

NatWest, 2 Spring Gardens, Buxton, Derbyshire, SK17 6DJ



Heritage Statement

This statement has been prepared to support our full planning application to close one of the branches for NatWest. The building is Not Listed but is within the Central Conservation Area of Buxton. Works will include:

To all floors (Internal works):

1. Throughout all floors, carefully remove non-original internal signage, marketing, fixtures, fittings, racking, IT equipment, furniture and equipment relating to the operation of this retail bank. Make good any large damage caused.
2. No Works to redecorate are proposed.
3. Remove all associated mechanical and electrical items and make safe.
4. Ensure water supply is not shared prior to turning off and ensuring any heating system will not be damaged or affected.
5. Tidy and clean throughout.

In addition to the above, at Ground Floor (Internal works):

7. All automation to be removed.
8. ISS to remove all items from cleaning cupboard.

Externally:

1. All fascia signage to be removed.
2. ATM to be removed and infilled to match existing finish.
3. All marketing to be removed.
4. Letterbox to be sealed.
5. Remove front facing baseplate from night safe and infill to match existing finish. Internal section of night safe retained.

The property is currently occupied by NatWest.

The following statement explains the design principles and concepts applied on the proposal.

Appraisal:

Heritage Category: Not Listed

Statutory Address : NatWest, 2 Spring Gardens, Buxton, Derbyshire, SK17 6DJ

District: High Peak Borough Council (District Authority)

1. Proposal Amount:

The intention is to close the existing branch, external signage and equipment will be removed.

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2. How the proposed works relate to the existing building

The original building fabric will not be altered, removed, or concealed. All existing original features will not be affected by the proposed works.

The proposed works are intended to retain the building as per current occupation as well as preserve the original look and feel of the existing building.

ATM opening is within existing stonework. Following the ATM removal allowances to infill with stonework to match existing. All signage to be removed, allowances for any making good to existing stonework following signage removal.

3. Discussions with neighbours and measures considering shadowing/ lighting/ visibility/ proximity/ overbearing/ noise issues

No discussions have been made with neighbours in relation to the proposals. The works are not considered to have any adverse impact on neighbours.

4. Explanation of the scale, height, width and length of the proposal and its relationship to the existing building

The works are not considered to have any adverse impact to the existing appearance and amenity of the application site and that of its neighbours.

5. Consideration given to accessibility to and between parts of the proposed works including disabled access

No change is proposed that will affect the existing access.

6. Relationship between the proposed works and public routes and impact if any

No change is proposed that affects public routes.

7. Landscaping treatment or other treatment to enhance and protect existing amenities

Landscaping or other treatment is not considered appropriate to preserve the existing situation.

8. Materials proposed, their use, and maintenance where applicable

All works are intended to involve the minimum intervention and preserve the original look and feel of the existing building within the context of the conservation area.

ATM opening is within existing stonework. Following the ATM removal allowances to infill with stonework to match existing. Raised profile and cill to also be replicated to either side of ATM.

All signage to be removed, allowances for any making good to existing stonework following signage removal.

9. Street impact

No change is proposed that affects the street scene, as previously indicated External works will match existing finishes

The impact of the proposed works would not affect the commercial or social environment, as there is no drastic change to the existing building. The external work will not affect the historic listed structure

10. Sustainability of the proposal and energy efficiency

There is not a change of material to the external fabric or biodiversity change from the proposed works to cause effect or change to the environment.

11. What provision has been made for the storage of waste and recyclable material?

Due to nature of works no change is proposed to storage of waste.