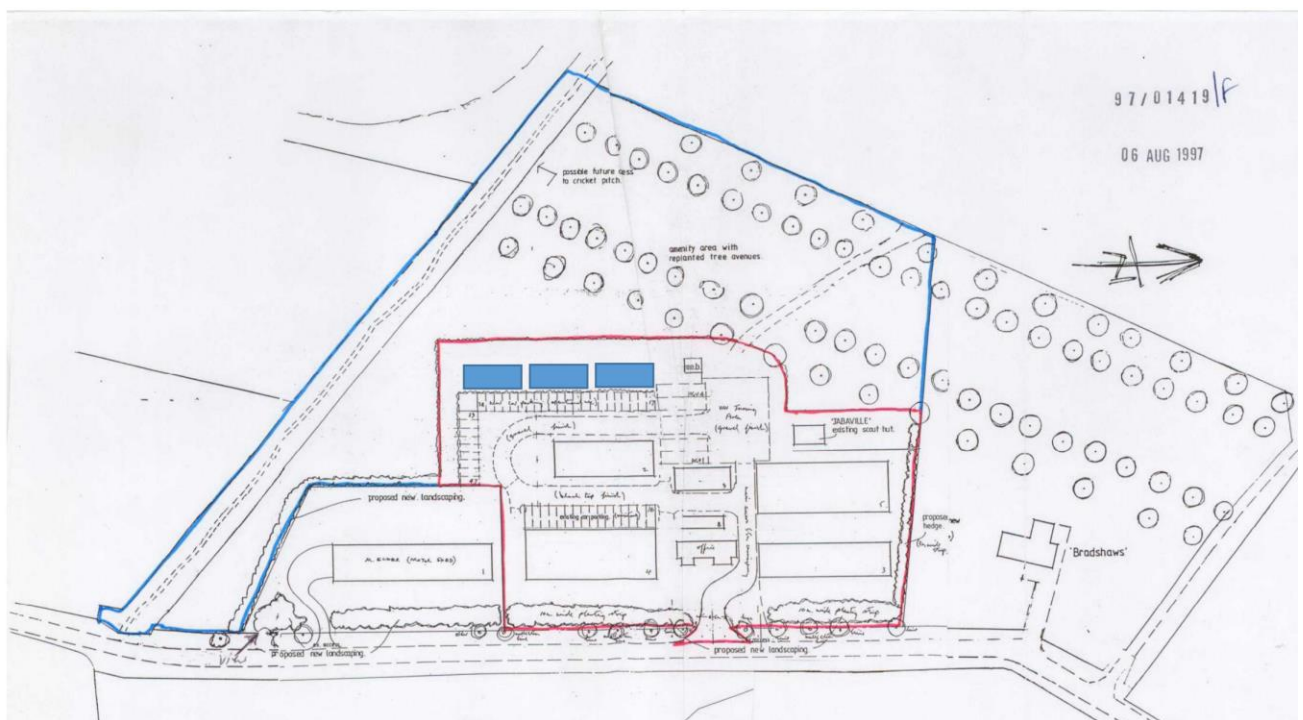
We are proposing to apply for three single storey units each of approximately 2,000 sq ft, to be sited as below (units in blue) at the rear of the site. We'd also like to provide a café on the site and for its customers to make use of the beautiful open area that runs to the north

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of the footpath. We are hoping that parents and the children of Dr Radcliffes will particularly welcome this.

The new units will be single storey and of a similar style to the existing units. We acknowledge the concern of the previously submitted scheme with regard to an increase in traffic and we feel our new proposal addresses this concern. We feel the additional units combined with the existing occupiers will not significantly increase traffic. The café would increase traffic but our understanding from local feedback is that a café would be welcomed.



In general we hope the application will be well received and look forward to hearing your feedback.

Charles Sandy & Patrick Bradshaw

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