Heritage Supporting Statement

This Heritage Statement is submitted in support of a Full Planning Application to Staffordshire Moorlands District Council in respect of 3 Moorland House Cottage Ashbourne Road, Whiston

Application reference SMD/2018/0274

The applicant understands that the property is a listed building

This Statement is to be read in conjunction with the Design and Access Statement (DAS) which outlines location, design and policy compliance.

The Asset
The listing entry states
Workhouse, now cottages. Early C19 with minor late C19 alterations. Coursed dressed and squared stone; tiled roof; brick end and 4 ridge stacks. 2-storey, 6-window front; glazing bar sashes with painted surrounds except to converted stable at left end which has casements. 3 entrances placed alternately with windows and inset 2 windows from ends, right-hand has corbelled cornice, all with part-glazed doors.

Part of the rear elevation has been rendered.

Significance
Grade: II
Date first listed: 15-Dec-1986

There is no individual significance offered by the host property and it does not advance any particular design features which would benefit from being carried forward into the design of the rear extension.

Impact
The proposal will not have a negative impact on the character of the host property or its neighbours in this location because of

- Subservience to the host property
- Design which will be of the same materials as the existing
- The same style in terms of roof pitch, windows and doors
- Is of a design which reflects the residential character of the area
- This extension proposal will not affect this appearance in a negative way.
- The works submitted to the council for planning permission are for a rear kitchen extension – this will not be visible from the A52.