

Consultee Comments for Planning Application APP/18/00200

Application Summary

Application Number: APP/18/00200

Address: 14 Bath Road, Emsworth, PO10 7EP

Proposal: Remove pebble-dash on front elevation of house exposing original brickwork; replacement front door; clad existing rendered front bay window with wood cladding.

Case Officer: Tina Pickup

Consultee Details

Name: Consultee Heritage Team

Address: Public Service Plaza, Civic Centre Road, Havant PO9 2AX

Email: Havant.Heritage@havant.gov.uk

On Behalf Of: Conservation Officer

Comments

Principal Conservation Officer No Objection

14 Bath Road is an end of terrace property. To the front of the property there is a two storey bay and a porch with a pitched roof. The property is separated from the next terrace by a shared access.

The property sits within Town Mill Pond (Bridgefoot path/Bath Road character sub area of the Emsworth Conservation Area). The Conservation Area boundary runs along the bottom of the gardens of Bath Road. The property over looks Mill Pond to the front.

Section 72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 requires planning authorities, when considering whether to grant planning permission for development which affects a Conservation Area, to have special regard to the desirability of preserving or enhancing the character and appearance of that area.

The proposals put forward will improve the overall aesthetics of the property and as such they will be more in keeping with the character of the area. The pebble dash render and uPVC door, which are to be removed, sit as features that are out of character for a property of this era. They are also modern interventions of no historic value. The proposed timber cladding to the bay window is a good quality material which will be allowed to weather to a natural silver/grey. I believe the addition of this will enhance the appearance of the dwellings.

As such the proposals are considered acceptable as they will meet the test to preserve/enhance the conservation area.