HPK/2013/0321
HIGH PEAK
27 JUN 2013
BOROUGH COUNCIL

Ref: HPK/2013/0321

24th June 2013

1 – 12 Milnthorp Homes, Macclesfield Road, Buxton. Proposed renovation/repairs to front boundary wall.

DESIGN & ACCESS STATEMENT

AMOUNT – The proposal is to renovate/repair the front (south) boundary wall. No changes to what exists are involved and, therefore, no development as such is proposed.

LAYOUT – Total length of frontage at back of pavement is approx 118m. This includes two openings, one for pedestrians @ 1.1m and the other for vehicles @ 5m. Total length of walling, therefore, is 111.9m approx.

SCALE – Average height of wall is 784mm, ranging between 710mm and 860mm. Length as above. No changes proposed.

LANDSCAPING – Not applicable. No changes proposed.

APPEARANCE – As existing.

HERITAGE STATEMENT

PROPOSED WORKS – Renovation/repair as existing of front (south) boundary wall using existing stone and hydraulic lime mortar. Mortar joint widths as existing, generally max 10mm wide, slightly rounded and recessed from stone arrisses. Colour to match existing stone. Existing heights to be maintained.

SIGNIFICANCE – The property was built in 1904. It is not in a Conservation Area but we understand that the facades of the three blocks of houses are listed.
The front boundary wall is built using pitched faced coursed gritstone to match the houses. It is in very poor condition with most of the joints shaken loose, we believe, by traffic vibration. There is very little evidence of settlement, Piers occur at regular intervals where the top of the wall steps down to suit the pavement gradient. Gritstone copings with chamfered edges top the walling and piers. 2m high x 600mm sq gate posts are both sides of the two openings, capped by dressed coping & ball.

IMPACT – The aim is for the work to have no impact at all other than to improve the appearance and to maintain the historic quality and character of the Milnthorp Homes and to preserve and protect them for the future.