

BUILD ARCHITECTS

DESIGN STATEMENT

October 2025

Alterations to boundary treatment at Kenavon, London Road, Devizes

1.0 LOCATION

The property is a detached house located on London Road in Devizes.

2.0 BACKGROUND TO THE REPORT

This report has been prepared in support of the planning application submitted to the local authority to gain consent to alter the existing boundary treatments (existing fence).

3.0 THE EXISTING SITUATION

Currently there is a wooden fence (open post & rail) to the street elevation but this offers little safety or security to the property which faces a busy road so the owners are looking to improve safety & security for themselves & their young family.

4.0 THE PROPOSALS

The design proposals have been prepared following discussion and development of a brief with the client and are considered to be a high-quality design which is sensitive to the location, its neighbours and the wider context.

Materials have been carefully chosen to maintain the character of the area and to reflect the setting. In addition to these general principles the proposals have been prepared to reflect the information given in the planning advice documents from the local authority. Attention has also been paid to similar developments in the immediate area which have previously been approved.

The proposal is to demolish the existing fence & replace it with a brick wall with infill timber panels as well as adding gates to the existing openings / access points.

In general, the houses will take a traditional appearance using traditional materials & vernacular elements which will compliment the area & allow the proposals to quickly settle into their environment.

5.0 APPEARANCE, MATERIALS & CONSTRUCTION

Careful consideration has been given to the design and how it will impact on the house and its wider setting. As part of the design process we have reviewed and responded to information provided by the local authority and believe that the proposed design offers the following in terms of its justification;

- The design is well considered and of high quality and of special architectural merit
- The relationship between the new house and landscape are complimentary and well proportioned
- Traditional materials and construction methods will be specified alongside contemporary modern design
- All new materials will be selected to compliment the landscape
- All new materials will be taken from the traditional palette seen across this area of Wiltshire

6.0 ENVIRONMENT & SUSTAINABILITY

Where economically feasible it is intended to use sustainable materials and employ environmentally friendly techniques. The efficient use of water will be promoted during the building phase and all disposable materials will be collected by a reputable local firm for recycling where possible.

Local materials such as timber will also be specified for the proposed works and it is hoped to appoint a local builder to carry out the works thus helping to maintain and sustain the local economy.

7.0 SUSTAINABILITY, REFUSE & RECYCLING

No alteration to the existing situation.

8.0 ECOLOGY & PROTECTED SPECIES

No alteration to the existing situation.

9.0 LANDSCAPING

No alteration to the existing situation.

10.0 FLOOD RISK

No alteration to the existing situation.

11.0 ACCESS

No alteration to the existing situation.

12.0 PRECEDENT

There are a number of similar fences & walls to properties on London Road & other main routes to / from the centre of Devizes.