

1 Barnards Way, Lowestoft

The Applicant is East Suffolk Council, who are looking to establish a logistics hub to the North of the site to support their on-going maintenance strategy for their council housing services, providing a fit for purpose modern facility.

Alongside this, light industrial/commercial units will be provided, with associated services and parking to provide much needed floor space to support the local economy.



Site location

The 0.9-hectare site located off Barnards Way in Lowestoft is situated behind the existing North Quay Retail Park and industrial estate.

Currently, the site is unoccupied, except for perimeter security measures. The site is currently formed of overgrown scrub, ruderal species, and trees that limit access to the area.



The Logistics Hub will be located to the North of the site, and is designed as a hybrid building incorporating office, storage, and training facilities. It is two stories tall allowing for a partial storage mezzanine. Within the main building, administrative offices and associated facilities will be provided to support the Housing Maintenance teams as well as product storage areas.

The appearance of the Logistics Hub will take a contemporary industrial form to reflect its functional nature in keeping with the architectural language of the wider commercial/industrial park.

To the south of the site are proposed six light industrial units, along with 30 associated parking spaces, accessed from the southern side. These units are two stories in height, predominantly metal clad, with appropriate fenestration designed to minimise impact on adjacent residential properties.



Site aerial view looking north

Proposed site



Site aerial view looking south



Site entrance from Barnards Way looking north

Proposed site



View of commerical units 5,6&7 looking south west



View of commerical units 5,6&7 from Barnards Way site entrance

Proposed site

Ingleton
Wood



View of commercial units 2,3&4 at south of site



View of Logistics Hub from secure gate entrance

Proposed site

**Ingleton
Wood**