PAUL STEVENS ARCHITECTURE LTD

BROOK COTTAGE

HERITAGE STATEMENT



SITE ADDRESS:	Brook Cottage, Junction at Abdon Close and Townsend South, Wiltshire, Chitterne, BA12 0LG
SCHEME:	Installation of New Boiler and associated flue and oil tank
DATE:	07/11/2023

JOB NO. 1045

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KEY CONTACTS

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Chitterne

Wiltshire

BA12 0LG

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FIG.1 SATELITE LOCATION PLAN



INTRODUCTION

1.0

1.1 This assessment of significance has been produced to assist with the preparation of the installation of new boiler and associated flue and oil tank at Brook Cottage, Chitterne.

1.2 The application site is located within Chitterne Conservation Area and is a grade II listed building.

1.3 The site relates to a large detached building currently under residential use.

HERITAGE DESIGNATIONS

2.0

2.1 Chitterne is a village and civil parish in the county of Wiltshire, in the South West of England. The village lies in the middle of Salisbury Plain, about 7 miles east of the town of Warminster.

2.2 This building is a grade II listed building.

CONSERVATION AREA

2.3 This property is located within the Chitterne Conservation Area.

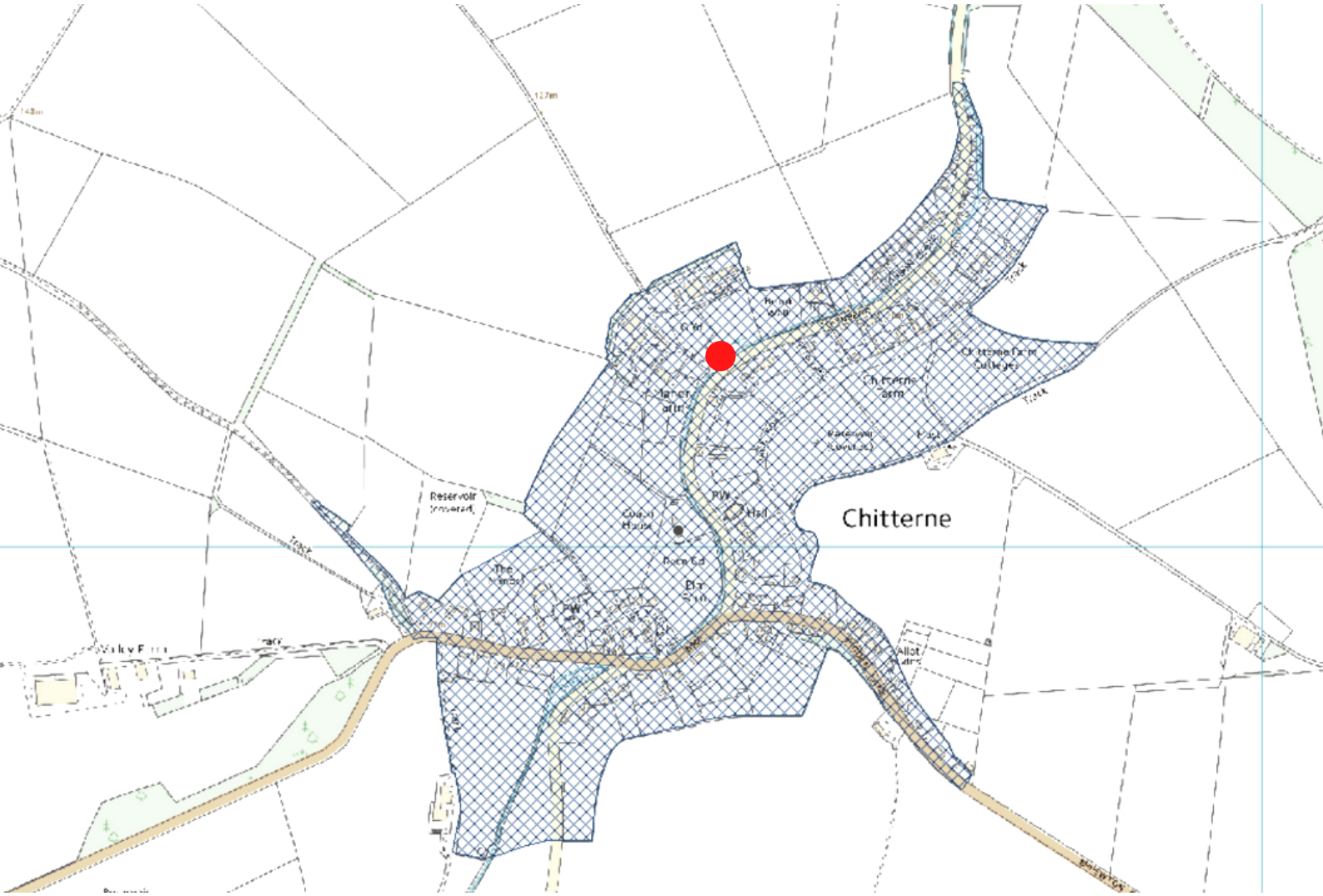

FIG.2 LOCATION & CONSIVATION AREA PLAN

PLANNING HISTORY

3.0

PLANNING APPLICATIONS

Planning No: 17/01130/TCA
Decision Date: 03/08/2017 No Objection
Proposal: Tree 1: Mature Sycamore - prune limbs back to growth points & reshape crown as appropriate to maintain balanced crown, Group 1: 6x Semi-mature Norway Maple - prune / reduce limb length to growth points and reshape crowns as required

Planning No: W/98/00703/TCA
Decision Date: 06/22/1998 Approve
Proposal: Works to Trees

LISTED BUILDING

Entry Name:	Brook Cottage
Listed Date:	11 December 1987
Grade:	II
Source:	Historic England
Source ID:	1364314
English Heritage Legacy ID:	313490
Location:	Chitterne, Wiltshire, BA12
County:	Wiltshire
Civil Parish:	Chitterne
Built-up Area:	Chitterne
Traditional County:	Wiltshire
Church of English Parish:	Salisbury Plain

CHITTERNE CHITTERNE ROAD ST 94 SE (west side) 4/17 Brook Cottage GV II Detached cottage. Late C18. Flint and limestone chequers, Bridgewater tiled roof with gabled end brick stacks. Two-storey, 3-window. Central door with 6 fielded panels in semi-circular tiled porch, 2-light leaded casements to first floor. Right return has 2-light ground floor casement. Rear lean-to extension, single and 2-light casements to first floor.

DESCRIPTION

4.0

4.1 Brook Cottage is a late 18th century detached cottage built in flint and limestone chequers, Bridgwater tiled roof with gabled end brick stacks.

4.2 The rear extension is built in red brick and plain clay tiles.

4.2 It is constructed to fit in with the local characteristics of the Chitterne Conservation Area.



FIG.3 FRONT ELEVATION, 2023



FIG.4 REAR ELEVATION, 2023



FIG.5 REAR ELEVATION, 2023

SCOPE OF WORK

5.0

5.1 The following list of works that has been agreed in principal:

5.2 Installation of new boiler internally.

5.3 Associated horizontal flue is to be installed on the back elevation of the property.

5.4 Existing shed is to be removed from the rear garden to make way for the new oil tank.

CONCLUSION

6.0

6.1 The proposal is to install a new boiler and associated flue and oil tank There are no changes to the scale, design and materials, with no significant impact to the neighbouring amenities.

6.2 It is considered to be in accordance with the Core Policies of the Wiltshire Core Policy Strategies.

6.3 Overall, the proposal will be beneficial to the continuing use of the property.

6.4 The proposal will have no adverse effects on the conservation area.

SOURCES USED IN REPORT

7.0

WEBSITES

Wiltshire Council - Planning Applications

HistoricEngland.org.uk

MAPPING CONSULTED

Google Maps, Street View