

HERITAGE STATEMENT

Restoration of ground floor front bay window and two upper front windows to original appearance.

36 South Hill Road, Gravesend, DA12 1JX

INTRODUCTION

36 South Hill Road is a north-facing residential property located near the Parrock Road end of South Hill Road, and falls within the Windmill Hill Conservation area.



The building dates from the 1830s and is one in a row of 4 near identical semi-detached homes. Anecdotal evidence suggests that it was once the home and surgery of a local doctor.

At some indeterminate time before the area was designated a conservation zone, previous owners removed the original brick-pillared bay and upper-level sash windows replaced them with UPVC units that are now exhibiting signs of age and wear and tear. The original bay roof was lowered.

In 2018, the adjacent property, 37 South Hill Road, underwent a similar process while renovation and extension works were carried out, with permission granted for the bay window to be similarly restored. In doing so, 36 South Hill Road, remains the only frontage not to have the original bay design and is consequently visibly sub-standard.

The objective of this minor development is to reinstate the exterior of the home by restoring the bay window to its original appearance with wooden sash windows, and to replace the two upper windows with similar original style wooden Sash Windows to match the adjacent properties.

DESIGN

The reinstated bay window requires minimum construction work, the original brick base has survived and will remain. The roof will be returned to its original height, to match the neighbouring properties and with slate roof tiles to match the property's existing main roof.

The masonry will be of rendered brick painted to match the existing colour of the building.

The wood frame Sash windows, with sealed-unit double glazing, will be manufactured by Grabex , a company with extensive experience of traditional window making and installation in conservation areas.

The following are examples of recent installations in similar properties. A copy of the company's technical specifications is appended to this statement.



The builder will take pains to ensure that the decorative detail in the rendering, seen in the neighbouring properties, will be replicated.

Conclusion

The proposed development will take no longer than an estimated maximum of 4 to 5 days and will cause minimum disruption. The finished effect however will be to reinstate, as closely as possible, the original front elevation of the house, and significantly enhance the traditional and historic exterior of the building within the conservation area, substantially improving its aesthetic appearance, as seen from the street and pavements.