Mullion Cottage, 83 High Street, Ansty, Salisbury, Wiltshire

Design & Access Statement

(A) Understanding the impact of the works on the significance of the heritage asset

1. For applications for development in a conservation area, explain what impact the proposal will have on the character and appearance of the area;

This document is a retrospective application in respect of a change in part of the roof structure that was previously approved by planning application n°: 16-02474-FUL at 83 High Street, Ansty, SP3 5QD. This document seeks to highlight the difference.

2. For applications for listed building consent, explain what impact the proposal will have on the special architectural or historic importance of the building. Where any part of the fabric of the building is being removed or altered, explain the significance of that part of the fabric in relation to the special interest of the building and why it is necessary to remove or alter it.

83 High Street, Mullion Cottage is a Grade II listed building. It has an extension on its west side, which has been altered under the above application number. However, in the rebuilding the roof on the south side was constructed in a slightly different arrangement to that for which consent was given.

On the west side there are now three fixed glazed panels, separated by 180 x 180 oak posts, instead of a three panel screen that was previously approved.

The entrance into the porch has changed so that there is a fixed light on the east side, which was originally shown as the door. On the south side the three unit folding screen has been change to be four panels, one of which acts as the entrance door.

The most obvious difference between approved scheme and as built is the design and construction of the roof. On the approved drawings this is shown as a fairly low level section of glazed roof abutting a tile dressed side to the west part of the porch. This has been changed to a fully glazed roof running up to meet the top of the west side mono pitched roof and then extending slightly onto the south side of the house.

Internally, at southern end the ceiling returns as a glazed skeiling to the underside of the amended roof structure. This maintains the same open configuration from the west side around to the south.

3. For applications for development in the World Heritage Site, explain what impact the proposal will have on the setting and appearance of the World Heritage Site and on any archaeology likely to be disturbed by the works.

N/A. 83 High Street is not in a World Heritage Site.

(B) The approach to the design of the works

4. Please explain the principles behind the design of the proposal -what are you trying to achieve and how does the layout, floor space and scale of the development relate to the site and its surroundings? Where an application relates to an extension to a listed building, explain how the design takes account of the setting of the listed building.

This document seeks to highlight the difference between built and approved scheme in the application n°: 16-02474-FUL.

The internal layout of the building will not be altered.

5. What materials and design features are proposed and how do these relate to those used on the existing property and its surroundings?

There will be no further material changes, everything is constructed from the materials proposed in the application n°: 16-02474-FUL.

(C) Consultation

7. Have you consulted any of your neighbours or any other interested parties about your proposals? If so, please give their details and a summary of their comments and how you have addressed these in the final design of the proposal

There has been no additional consultation sought on the proposed works further to the consent gained through application n°: 16-02474-FUL.

(D) Access

8. What changes to the existing access arrangements to the property are proposed and will these facilitate access for the disabled? Where the works affect the exterior of a listed building, please explain how the special architectural or historic importance of the building has been taken into account in the design of any alterations to the access to the building.

N/A.