

Heritage Statement 14 Swain's Lane N6 6QS

The proposed outbuilding replaces a semi-derelict and unsightly post-war concrete garage that was out of keeping with our early-mid Victorian property.

Occupying the same footprint and dimensions as the previous garage it will not change the overall aesthetic impact.

The proposed new building will be timber-clad with a finish that complements that of other recent developments on the street.

Its modern design will provide clear contrast between the heritage value of the main property making a distinctive addition to the site.

The flat roof and low profile (less than 2.5m elevation) of the outbuilding will minimise the visual impact on the surrounding area.

The area around the new building will be re-landscaped. The previous concrete garage it replaced was located at the end of a concrete driveway in full view of the street. Removal of a section of this driveway to allow the addition of shrubs and plants to the northern end of the building will soften its appearance when viewed from the road.

The removal of concrete and planting will also contribute to sustainable urban drainage and improve the environmental value of the site.