Design and Access Statement

Replace First Floor Windows at
19, Hayfield Road, Chapel en le Frith, High Peak, Derbyshire, SK23 0JF

Date –
Planning Ref –

1. The property is a late Victorian/early Edwardian semi detached house with stone frontage and brick side and rear elevations situated on the north side of Hayfield Road. Most houses on the street are of a similar period.

2. The proposal is to replace all five first floor windows, which are now showing signs of rotting in parts. At present these are soft wood casement windows each with a quarter top hinged opening. They are not the original windows, unlike all but one of the ground floor windows which are original. These ground floor windows are of a wooden sash construction with the exception of a side elevation original one (which is wood casement with a central horizontal strip) and a wooden casement replacement one at the rear for the kitchen. All windows are painted a pale cream colour. In order to achieve greater fuel savings, improved thermal insulation values, a better period appearance and to reduce the chances of future rotting I would like the replacement first floor windows to be of a Upvc double glazed construction with a mock sash appearance in a pale cream colour. This will be more in keeping with the period style of the original ground floor windows. The only replacement windows which will be seen from Hayfield Road are the two on the south facing front elevation. The majority of other houses on the road have already had Upvc replacement windows installed.

3. When the work is completed the property will have an improved period appearance and have no effect on the amenities of the surrounding properties.

4. Access to the property is via a front gate/pathway from the pavement of Hayfield Road to the front door and via a side pathway (integral to the property) from the pavement of Hayfield Road to the rear garden.

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