

Heritage Statement

and

Design and Access Statement

Increased side conservatory.

to

Old Mill House

Old Mill Lane

Thurgoland

S35 7EG

Heritage Statement

General

The building description.

A beautiful natural stone detached cottage set in a tranquil setting along Old Mill Lane.

The existing property has many features of interest such as:

Natural stone external skin.

Stone surrounds to doors/ windows

The existing conservatory is not in keeping with the character of the dwelling and by the nature of size and being a conservatory does not promote comfortable usage.

The conservatory frame is from wood effect pvc.

Proposed development.

Reasons for the development

To extend the conservatory to a more usable size.

To create comfortable living conditions throughout the year.

To create a room that the internal temperatures can be controlled easily and economically enabling all year usage.

Create a room that is more in keeping with the existing dwelling and incorporates as many of the existing features as possible.

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Design and access Statement.

General

Throughout the design process many options have been considered.

The main criteria were to enlarge but minimise the size to retain a subservient position with the existing dwelling.

The new conservatory remains the same width as the existing at 3m, minimising the front and rear visual impact.

The existing conservatory is totally out of character with the existing dwelling.

The proposed is intended to sit seamlessly and incorporate existing features ensuring it will be in keeping.

All materials are to match the existing.

The builder will investigate the possibility of sourcing reclaimed materials to give further authenticity and blend with the existing whilst still being able to stand alone as a more recent addition.

Summary

The proposed development:

The proposed works are sympathetic to the existing building and is also in keeping with the properties in the immediate location and along Old Mill Lane.

The proposals have been designed in a way to avoid any adverse effect on others and maintain the current standard.