

**APPEAL AGAINST REFUSAL OF LISTED BUILDING CONSENT FOR WORKS AT
31 DOWNSHIRE HILL PROPOSED IN OWNER'S REQUEST
SUBMITTED 4 FEBRUARY 2018**

APPENDIX 7

PHOTOGRAPHS AND IMAGES

Photographs and images are as listed and described in this appendix and may be accessed from "Appendix 7 Content"

**APPEAL AGAINST REFUSAL OF LISTED BUILDING CONSENT FOR WORKS AT
31 DOWNSHIRE HILL PROPOSED IN OWNER'S REQUEST
SUBMITTED 4 FEBRUARY 2018
APPENDIX 7**

Photo/Image no.	Description
Back room 1	The back basement room showing its present use for storage
Back room 2	The back room window showing the shortage of light it provides
Back view 1	The back of the house as seen from the garden
Basement 1	The corridor doorway showing the top original hinge rebate
Basement 2	The basement doorway showing the bottom original hinge rebate
Basement 3	The basement doorway showing the original lock keep rebate
Basement 4	The basement back room showing the improvement in natural lighting that will result from removing the wooden partition
Basement 5	The basement doorway showing how the top is out of square
Cellar 1	The cellar, once 'the dairy' then a coal cellar, presently unused
Cellar 2	Link corridor between house and cellar
Cellar 3	Natural stone floor in cellar
Chimney 1	The chimney breast with a small piece of plaster removed to expose the top of the sand/cement render
Chimney 2	Chimney breast showing damp staining above the render
Chimney 3	Protimeter showing high moisture reading (red) in the ceiling above the chimney breast
Chimney 4	Hearth in the front basement room (this is the original fireplace)
Chimney 5	Drg. 31DH007P showing extent of non-original and original brickwork to be removed from chimney breast
Chimney 6	Stove as might have been installed in original hearth
Chimney 7	View upwards from the hearth showing iron support for non-original chimney breast brickwork
Chimney 8	View inside chimney showing redundant water piping on the right hand side
Cupboards 1	Cupboard hinge left and brass fixing screws, with an original hinge (from the back door) right for comparison
Cupboards 2	Cupboard door hinge rebate (across full thickness of door indicating the door handing and location has been changed)
Cupboards 3	Back of the cupboard at floor level showing the sand/cement render

**APPEAL AGAINST REFUSAL OF LISTED BUILDING CONSENT FOR WORKS AT
31 DOWNSHIRE HILL PROPOSED IN OWNER'S REQUEST
SUBMITTED 4 FEBRUARY 2018
APPENDIX 7**

Photo/Image no.	Description
Cupboards 4	Front of left hand cupboard showing impression left by finger plate
Cupboards 5	Front of right hand cupboard door showing panel moulding
Cupboards 6	Textured head nail fixing cupboard shelf supporting batten
Cupboards 7	Left hand cupboard showing evidence of damp near the ceiling
Façade 1	The new Freemasons Arms, with 31 Downshire Hill alongside
Façade 2	The forecourt showing the iron railings
Façade 3	Front wall from inside, showing the joist supporting beam
Façade 4	Front windows showing sash 'horns'
Façade 5	The old Freemasons Arms with the pitched roof 'dairy' in the foreground
Fletton 1	One of the bricks found directly under the lifted floorboard (side view)
Fletton 2	Same brick as shown in photo no. Fletton 1 (top view)
Fletton 3	Three flettons recovered from under the floorboards
Fletton 4	London Brick Company brochure page showing fletton as found
Floor 1	Basement back room floor showing ventilation grill
Floor 2	Basement back room floor with one board lifted (note single nail holes indicate board has not been lifted previously)
Floor 3	Lifted floorboard right, with original floorboard alongside. (note planed surface of lifted board)
Floor 4	Basement back room sub-floor
Floor 5	A piece of hardboard bonded in the sub-floor concrete
Floor 6	Extract from the Building Regulations 2010, Approved Document C
Floor 7	Floorboard nail compared with a similar new nail and a nail saved when an original floorboard was raised
Hearthstone 1	A piece of the 'hearthstone' showing a thin darker surface layer over lime mortar
Hearthstone 2	The 'hearthstone' showing cracks in the mortar, the thin surface layer and a further layer of sand/cement screed.
Inspection Pit 1	The cover of the inspection pit providing access to drains at the back of the house
Inspection Pit 2	The inspection pit uncovered showing connections for toilet, (right), roof run off, (right) and the reduced ground level, (left)
Inspection Pit 3	Inspection pit cover showing supply by Snewin Bros. & Co.

**APPEAL AGAINST REFUSAL OF LISTED BUILDING CONSENT FOR WORKS AT
31 DOWNSHIRE HILL PROPOSED IN OWNER'S REQUEST
SUBMITTED 4 FEBRUARY 2018
APPENDIX 7**

Photo/Image no.	Description
Inspection Pit 4	Cover of catalogue for sale at Snewin Bros. & Co. dated 1933
Inspection Pit 5	Basement plan showing route of buried drain (drg. No. 31DH006E)
Panelling 1	Panelling in ground floor front room
Panelling 2	Panelling in ground floor hallway
Panelling 3	Panelling in first floor landing
Panelling 4	Panelling in second floor back room
Panelling 5	Panelling on second floor landing
Panelling 6	Panelling in second floor front room
Panelling 7	Panel doors on the first floor (typical of internal doors in the house)
Pantry 1	Ventilation window in the pantry cupboard showing security bars and added glazing
Pantry 2	Moisture damage to pantry cupboard panelling
Pantry 3	Inward opening pantry door with hinge rebate showing that the door did not originally hang in this position
Pantry 4	Lower part of pantry panelling from inside the pantry
Pantry 5	Upper part of pantry panelling from outside the pantry showing modification of panel to accept glazing
Pantry 6	Midway part of pantry panelling showing past modification for locks
Pantry 7	Back wall of pantry showing part of the redundant connection for toilet
Pantry 8	Pantry partition, showing its impingement on back door architrave
Partition 1	Corridor side of wooden partition between corridor and back room
Partition 2	Bottom of partition, corridor side, towards back door
Partition 3	Top of partition, corridor side, midway along corridor
Partition 4	Top of partition, corridor side, towards back door, showing open rectangle
Partition 5	Partition on back room side, prior to removal of hardboard
Partition 6	Partition on back room side, showing exploratory removal of hardboard
Partition 7	Partition on back room side, after removal of hardboard. It can be seen that the whole has been constructed from three separate pieces of used panelling plus make up pieces at the doorway end
Partition 8	Top of partition on back room side, towards back room door
Partition 9	Middle height of partition on back room side, towards back room door

**APPEAL AGAINST REFUSAL OF LISTED BUILDING CONSENT FOR WORKS AT
31 DOWNSHIRE HILL PROPOSED IN OWNER'S REQUEST
SUBMITTED 4 FEBRUARY 2018
APPENDIX 7**

Photo/Image no.	Description
Partition 10	Bottom of partition on back room side, towards back room door
Partition 11	Top of partition on back room side, midway between ends
Partition 12	Middle height of partition on back room side, towards the back door
Partition 13	Top of partition on back room side, towards the back door, note rectangular cut-out
Partition 14	Middle height of partition on back room side, towards the back door
Partition 15	Bottom of partition on back room side, towards the back door
Partition 16	Piece of the removed hardboard showing the makers mark
Sitting room 1	Ground floor back room, indicating the size of the new kitchen