

PLANNING APPLICATION WITHIN  
A CONSERVATION AREA

FOR A FRONT PORCH  
EXTENSION

AND EXTENDED DRIVEWAY

99 BIRKBY HALL ROAD  
BIRKBY  
HUDDERSFIELD  
HD2 2EX

ON BEHALF OF  
MRS K SILD

HERITAGE STATEMENT  
DATED: NOVEMBER 2024

SUBMITTED BY NORTHERN DESIGN (OLDHAM)  
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## **1.0 – THE SITE**

1.01 – The property is a semi detached dwelling in a popular residential area of Birkby with the Birkby Conservation Area.

1.02 - The property is a stone dwelling built with ashlar details and Natural Blue Slates roofs.

1.03 - There is a front and rear garden. The access to the rear is via a passage to the side.

## **2.0 – CONSERVATION AREA**

2.01 – The site is within Birkby Conservation Area.

A Conservation Area is defined as an area of special architectural or historic interest, the character and appearance of which it is desirable to preserve or enhance. Designation of a Conservation Area increases control over minor development and protects trees within its boundaries.

## **3.0 – PROPOSALS**

3.01 - The proposal is to construct a small Front Porch to the dwelling.

3.02 - The Driveway will also be extended utilizing the stone gate posts repositioned.

3.03 - The extension will be constructed in Natural Stone to match existing with new panelled front door The new roof will have Natural Blue Slates to match the properties within the Conservation Area.

#### **4.0 - HERITAGE STATEMENT**

This statement has been prepared in support of a planning application for the Renovation and Extension of a Existing Dwelling (within a Conservation Area).

It has been written in accordance with paragraph 200 of the Section 16 of the National Planning Policy Framework (NPPF), which states: -

200. In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contribution made by their setting. The level of detail should be proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary. Where a site on which development is proposed includes, or has the potential to include, heritage assets with archaeological interest, local planning authorities should require developers to submit an appropriate desk-based assessment and, where necessary, a field evaluation.

The existing dwelling requires renovations and the level of work required is to ensure a stable fabric and watertight dwelling.

The work will be carried out in accordance with good practice as not to be detrimental to the Conservation Area. The use of natural materials and the reinstatement where possible of existing materials will enhance the conservation area.

The works to the external appearance will provide a positive intervention for the dwelling.

This Heritage Statement has been written with the level of detail proportionate to the scale and impact of the proposed development. The proposal is for a renovation and extension of a existing building. The materials specified will match existing and will not adversely impact the Conservation Area.