Heritage Statement for:
1 Station Road
Shepley
Huddersfield
HD8 8AA.

The proposals set forth in this application are for the remodelling and alterations to an existing dwelling with adjoining shop within the Shepley conservation area.

Assessment of Significance.

The existing building has been in use as a dwelling and an attached shop. At present the shop fronts Station road, although it is no longer in use as a retail unit and has been used for storage. The shop has had several uses including an electrical shop but has little architectural merit and it could be said that it provides a rather unattractive frontage to the road. Over time the shop has seen alterations, which have impacted upon the structural stability of the property and now there are issues with the overall structural integrity of the shop, displaying bowing in walls, cracks etc.

It is thought that the main house predates 1900 and has a prominent position on an elevated corner. A sunroom type extension was added to the main house in the 1950/1960s and is rather unsympathetic to the original building.

The site holds quite an important position in the conservation area and can be seen from several roads. Therefore a sympathetic approach should be adopted in developing the current buildings.

Heritage Impact Assessment.

The application proposes to demolish the shop with integrated garage and the sunroom extension. In their place a more sympathetic extension to the original dwelling on the basic footprint of the shop but with a roofline more in keeping with the main house is proposed. This would produce a more desirable property and would rationalise the overall look of the built form. The roadside extension has been designed to follow the lines of the extant building but by lowering the roof level and stepping in the exterior walls, the extension has a subservient relationship to the original house.

By removing the sunroom extension, the prominent façade of the dwelling has a better composition with a main central entrance and windows in the original positions.

The overall impact on the conservation area would be positive, with a better main frontage to this prominent dwelling and a better use for a disused, dilapidated and potentially unsafe shop. The material palette and architectural language proposed adopts that of both the existing dwelling and the overall conservation area.

Justification.

It is believed that the proposals set forth within this application will not pose a harmful impact upon the current dwelling, the street scene or the overall conservation area.

It would be possible to retain the existing shop but the levels internally are awkward to make work with the house and the structural instability means that significant work would have to be employed which is not desirable. The lack of pavement outside of the shop and the fairly busy road mean that the shop is not ideal in terms of safety entering from the roadside, and the current owners do not wish to utilise the shop. As the shop is not currently in use it would not be a detrimental loss to the community or the conservation area.

The proposals will enhance the current house and are in keeping with the conservation area, therefore would not pose a detrimental threat to the area.