

DETAILS RESERVED BY CONDITION

Prepared by: Helyer Davies Architects Ltd
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APP/25/00397

Main House: Demolition of existing 1960's rear extension and construction of a new, rear single-storey sunroom and link extension. Alterations to windows and replacement of existing roof light. Blocking up of 1no. window and insertion of 2no. new wooden sash windows on first floor, rear elevation. Internal alterations to include reconfiguration of existing ground floor and first floor layouts including revised bedroom and bathroom layouts and new ensuites, new staircase to basement level, opening of existing modern, ceiling space within boot/utility room, insertion of 2no. conservation style roof light windows. Replacement of vehicular entrance gates to side / rear of property. General repairs to brickwork, guttering and drainage. Outbuilding: internal works to include insulation, bathroom reinstatement, vaulted ceiling, new internal staircase, recladding of exterior, new roof, new/replacement windows, insertion of 3no. new conservation style roof light windows. Garage: replacement of existing roof on garage structure.

Approved: 10 September 2025

Condition 2

Notwithstanding the approved plans, no alterations to the existing windows / doors, nor the installation of any new windows / doors shall not be commenced until detailed drawings of all new and replacement doors and windows, including roof light windows, have been submitted to, and approved in writing by the Local Planning Authority. The details to comprise: -

1:20 elevation and plan; 1:5 section and full-size glazing bar detail. The position of the window / doors within the opening (depth of reveal) and method of fixing the glazing (putty or beading) The materials used, method of opening and finishes.

The works shall be carried out in full accordance with the approved details and be retained thereafter in accordance with these approved details.

Reason - To safeguard the building's special architectural and historic interest having due regard to policies CS11, CS12 and CS16 of the Havant Borough Local Plan (Core Strategy), Policy DM20 of the Havant Borough Local Plan (Allocations) July 2014 and the National Planning Policy Framework.

Timber Casement Windows & Doors – Westbury Windows & Joinery

Method of fixing glazing: beading

Method of opening: Casement windows are side hung on friction hinges and the French doors are side hung on butt hinges.

Glazing Bar:

- External Glazing Bar: 21mm Putty Style Bar with 18mm integral bar
- Internal Glazing Bar: 21mm Lambs Tongue Bar

Materials: Accoya Timber

Finishes: 3 coats of spray applied microporous paint, colour TBC.

Timber Sash Windows – Westbury Windows & Joinery

Method of fixing glazing: beading

Method of opening: spring-loaded opening mechanism allowing the sash to slide smoothly up and down.

Glazing Bar:

- External Glazing Bar: 21mm Putty Style Bar with 18mm integral bar
- Internal Glazing Bar: 21mm Lambs Tongue Bar

Materials: Accoya Timber

Finishes: 3 coats of spray applied microporous paint, colour TBC.

Aluminum Windows & Doors – Smart Architectural Aluminum

Method of fixing glazing: beading

Method of opening: Side Hung

Materials: Aluminum Polyamide

Finishes: Anthracite Grey RAL7016

Roof Windows – The Rooflight Company

Conservation Rooflight

Method of fixing glazing: glazing clips & silicone

Method of opening: Top Hung

Materials: Aluminum

Finishes: Black RAL9005

Neo' Advance - Flat Opening

Method of fixing glazing: glazing clips & silicone

Materials: Aluminum

Finishes: Umber Grey RAL7022

Plateau Rooflight

Method of fixing glazing: glazing clips & silicone

Materials: Aluminum

Finishes: Black RAL9005