**Design and Access Statement Householder** **Alterations to listed building**

**&**

**For applications for planning permission and/or listed building consent**

**Proposal:**

Demolition of Porch which was built in 1996

**1. What features are on the existing site?**

This is a semi detached house which was built c1870. It comprises of a ground floor and a first floor. The front elevation is constructed of handmade plain clay tiles. It also has timber sash windows. The roof is a traditional London ‘butterfly’ roof , but there is a small front garden . It is enclosed by walls constructed of London stock brick. It is attached to No. 58 Well Street.

2. **Please provide details of how access issues will be addressed**  - N/A

**3. Please provide details of the layout of proposed development** - Returning it to its original condition in line with No.58 Well street.

4. **Please provide details of the scale/appearance of the proposed development**. - This is a demolition and will make the house much more aesthetically pleasing and reinstate it to how it should look as a listed building.

5. **Please provide details of the landscaping in the proposed development** - N/A

6. **Please provide details of how Heritage Assets issues have been addressed**.

The property is Grade 2 listed. Its character is predominantly residential. We have a small front garden and no rear garden. The overall appearance, despite later alterations, is that of uniformity of front elevations. The property subject to the application exhibits many of these characteristics and is considered to make a significant contribution to the heritage asset. Impact. However, the character of the house as a whole is marred by its hideous porch which takes up the majority of the front garden and makes the properties appearance less attractive and not in character with the rest of the house.. Removing the porch will help reunite the house and will positively enhance it and return the character of the heritage asset.