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REEN LANE, BUXTON.

EF HPK/2021/0088

HERITAGE STATEMENT

Number 20 Green Lane is a semi-detached house built in the 1920s by Brindleys, a local firm who often worked in the Arts and Crafts style. It is part of a group of houses in Green Lane and adjacent Spencer Grove built around the same time and in a similar style. The house is in the College Conservation area. The house would originally have had timber-framed windows, but, with one exception, they have been replaced by pvcU frames, probably in the 1970s or 1980s. The pvcU windows have come to the end of their life and are in urgent need of replacement. This application seeks permission to replace all of the pvcU windows. The timber framed window to be retained is shown on plan WILLIAMS 02A.

The impact on the heritage of the Conservation area is limited to the loss of modern replacement frames.

The replacement windows are to be pvcU windows generally as the present windows. However, there are two changes.

The profile of the window sections will be to a flatter profile than those that are being replaced. This will give an appearance closer to the timber originals than those currently installed.

Three windows, all to rear bedrooms, will be changed to a different pattern of glazing bars. These are shown on the plans, WILLIAMS 1A and 2A. The new pattern will allow the windows to be compliant with Part B of the Building Regulations regarding escape from first floor windows. At the same time, they will be provided with smaller opening lights that are safe to open, and leave open, in windy weather.

Trevor Gilman 23 March 2021

Amended 25 March 2021