

DW Design
26, Church Lane,
Bothamsall,
Retford,
Notts DN22 8DN

Application Reference: 24/00258/HOUSE

Erection of a detached garage/storeroom

Site Address: Farthing Cottage, Main Street, Walesby, Newark, Notts NG22 9NW

Heritage Impact Statement

Farthing Cottage is not a listed building but a building of historical local interest dating back to the late 1800s / early 1900s and is listed on the Nottinghamshire HER register, Record Number M14225.

Although a building of interest it is not sited within Walesby's conservation area which is approximately 200 metres away from the property at its nearest point on the junction of Chapel Lane and Main Street.

The building has had several additions and modifications over the years and sits on a substantial corner plot with access from Burton Rise (a cul-de-sac) which is a 1970's development of mainly bungalows.

The house is built with its main front elevation at 90 degrees to Main Street facing the adjacent property named "Watan" with its gable end fronting the road, the rear elevation faces Burton Rise and the gardens border both Main Street and Burton Rise.

The site is visible from Main Street and Burton Rise and the proposal is for a 7m x 5m Garage/store which will be built using materials to match as closely as possible that of the cottage and will be sited 13 metres away from the property adjacent to its boundary with the adjacent property's garage on Burton Rise. (3, Burton Rise).

The front elevation of the proposed building is only 4 metres back from the building line on Burton Rise and the adjacent property.

No trees, shrubs or hedges will be disturbed or removed from the development site for the work to be carried out

The property being developed will be in keeping with the surrounding area and existing cottage and will not have a negative impact to the proposed site.