Planning Statement to accompany the Planning Application for works to Garage Workshop Building and 'The Kennels' Cottage Porch at Old Fonthill Abbey
Agent: TFH Reeve

September 2023

Proposed Works and impact:

Replacement Garage Workshop Building:

The proposed building is to replace and supplement the garage workshop (please see existing site photographs) which has now collapsed. This formed part of a small collection of service buildings set behind the listed Old Fonthill Abbey, and centred on the old Kennels Cottage, which is occupied by resident staff.

The replacement building is traditionally detailed, similar to one of the buildings in the complex. It is sited further back from the Abbey than the collapsed building, and carefully orientated so that the Chicksgrove stone gable (South / South East Facing proposed Elevation) is the only element that is fleetingly and distantly glimpsed on the approach to the Abbey.

The vehicle access and turning already exist, and there are no hard landscaping requirements.

This should provide an understated traditional working building that does not impinge on the setting of the listed Abbey.

The Kennels Cottage Porch:

The application includes a small Chicksgrove stone porch to the Kennels building, or cottage. This is in marching Chicksgove Ashlar to the main building. The openings carefully following the existing detail. Joinery is to be in Painted Hardwood.

The porch will allow an "airlock" for wet dogs and coats and boots before the cottage proper.

Access:

No alterations are proposed to the vehicular access onto the lane and parking and turning areas remain as existing on site. There are no changes to services to the cottage, outbuildings or Abbey.

Refuse collection will remain as existing, providing both general waste and recycling collection to the site, as well as storage for both on site.