



Design, Access & Heritage Statement

For

The Old Cottage
Station Road
Angmering
West Sussex
BN16 4HY

Prepared by

Folkes Architects

On behalf of

Mr and Mrs Hinds

16th January 2020

DESIGN, ACCESS & HERITAGE STATEMENT

1.0 Use:

The Old Cottage is a semi-detached, two-bedroom house situated along the East side of Station Road within the town of Angmering.



Figure 1. Front elevation as viewed from Station Road

2.0 Amount:

It is not proposed to increase the footprint of the house as a result of the proposals.

The full scope of proposed works are as detailed in the schedule included in drawing 19068 - 2.01B.

3.0 Layout:

The layout of the property will not change as a result of the proposals.

4.0 Scale:

The scale of the property will not change as a result of the proposals.

5.0 Landscaping:

There are no landscaping factors affected by the proposals.

6.0 Appearance:

All existing materials that will be temporarily removed in order to carry out the works will be kept and refitted.

The clay roof tiles will be replaced with clay tiles as per the schedule in 19068 - 2.01B, but will not affect the appearance of the property.

The cracked chimney pot will be replaced with a matching clay chimney pot, which will not affect the appearance of the property.

7.0 Access:

Vehicular, cycle and pedestrian access will not be affected by the proposals.

8.0 Heritage Statement:

The Old Cottage, and its attached neighbouring property The Old Mill House, were designated Grade II Listed in September 1984 under List Entry Number 1233050. The property is an 18th century, two storey flint walled building with red brick dressings and quoins characterised with casement and horizontally sliding sash windows, some with latticed panes.