

J.A.P. Architects

Planning & Listed Building Application for

Proposed rear porch and minor internal alterations

[small-scale works in addition to works previously approved under applications DC/20/0916/H & 0917/LB]

at

Popes Farm, Depden, Bury St Edmunds

Design, Access & Heritage Statement

May 20221

Contents

- 1.0 The Site & Heritage
- 2.0 The Proposal
- 3.0 Access
- 4.0 Conclusion

Trevor Lang B.Sc
Lee Frere BA (Hons) Dip. Arch. RIBA

Market Hill, Clare, Sudbury, Suffolk, CO10 8NN
Tel: 01787 279490

e-mail:enquiries@japarchitects.co.uk website: www.japarchitects.co.uk

1.0 The Site & Heritage

- 1.1 A location plan, site photographs and measured survey plans of the existing building are provided at drawings 21011-01, 02 and 03.
- 1.2 Popes Farmhouse is a listed property set in a generous 0.62ha plot to the south of Depden Green, in the village of Depden, Bury St Edmunds.
- 1.3 Popes Farmhouse is Grade II listed (list entry: 283120): *A C17 timber-framed and plastered house. 1 storey and attics. 4 window range, double hung sashes with glazing bars, small panes. 1 C20 casement window. C20 boarded door, with gabled porch, thatched. The roof is thatched, with 4 large gabled dormers with double-hung sash windows.*
- 1.4 In addition to the measured survey information, a detailed Heritage Appraisal, prepared by Barry Hillman-Crouch, is provided with this application.
- 1.5 Planning and listed building consent was recently granted (to the previous owner) for a new extension to replace the modern, lean-to structure at the north east gable along with internal alterations to the hall and stairway spaces (ref: DC/20/0916/HH and 0917/LB).

2.0 The Proposal

- 2.1 Detailed proposals are provided at drawings 21011-04 and 05.

The property was recently purchased by Eleanor Sykes, who moved in recently. Mrs Sykes is planning to implement the previous consent, but we are also now seeking approval for some additional, quite minor, alterations. The most prominent of these is an idea to create a day-to-day entrance lobby at the rear.

At present the entry door used most often leads directly into the kitchen dining area - this is not ideal for coming in straight from the garden with boots and dogs etc and it makes the dining space a multiple-direction circulation space. Therefore, we propose to create a new, oak-framed porch area, with a flat roof finished in lead that will tuck in beneath the existing thatch. By removing a window in the modern wing, we can create better circulation into the kitchen and then, by reinstating an original opening into the large living room (and blocking up the existing opening) we can create a more functional dining space (note: the stair is to be repositioned as previously approved).

The existing entry door is to be replaced by a simple glazed aperture.

The only other proposed change is externally: to pull out the retaining wall of the (quite odd) drainage channel around the modern extension to create a slightly sunken terrace. This will also enable us to refurbish the drainage situation around this channel, which at present doesn't work that well and is causing some damp in the lower walls of the modern extension.

3.0 Access

- 3.1 Vehicular and pedestrian access into the site and up to the dwelling will remain unchanged.
- 3.2 Circulation inside the dwelling will be improved with the relocation of the staircase (previously approved) and a new, day-to-day entrance porch.

4.0 **Conclusion**

- 4.1 These proposals have been very carefully considered to create a more functional and historically rich dwelling for our clients to enjoy.
- 4.2 We have liaised with the council's conservation officer, who has accepted the principle of the proposed scheme.
- 4.3 The original, historic elements of the building will be unaffected by the proposal.
- 4.3 We commend these proposals to the council and hope to receive officer's support.

L Frere

On behalf of J.A.P Architects