

Heritage Statement

Garage Conversion at 8 Black Rock Drive, Linthwaite, Huddersfield

1. Site and Surroundings

The application site relates to 8 Black Rock Drive, Linthwaite, Huddersfield, comprising a modern detached dwelling constructed approximately 8 years ago. The property forms part of a contemporary residential development located within the Linthwaite Conservation Area.

The surrounding area is characterised by a mix of historic and modern residential development. While the conservation area derives its significance from its historic built form, layout, and materials, the application property itself is a modern addition that reflects more recent development within the area.

The dwelling includes an integral garage positioned on the front elevation, which is subservient to the main house and typical of modern residential design.

2. Heritage Significance

The Linthwaite Conservation Area is designated for its special architectural and historic interest, including traditional building forms, use of local materials, and its contribution to the character of the wider settlement.

The application property makes a neutral contribution to the conservation area. The integral garage is a functional and subordinate element and does not contribute to heritage significance.

3. Proposed Development

The proposal seeks to convert the existing integral garage into a snug / television room.

Works include removal of the garage door, installation of a window, and internal alterations. No changes to footprint or scale are proposed.

4. Impact on the Conservation Area

The proposal represents a minor alteration. The garage is not a significant feature, and the replacement with a window will be sympathetic in design.

The development will preserve the character and appearance of the conservation area.

5. Design and Materials

The new window will match existing styles. Brickwork will match in colour, texture, and bond.

6. Conclusion

The proposal is modest and appropriate, resulting in no harm to the conservation area, complying with relevant planning policy.