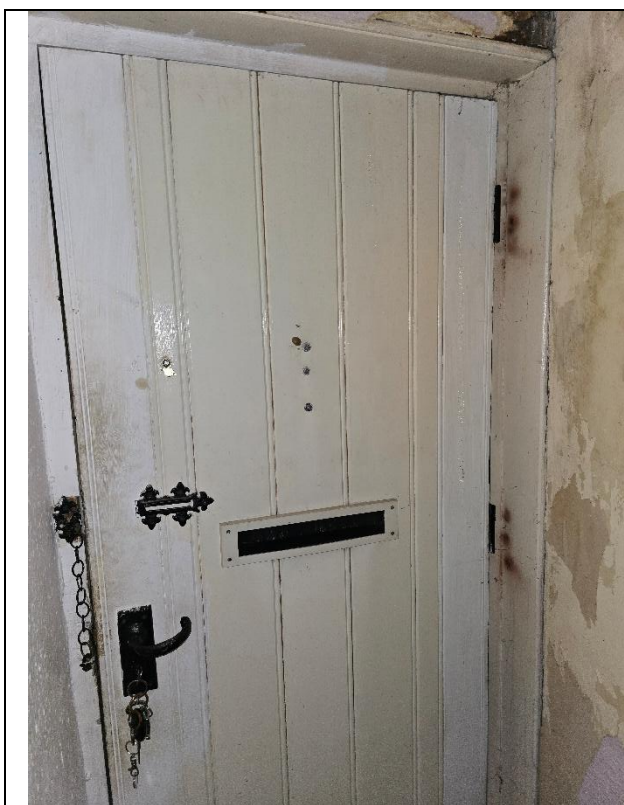


THE PLANNING WORKS

6. Existing Joinery – Current Description and Condition

Ref: Door D1	Location: Front elevation, ground floor, hallway
Approx Sizes: Width: 760 mm x Height: 1920 mm – door leaf	
Description: Joinery. The door is constructed from softwood. It consists of two tongue-and-grooved leaves, approx. 22mm thick, fixed to one another to create an overall thickness of 44mm approx. There is no framed border to the leaf itself. This type of door construction is more commonly seen in sheds and outbuildings – though usually only a single 22mm thick leaf. Furniture and fixings. Modern copies of black older pattern handles and fittings. Finishes Door leaf – painted Royal Blue on the exterior, White inside. Frame – painted white	
Condition Notes: The front door was replaced 20 years ago – as was the neighbouring front door at No 24. These replacements took place under the previous ownership of No 24 and No 25. Whilst there is a weather bar the perimeter protection of door timbers is not as good as that provided by a conventionally framed external door leaf. Repairs to the two outer edge boards have taken place. The lack of frame and perimeter weathering have resulted in the door leaf deteriorating to the point being non-serviceable and requiring replacement. The main frame appears to be older than the door leaf itself and remains in a useable and serviceable condition. The frame will be cleaned and re-painted as part of this exercise to improve its longevity.	
	
D1 Exterior	D1 Interior

THE PLANNING WORKS



D1 Interior



D1 Interior

The proposed replacement door will be a faithful copy of the profiles and dimensions of the existing joinery. The proposal seeks to change the material used from softwood to hardwood in order improve both the functionality and longevity of the external joinery. The proposal will maintain the historical significance of the property. Impact upon the front elevation's contribution to the Conservation Area street scene is minimal. Harm to the fabric of the building is insubstantial.

If further information is required – please get in touch.

Kind regards,

Graham.

Graham Jacobs
office@theplanningworks.co.uk
07768020204
www.theplanningworks.co.uk
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Design and Planning Works Ltd
T/A The Planning Works
20-22 Lower Street
Rode
Frome
BA11 6PU
Co No: 13826083