

HERITAGE STATEMENT IN SUPPORT OF PLANNING APPLICATIONS

REFERENCE. DS/TMP/1/P2/23 DS/TMP/2/P2/23. DS/TMP/3/P2/23

(PHASE 2)

Proposed detached dwellings (4No) to existing garden area rear of Hensingham House.

PROJECT. (PHASE 2)

Development of land to rear of land to rear Hensingham house, to be served by new access road Phase 1 for new dwellings.

CLIENT

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PROJECT DESCRIPTION.

Conversion of existing building, containing flats, to form five dwellings, minor external alterations, demolition of existing single storey extension and double garage. the construction of a new access road, and associated parking area.

INTRODUCTION

This heritage statement has been prepared by CDL Architecture, to accompany the Phase 1 and phase 2 planning applications.

The purpose of this document is to assess the impact on the conservation area.

LOCATION AND DESCRIPTION OF THE SITE. (PHASE 1)

The site is located on Egremont road Hensingham, . The substantial property, occupies a prominent place in Hensingham, with substantial grounds to the rear.

The existing main western elevation with original features, contains the original Hensingham house, and flats, this will be converted to maintain the main house, and convert the flats to a four bedroom dwelling. The associated buildings that front Hensingham road and to the North of the main West elevation, will be converted to dwellings, (from now sub standard accomodation) with very minor external alterations.

The main elevation to the building is the western elevation that can not be seen from Egremont road. This elevation will have very minor external alterations, with great care being taken to preserve the original features.

A small defective single storey extension is to be demolished to enhance the original south elevation, and an existing double garage, that is not part of the original south elevation, is to be demolished to allow access to phase 2 .

The original access round Georgian house is to be discontinued.

Historic England Shows no record of the application site being listed.

LOCATION AND DESCRIPTION OF SITE. (PHASE 2)

The site is situated to the west of Hensingham House and is currently vacant, it is proposed to develop the site for new housing (estimated 31 dwellings), as detailed in phase one description, a new access road is to be provided through the existing grounds of hensingham house.

Part of the western garden area of hensingham house, and the old barn and farmyard is to be incorporated into phase two for dwellings as detailed plans.

The development area will provide quality homes in a prominent setting.

ASSESSMENT OF IMPACT

The propopsed works will not significantly alter the Architecture of the building or the general aesthetics.

CONCLUSION

The significance of the original building has been considered at all times, whilst producing these proposals, ensuring that the buildings future can be maintained, and the associated proposals will enhance the general area with qualty homes and conversion, fetched up to current standars and regulations

David Shankland
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