

Yeardsley Hall, Yeardsley Lane, Furness Vale, High Peak
Design & Access Statement

Overview

This document is submitted in support of a Listed Building Consent application for the installation of an ensuite bathroom within an existing first floor bedroom.

The works include the following, as set out in the attached Existing and Proposed layout drawings –

- Forming a 775mm door opening from Bedroom 2 to Bedroom 3 within the existing partition wall
- Constructing 2 timber stud partition walls to form the bathroom area
- Partitions surface fixed to the existing floor boards and ceiling

The reason for the installation of the ensuite bathroom is to ease use of the bedroom for elderly parents when they frequently visit, as the existing bathrooms are at the other end of the property down a long hallway including steps, creating a difficult and potentially hazardous route to use the bathroom.

The works will give modern amenity to a bedroom to the south end of the hallway.

The works will not remove any original features or fixtures or adversely affect the significance of the building's heritage.

List Entry Summary

This building is listed under the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended for its special architectural or historic interest.

Name: Yeardsley Hall

List entry Number: 1088088

Grade II Listed

Date first listed: 19-September 1977

Parish: Whalley Bridge

District: High Peak

National Grid Ref. SK00612 83035

Details

WHALEY BRIDGE YEARDSLEY LANE 1. 5172 (East Side) Yeardsley Hall SK 08 SW 5/5 II GV 2. A large irregular house of C16 or early C17 origins with C18 wing and later alterations. Main elevation is of 2 storeys in stone with stone parapet, reroofed in slate and with 3 diagonal-set chimney stacks forming a feature. The side elevation has a C16 or early C17 gable and an 8-light mullion and transom window. Other windows mostly with stone surrounds, 2 above 2 to the wing dated 1704 on the rainwater head. Segmental-headed entry to porch in angle. String courses. Coped gable ends with kneelers. Later work to rear. Formerly the home of the Jodrell family. Contains some original roof timbering panelling.

Photographs of the new ensuite



Door opening formed from Bedroom 2



New ensuite layout



Partitions forming ensuite within Bedroom 2
