

D22140 DESIGN AND ACCESS STATEMENT
The School House Ninebanks Hexham NE47 8DB

PROJECT DETAILS

Proposed replacement of decayed wood dormer window frames.

The size of the existing frames and apertures will remain the same. There are no proposed works or alterations to the apertures or dormer roofs.

BACKGROUND

Site Assessment

The site is located at School House, Chapel Bank Ninebanks, Hexham NE47 8DB

The property is a private residential terraced dwelling.

The application relates to the dormer windows to the front and rear elevations of the dwelling.

The purpose of the application is to seek Planning Approval to replace the existing decayed wood window frames with new wood dormer window frames.

EVALUATION

The existing windows are not original to the building and it is believed they were installed in the last century after the building was converted from a school classroom block into residential accommodation.

The dormer frames to the front and side have suffered extensive decay through lack of maintenance and have reached the end of their useful life.

The proposal is to replace the dormer window frames with new wood dormer window frames, replicating the existing configuration and layout

It is considered that the proposal will not impact or give rise to harm the dwelling or the amenity of the residents of adjoining properties.

We consider replicating the existing historic Georgian configuration and layout will not be detrimental to the special architectural or historic merit of the building.

USE

The proposed windows will provide means of ventilation, egress, and security as well as improved thermal efficiency.

APPEARANCE

The proposed windows are to replicate the existing multi-pane configuration in keeping with the age and character of the dwelling and will maintain the traditional appearance of the building. All frames will be factory decorated in a traditional white or cream finish.

ACCESS

The site is accessed from Chapel Bank, and access to the dwelling will be unaltered