

Supporting Statement

DESCRIPTION

White Horse Architecture were appointed by Chris and Sarah Keelty to design and coordinate the renovation of Church Farm, recently purchased at auction.

Church Farm comprises of the main farm house, a barn, a store building and a ruin at the top of the plot. The main farm is arranged perpendicular to the Church Street presenting a gable end characterised by a catslide roof to the rear. An attached garage / store runs along the length of the street frontage. The building is currently in a severely delapidated state requiring major renovation and reordering in order to turn it into a family home.

PROPOSED WORKS

The proposed works include repositioning of the stairs to the centre of the house to create connections and openness between rooms with a new entrance door on the west side facing the garden.

Conversion of the garage space to create an open-plan kitchen and dining room. The room is proposed to be approximately 1.5m wider than the existing footprint to allow the external walls to be insulated and create a new connection back into the main building.

First floor extension turning the existing catslide roof into another gabled roof to accommodate a master bedroom suite.

Installation of a new wood burner and flue in the new hall area.

Installation of PVs on the roof of the south elevation.

MATERIALS

The existing building fabric has suffered as a result of inappropriate cement based render being applied to the outside, which has caused damp issues and affected the building's ability to breathe. It is proposed that this render is replaced with a natural render and any damage caused is repaired using lime mortar.

The proposals include a palette of high quality natural materials such as a new slate roof and a thatched roof (the new owner is a thatcher) with metal rainwater goods, lime render, painted timber windows and doors, timber columns on the courtyard side and rubble stonework to match existing walls.



2. View from Church Street looking south



3. North elevation of the main farm house



1. View from Church Street looking north.



4. West elevation of the barn