

28 NOV 2017

Riyaz Patel,
STAINCLIFFE HALL,
STAINCLIFFE HALL ROAD
BATLEY
WF17 7QU

HERITAGE STATEMENT

Application N° 2017/93976

1. The garage block is within the curtilage of Staincliffe Hall, a Grade II listed building set in landscaped gardens.
2. The garage block (proposed dwelling) is situated some 27m from the host building and backing onto the eastern boundary. All properties within close proximity to the site are private residential detached bungalows apart from the Christ Church to the south of the site.
3. The proposed conversion will add character, provide a dwelling together with detached garage and surfaced drive and turning area.
4. All materials are to match existing garage.
5. This dwelling will enhance the character tastefully set within the extensive gardens. Landscaping will remain as existing.

25. 11. 17.