

Heritage Statement

59 High Street, Gravesend, Kent, DA11 0BB

1. Introduction

This Heritage Statement has been prepared to support the Listed Building Consent application for essential repair works at 59 High Street, Gravesend. The building is Grade II listed, and the proposed works focus on necessary maintenance and restoration to preserve its historical integrity. No structural alterations or changes to the external appearance are proposed beyond the required repairs.

2. Historical and Architectural Significance

- **Listing Status:** The property is a Grade II listed building, recognising its architectural and historical importance within the town of Gravesend.
- **Location:** 59 High Street is located in the historic heart of Gravesend, a town with strong maritime and trading history. The High Street is a designated conservation area, with many listed buildings reflecting its historical significance.
- **Building Description:** The property is a traditional period building, constructed primarily of timber frame, brick, and clay tiled roofing, with shiplap cladding to the rear. It contributes to the historic streetscape of the High Street with its traditional shopfront and period features.

3. Proposed Works and Impact on Heritage Significance

The works are essential repairs and maintenance to safeguard the building's longevity while maintaining its historic character. They include:

- **Timber Frame Repairs:** Decayed timber will be replaced with like-for-like treated hardwood, ensuring structural stability while maintaining original materials and appearance.
- **External Cladding Replacement:** The deteriorated timber shiplap cladding to the rear will be replaced with fibre cement board cladding, finished to match the original appearance while improving durability and weather resistance.
- **Roof Repairs:** Defective clay tiles will be replaced with matching handmade clay tiles, and damaged lead flashing will be reinstated.
- **Gutter and Downpipe Repairs:** Blocked or broken gutters will be cleared or replaced with cast iron alternatives to match the original style.
- **Chimney and Parapet Repairs:** Structural repairs will be made using lime mortar repointing and Code 4 lead flashing, ensuring compatibility with historic materials.

4. Justification for the Works

The proposed works are necessary for preserving the long-term integrity of this historic building. The repairs will be undertaken using traditional techniques and appropriate heritage-compatible materials, ensuring no harm to the building's character.

Additionally:

- The front elevation faces the main High Street, and scaffolding will be required to complete the works safely, ensuring minimal disruption to the public.
- The rear elevation is on private ground, allowing careful and controlled restoration with no impact on public spaces.

The historic value and appearance of the building will be retained, with all works focused on ensuring its continued contribution to Gravesend's heritage.

5. Conclusion

The proposed works are essential for maintaining 59 High Street, Gravesend, a Grade II listed building in the town's historic core. By using traditional materials and techniques, the repairs will preserve the building's historic character, structural stability, and visual appearance while ensuring its continued use for future generations.

This application seeks only necessary maintenance and restoration works, respecting the building's heritage significance.

Regards,

Ravinder Bassi

BD Managing Ltd