

HERITAGE STATEMENT

This Heritage Statement has been provided to support the application by Ben Jurin Architecture Ltd. Advice on the nature of the application is to ensure compliance with the Development Plan and the material circumstances have been considered from the outset.

THE SITE

9-11 South King Street currently consists 2 self contained flats.

Access to the flats is via a front entrance located to the left hand side of the front elevation.

There is a rear door access/exit for the ground floor flat located off the rear alley.

The building lies within the Blackpool Town Centre Conservation Area and at the town centre end of South King Street predominately consists retail premises at ground floor level with flats above, however there are terrace houses on the opposite side of the road just 100 m away on the same road.

These aforementioned houses along are closely located to one another and the majority do not have off street parking.

CONSULTATION

Ben Jurin Architecture Ltd have consulted with the conservation officer at Blackpool council and as such have taken reasonable steps to mitigate their concerns. See Appendix 1

THE AREA

South King Street is a mixture of residential properties towards the Southern end of the street and retail with flats above to the northern end .

The property opposite and each corner property at the end of this block all contain original features such as stone cills and heads and red brickwork.

APPEARANCE & STYLE

Regarding the appearance and style of the proposed front elevation, we have followed instruction off the conservation officer and introduced new windows at ground floor level, a new rendered plinth below the windows and rendered fascia above the new windows .

CONCLUSION

Our proposal seeks to regularise unauthorised changes made to the front elevation as these changes deviate from the approved permission granted in 2019. Moreover, due to local drug addicts and patrons of the Frenchman's Cove constantly sitting and leaning into the entrance to the flats and bay window, we seek approval for the proposed gate and railings.