

HERITAGE / JUSTIFICATION STATEMENT

FOR THE CHANGE OF ROOF TILES

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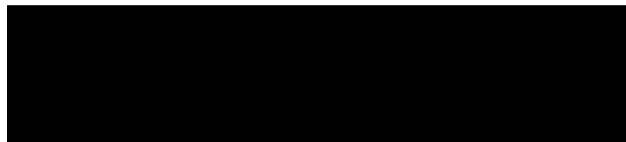
**Ford Hill House
Ford Hill
Little Hadham
Herts
SG11 2AZ**

Date: February 2024

To support residential Planning Application
and listed building consent

Prepared by:

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Herts Essex Planning



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1. Heritage Statement

The property Ford Hill House, Ford Hill, Little Hadham is Grade II Listed under Entry No.: 1210684.

Heritage Category: **Listed Building**

Grade: **II**

List Entry Number: **1210684**

List Entry Name: **FORD HILL**

“House. C18. Double fronted, double pile plan, 2 storeys, plastered brick, below road level and facing N. Tiled, gabled roof. External gable chimneys to front part out internal gable chimneys to rear part. 2 window front, central glazed porch and central door down steps. 3-light casement windows to Ground floor and 2-light above. Plastered single storey lean-to projections to E and W sides. Panelled fan pargetting to front. All partitions within brick external walls are timber-framed, with their studs exposed. Symmetrical plan with main room on W. Said to have formerly been an inn.”

The property was first Listed on the 29th April 1985

Justification Statement

- 1.1 This Heritage Statement covers a new application to replace Cedar roof tiles to a Slate roof covering on the central section of the house and the left single storey roof. The client wishes to work with the fabric of the building as closely as possible and the work involves no structural alteration to any of the original internal features.

The righthand side (viewed from the road), is a fairly recent extension which was completed in 2011 and the roof tiles do not need to be replaced at this time.

In 2019 East Herts Council was approached re possible grant and advice in respect of listed building consent.

After an initial phone consultation with Laurie Humphries, Historic Building Grant Consultant, he advised that shingle tiles are not recognised as traditional roof material for residential buildings within East Hert District Council or in the UK, and that possibly slate may have been the original roof covering.

After a site visit from Laurie together with the client's roofer, it was decided that the current roof structure would not support the weight of a traditional slate tile without significant strengthening and looking at the use of an alternative was discussed.

Due to Covid and personal circumstances the project was placed on hold.

Since contacting the roofer again, he has proposed a Rivendale slate which has a natural pattern that would match the property's age. The roof structure would not need to be re-enforced as the Rivendale tile weight ratio would be similar to the shingle tiles and this will also allow for the current structure to be preserved, as per the comment below from the roofer:

"The current structure has substantial sized purlins to back and front elevation with struts to support the purlins in place and collar to rafters, so no extra support needed"

The back of the house is south facing, and the sun has a detrimental impact on the lifespan of the current shingle tiles and therefore, if replacement were to be on a like for like basis, this will always compromise durability - this would not be the case with the Rivendale tile which has greater durability and sustainability.

3 – Photographs



Photo 001 – front of the property



Photo 002 – rear of the property