

HERITAGE STATEMENT
20 NILE STREET, EMSWORTH

Replacement of existing conservatory above retained brick dwarf walls.

20 Nile Street is the western end of a terrace of four, two-storey, modern houses built in circa 1998 in the conservation area of Emsworth.

The terrace's street frontage was clearly designed to be sympathetic with many of the other houses in Nile Street and as such incorporates integral garages, red brick elevations and slate roofs.

At the time of construction the original purchaser of No.20 instructed the developer/builder to modify the design and build of No.20 to include a hardwood framed conservatory at the back of the property against the south elevation. Planning approval was secured and the additional building work carried out prior to completion.

A few years later No.20 Nile Street changed hands and the new owners subsequently applied for permission to extend the conservatory by a further 4sqm which was approved by HBC and carried out by a local builder.

In June 2021 No. 20 changed hands for the third time but the conservatory's timber frame is now in need of considerable repair and many of the double glazed panes have blown and need replacing all due to poor original build quality and a lack of maintenance over the last 20+years.

Before commencing any of these essential repair/replacement works the new owners were keen to explore the possibility of improving the energy efficiency of the conservatory and also the comfort of the adjoining living room, which seriously overheats on sunny days, and thus a Planning Application APP/21/00996 to replace the existing glass roof with an insulated slate roof was made in August 2021 and approval given in November 2021.

Following receipt of approval from HBC the owners approached several local specialist conservatory companies about doing the work but who unanimously advised the complete replacement of everything above the brick dwarf walls with modern materials would provide a much more efficient and durable end result rather than trying to repair/modify a poorly constructed timber structure.

As such it is this applications proposal to replace everything above the dwarf walls with a like for like looking UPVC structure incorporating a part lean-to slate effect solid insulated roof and part flat solid insulated roof with a central raised glazed lantern.

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