

Supporting Design Statement – Offset Porch

This statement accompanies the submitted drawings in support of the planning application for the existing entrance porch.

The project was designed to provide a practical, high-quality entrance that improves weather protection, accessibility and the overall appearance of the property while remaining sympathetic to the character of the existing dwelling and its conservation area setting.

Design and Accessibility

The porch was designed around the existing entrance threshold and site levels to provide a safe and practical transition between the dwelling and the external pathway. The finished floor level was aligned with the existing doorway to minimise trip hazards and improve ease of access for everyday use.

The internal layout also provides sufficient circulation space together with room for a small bench, creating a more practical entrance for occupants and visitors.

During construction, the final floor level was refined to suit the existing site conditions. This resulted in a modest increase in the completed dimensions, reflecting the practical requirements of the site rather than an intention to increase the scale or visual impact of the development.

Heritage Statement

The property is located within a designated Conservation Area and forms part of an established residential setting that contributes positively to the area's character and appearance.

The design has been developed to ensure the porch remains a modest and sympathetic addition that respects the proportions, scale and architectural character of the existing dwelling. Care has been taken to ensure the development integrates naturally with the property and does not appear as an incongruous or dominant feature.

In addition to providing improved weather protection and a safer, more practical entrance, the proposal enhances the functionality of the property while maintaining the established character of both the dwelling and its surroundings.

It is considered that the completed development preserves the significance of the heritage asset and its setting and, through its sympathetic design and careful integration with the existing building, preserves the character and appearance of the wider Conservation Area.

Materials and Appearance

Great care was taken to ensure the porch complements the existing property. The primary structure has been constructed from **air-seasoned oak, matured for a minimum of five years**, allowing the timber to blend naturally with the age and character of the dwelling rather than appearing as newly cut timber.

The brickwork and roof tiles have been carefully colour matched to the existing house, creating a cohesive appearance that respects the architectural character of both the property and the surrounding conservation area.

As part of the project, the existing aged and deteriorated concrete path was replaced with a traditional heritage-style brick pathway laid in a herringbone pattern. This provides a safer and more attractive approach to the entrance while complementing the materials and character of the property.

Overall, the completed porch is a modest domestic addition that has been designed to improve the functionality of the entrance while using traditional materials and detailing that are sympathetic to the existing dwelling and its setting.