Heritage Statement

For the erection of a single storey rear basement infill extension including internal alterations

6 Ponsonby Place, London SW1P 4PT

Current use:

This residential building is in a terrace row of properties located within the Millbank Conservation Area (28), is of 4 storeys including a basement. There are no Article 4 directions for this area.

An extract of the Conservation Audit for the immediate area is as below:

4.19 The properties along Ponsonby Terrace and Place leading off Millbank are less grand. They retain a uniform appearance and are of stock brick with typical detailing including channelled stucco ground floors and Italianate style window surrounds, many retaining the flat pediment with brackets. Simple cornice details remain to the parapet completing the composition of the facades. The roofline remains remarkably intact, with London roofs set behind the parapet cornice and the regular rhythm of the chimney stacks and pots providing interest to the skyline. The slight projection of some properties provides a subtle detail and overall structure to the terraces. Painted, timber single glazed sliding sash windows of the original design predominate. Many original timber panelled doors also remain. Further guidance on repair and alteration to these properties can be found in the Westminster City Council's 'Pimlico Design Guide'.

Proposal

It is proposed to remove the existing conservatory and construct an infill extension complete with flat roof and a lantern light. The wall between the existing rear projection and the new infill extension is to be removed. The basement interior is to be remodelled.

The application is to increase the area by 5 m2 of 4.25% of the gross internal floor area

The Appearance will not be detrimental to the existing structure, appearance and the surroundings

The Heritage Assets will not be affected by the proposals

Sustainable Design Principles will be used throughout.

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