ONE17

ARCHITECTS & INTERIOR DESIGNERS

Date: May 2024

Heritage Statement

Project: Rear Extension at 8 Talbot Avenue, Huddersfield, HD3 3BH

Job No. 3567

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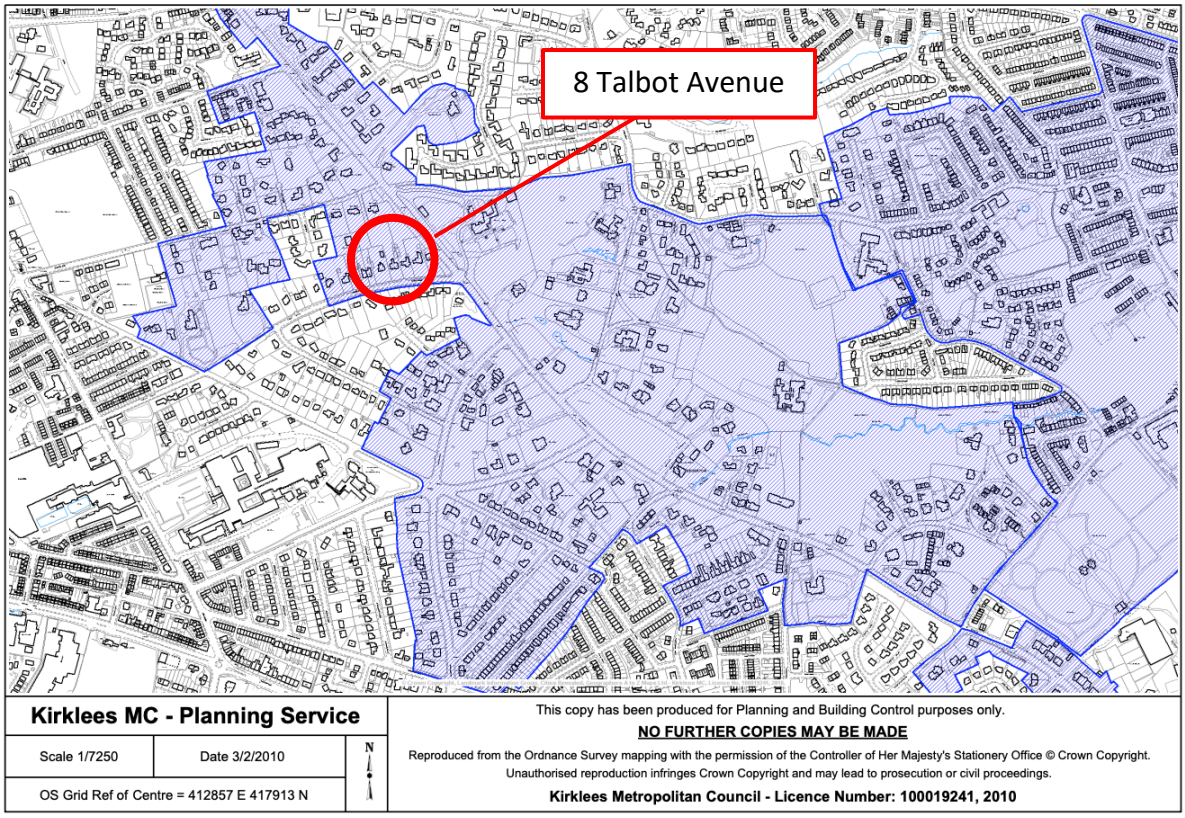
STRUCTURES
PROJECT MANAGEMENT
GRAPHICS
EDUCATION

RIBA

1. Heritage Assessment

8 Talbot Avenue is a detached dwelling, located to the North West of the Edgerton conservation area, see extract below.



Map taken from Kirklees Council Conservation Maps - Edgerton

Location Plan

The dwelling is of natural stonework construction with gables and hipped roofs surfaced with rosemary tiles. Along the street, on the conservation side, these materials and roof structures are continued.

Currently, at the rear of the dwelling, are two, incoherent additions to the existing dwelling. The combination of a conservatory, alongside the hipped roof structure, create a poorly designed rear elevation and internal space layout.

The proposal for a single storey, rear extension utilises natural stonework, timber posts and a zinc roof. These materials combine to give a sympathetic addition to the existing home and surrounding neighbouring dwellings. The form of the extension creates a clean and well-designed rear elevation, in which adds value to the existing dwelling's character.

Sight lines to the rear extension are only from the neighbouring dwelling on the east side. Therefore, along with materials that complement the existing dwelling, the proposal has minimal impact on the conservation area and enhances the value of the area through accommodating for modern living arrangements.