

Consultation Response from KC, Conservation and Design
2021/90033 83, Imperial Road, Edgerton, Huddersfield, HD1 4PG
Erection of two storey side extension
Date Responded: 29/01/21 Responding Officer: Craig McHugh Responding Ref: Edgerton

The impact of the proposed development on the setting of the Edgerton Conservation Area, has been considered and there would be slight harm. Conservation and Design therefore have no concerns about the proposed development on heritage grounds.

Nos. 81 and 83 are a semi-detached pair, which 'turn the corner' between Imperial Road and Syringa Street. They are constructed of brick, with stone to the front at ground floor, render to the first floor with a slate roof. They date from the mid-20th century. No.81 is adjacent to a detached house forming part of the same development and constructed of the same materials. No.83 is adjacent to no.82 Syringa Street, which is an end terrace, constructed of stone with a slate roof dating from the late 19th century.

With regards to the design of the proposed extension, a similar extension has been made to no.81, however in that instance the extension was only one room deep and adjacent to a building of the same materials and design. In this instance the extension would be the full depth of the building, result a minimal separation between the two neighbouring buildings at the rear. This would create a terracing effect when viewed from the street and have an unacceptable visual impact creating a clash of styles and materials. To minimise this terracing effect and visual impact, the depth of the extension should be reduced to that at no.81, that is approximately 5.8m deep.

Conclusion and Recommendations

Conservation and Design have no concerns about the proposed development on heritage grounds. However, the scale of the extension should be reduced to improve the design of the development so that it respects the character of the townscape and minimises the visual impact on the adjacent building.

Materials should be conditioned to match the existing.