

1 Please provide existing and proposed elevation plans making sure proposed plan shows height and length of the proposed wall.

Answer (and further question):

(a) There is no elevation plan for the existing situation, because there is no wall right now. See the pictures I attached to the application.

(b) For the proposed wall, please note the following details:

- Length: 6.5 meter / 21'4" .
- Height: same as garden wall on the right hand side, 1.45 meter / 4'9"
- Width: same as garden wall on the right hand side, one stretcher brick.
- Type of brick: same as garden wall on the right hand side (see photograph attach to the application), ideally old or as close as possible. The neighbour, for a similar job, ended up using a modern brick (65 MM "FLPS" - Freshfield Lane Selected Dark Facing Brick F2) – that he selected from EH Smith's brick library.
- Brick bond pattern: same as the garden wall on the right hand side, which I believe is "English" alternating courses of stretchers and headers. The wall may have to be thicker at the bottom for stability, and reduced at the top to a brick thickness, by a brick that is sloped.
- Mortar: I am told should be lime based and four or five parts sand to one of cement, of a same colour as the right hand garden wall (not the orange sand)
- Pointing: whatever is appropriate for a garden wall, or same as the existing wall, which I am told is "Bucket handle".
- Door: wood, of a simple design that fits the period (early Georgian), probably best painted dark green, lockable on both sides, positioned where the path runs.

In view of these details, and considering it is a simple wall of 6.5 meter length and a simple wooden door, is it necessary to prepare an elevation plan? If so, how much detail is needed? Do I need to ask an architect or can I do it myself (considering it is a simple wall, identical in all respects to the adjoining walls)

2 Please provide existing and proposed garden floor plan (landscaping) at scale 1:50 or 1:100.

Answer:

I attach the landscaping for (a) existing situation, and (b) proposed situation, indicating the proposed wall in red. On my screen it is exactly to scale 1:100 if you show it "size 185%" in PDF.

3 Your block plan shows the red boundary while your site location plan does not have red boundary. Please highlight red boundary the area you own and associated with your building boundary (including any gardens or communal areas) and the relationship to any adjoining

properties. The application site should be edged in red and any adjoining land owned by the applicant edged in blue. (please contact me if you need further clarification).

Answer:

I attach a site location plan with red boundary indicated around the edges.

I own no adjoining land, so nothing is indicated in blue. (Hope I did not misunderstand the instructions)

4 Heritage Statement: Please submit a Heritage Statement providing a justification for your proposals in accordance with the criteria in paragraph HE9 of Planning Policy Statement 5 (PPS5) - Planning for the Historic Environment. This should include:

Answer:

The request concerns a simple garden wall. I attach a detailed history of the house. Please note that no changes are made to the house, or to the existing garden walls. Nothing is demolished or changed.

As to the points you mention:

- **the significance of the architectural and historical interest and character of the building or structure:** Please see the attached history and the attached photographs of the front and back of the house. No changes are made to any protected feature, not even to the existing garden walls, which remain in place unchanged.

- **the principles of and justification for the proposed works;** The work is necessary because we could not afford to buy the mews house with the main house. The seller agreed to sell the main house to us separately, and to retain the ownership of the mews house (a modern structure, in a modern style). This means it became necessary to separate the two properties by a wall, which I promised the seller I would do, to prevent trespass -- if only by our two dogs.

The principles are that the wall should be identical in all respects to the existing historical walls, as much as possible (see details in point 1 above).

- **the impact of the proposal on the special interest of the structure, its setting and the setting of adjacent listed buildings (if any).** There is no impact whatsoever. The wall will separate the two properties, but is otherwise as much as possible identical to the existing garden walls, so as to fit the environment.

The information should explain:

- **the sources that you have considered and the expertise that you have consulted;** See attached history of the house (PPG 15).

I felt that the best way to ensure that the wall is in keeping with the historical environment is by following the example of the existing garden walls -- the existing structures are the best

available source for what this garden wall looked like originally.

For the brickwork, I read Steven Parissien "The Georgian Group Book of The Georgian House", pp. 59ff (chapter on brickwork) to confirm that the proposed details in point (1) above are historically correct; and Ingrid Cranfield "Georgian House Style", pp. 179 (chapter on the garden), although it is clear that the current garden is modern and in no way historical. Otherwise, are there any other sources I should consider for a simple garden wall?

The work will be done by C. Tavener & Son, Ltd (<http://www.tavener.co.uk/>) who I am assured is experienced in local work in historical context.

- the steps that have been taken to avoid or minimise any adverse impacts on the significance of the building. The construction will have no impact whatsoever on the significance of the house. Nor will it have any impact on the mews house, which is a recent construction, in modern architecture. I will nonetheless ensure that the wall is in keeping with the context by following the points in (1) above and ensuring the wall is as much as possible identical to existing garden walls.

Question: In the light of the information above, is it necessary for me to engage a historic consultant for this simple garden wall? Seems a bit much. ;-)