

HERITAGE STATEMENT

28 South Street,

Wendover,

Aylesbury,

HP226EF

27.01.2024



- Introduction

- Background:

South Street is positioned within the Wendover Conservation area. No. 28 is a small, grade II listed cottage located on the west side of South Street. This very picturesque house is of timber frame construction with painted brick infill under a clay tiled roof. The house dates from the late 17th Century. There is a 20th century extension to the rear which has been successfully and discretely incorporated, adding the addition of a small enclosed porch area to the rear entrance of the property.

- Scheme proposals:

An off-street parking bay for one vehicle. There would be little disturbance to the landscape when creating the parking bay; this would include a dropped kerb, courses of granite setts extending in from the property boundary and re-bedding the shingle surface. Visually, the road side appeal would remain largely unchanged, in keeping with the picturesque surroundings.

- Identification of Assets for Assessment of Heritage:

- Identified Assets:

The heritage assets that could potentially be affected by the subject proposals are outlined below:

- Listed building – 28 South Street
- Wendover Conservation Area

- Assessment of Significance:

28 South Street is an excellent example of 17th timber framework. The property and gravelled side garden are viewable from the road side. The property is set within a generous plot, with a larger landscaped sitting area, which is enclosed by trees, vegetation and fencing.

- Impact of proposal on Heritage asset:

The proposal seeks to have no impact on the original 17th century historic fabric of the building. The proposed parking bay will sit within the existing gravelled area to the side of the property and will consist of granite setts and shingle, which will be respectful to the original elements of the property by means of material and design. The landscaping will be largely unchanged and aesthetically pleasing to this picturesque house and garden.

Vehicles are currently parked immediately on the road to the front of the property, partially obscuring the picturesque house from clear view. With the introduction of the shingle surface parking bay, the owner's vehicle will be parked to the side of the property, off the road side, more fitting to the rural conservation area, making the principal elevation of the property clearly viewable.

- Listing Entry:

Heritage Category: Listed Building

Grade: II

List Entry Number: 1204265

Details: SP 8607 WENDOVER SOUTH STREET west side 10/282 No.28 1.9.74

GV II Small Cottage. C17 altered. Timber framed with painted brick infill and gable wall. Old tiled roof, brick chimney to RH, gabled eaves dormer to LH. 1-storey and attic. Board door to RH, 2-light casement to LH open lean-to rear addition. RCHM I.p. 307. MON.17.

Listing NGR: SP8681307568