

Heritage statement in support of:
53 Spinkfield Road
Birkby
Huddersfield
HD2 2AY

Project Description: we propose to have a rear kitchen extension of 3x4m (3m wide and 4m in length) the width of the property will remain the same, only the length will be extended. This will mean an additional room will be added to the property.

Location & Description of the Site: The property is a residential home centrally located within a row of terraced houses at 53 Spinkfield road. The property construction is stone with slate roof.

The Building History: The existing property is 1900 built and currently a residential home, consisting of 3 floors. First floor living room, second room is a kitchen and dining area. The second floor has a master bedroom, a second bedroom and a bathroom. The third floor is an attic consisting of two rooms.

Assessment of Impact: The proposed works at 53 Spinkfield Road will not significantly affect the architecture of the building nor the general aesthetics.

The proposed works and possible impacts are as follows:

- The new room built will be used as a kitchen
- Kitchen roof will have a sky light window for natural light
- Previous kitchen and dining area will be used as living space
- Rear access and residential parking will remain unaffected
- Proposed works will be carried out by professional builders to ensure safety and high quality finish
- The extra room will provide space for a growing family of 5
- The finish works completed will be of stone finish with a PVC rear kitchen door

Internal: Works to be carried out will consist of a professionally designed and fitted kitchen.

Conclusion: The significance of the property has been considered at all times whilst producing these proposals, ensuring that the vision for the proposal works future can be achieved in the most sympathetic ways. Original features are to be retained throughout the property ensuring the historic character of the building is retained, whilst enhancing the building in terms of finish bringing it up to current standards and regulations.

The vision is to achieve a comfortable living space that allows our growing family to experience comfort and has longevity in terms of design and usability. Investing into 53 Spinkfield Road would allow this to be achieved whilst giving the property a new lease of life.