

Heritage statement ; 4 Ponyfield Close Birkby Huddersfield H2 2BF

I act on behalf of the applicant Mr R Garner

The proposal ref **2023/91664**

The proposal is to create additional ground floor living space to the Living room of 4 sq m to enhance the natural lighting and replace the off centred bay window.

The property is a Detached stone built dwelling circa 1990-2000

It has a tiled roof and lies within the boundary of the Birkby Conservation area.

The existing design is reflective of modern style housing.

The original built dwelling house had an integral Garage , this has in the past been converted to existing internal storage space and the Garage door walled up so access is only from within the dwelling .

There are no outstanding Architectural features on the existing property.

The impact the development will have on the overall area is insignificant . The materials used are such that they will harmonise with the existing building. The new window seeks to rebalance the front elevation with similar designed windows.

Similar extensions have been approved and built within the housing development to no detrimental impact visually.

The proposal is modest in scale and it is considered it will not adversely affect the street scene.

The building materials are to match the existing and is compliant with the Local Authorities policy of building within the conservation area

The existing car parking arrangement is sufficient for two cars and will not be affected by the development.

Paul Donlon