

Conservation and Urban Design Advice

Reference: X/23/0456/CND

Planning case officer: Diane Verona

Original case reference: 3/22/2068/FUL

Site address: Brickhouse Farm, Church Lane, Hunsdon, Hertfordshire, SG12 8LG

Date of consultation: 15/01/2024

Date of response: 16/01/2024

Recommendations:

- Objection
- No objection
- Further information and/or amendments required

Observations:

The application is for "Discharge of Conditions 3 (Materials), 4 (Sustainability) and 7 (Bat boxes) of Planning permission 3/22/2068/FUL". Comments are set out below on the relevant condition.

Condition 3 (Materials)

To achieve an accurate match to the existing facing brickwork it is proposed to use a selection of bricks which include Regency Orange Multi Handmade, Reclamation Weathered Red Rubber, Banita, and Heatidi Blend. A photograph has been submitted showing samples of two of the proposed bricks, adjacent to the existing facing brickwork. These are acceptable. A similar photograph showing the other two proposed bricks should be submitted.

Iberian natural slate is proposed which is not acceptable. British slate should be used which is denser, stronger and durable, making it more suited to the British climate. British slate is also typically less susceptible to rusting, discolouration and cracking when compared to Spanish slate.

The proposed weatherboarding is an acceptable design, however the type of timber should be confirmed.

A photograph has been submitted showing the type of vertical timber cladding which is intended for the link extension. This is acceptable in principle, however the detailed specification for the timber cladding is required.

Condition 4 (Sustainability)

This condition mentions that an air source heat pump will be installed. This requires planning permission and may require listed building consent depending on if it is fixed to the building. Further information is required.

Extractor fans are referenced. These are likely to require listed building consent and further information is required. It is intended to install a rainwater harvesting system. Further information is required about this as it may also require planning permission or listed building consent depending on if it is fixed to the building.

The further information and/or amendments requested above should be provided to the planning case officer within a timescale that would allow for the case to be determined within its deadline. The planning case officer should assess the request above and set a suitable timescale for this further submission. If the further information and/or amendments requested are not delivered or deliverable within this timescale, then this application should be withdrawn by the applicant. If it is not withdrawn, it should be determined on the basis of our objection as set out above.