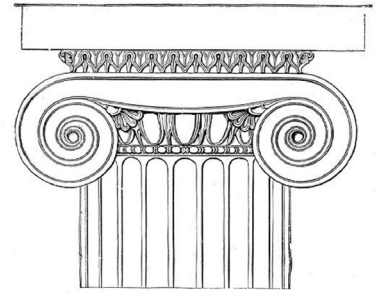


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Planning Dept
Staffordshire Moorlands DC
Moorlands House
Stockwell St
Leek

29 March 2022

Dear Sirs

Re: Application No: SMD/2019/0040 Heaton Lowe Farm, Heaton

The new extension to the above farmhouse has now been completed and we are now preparing for the next stage of works which comprises the renovation of the existing farmhouse.

We are therefore submitting an application for the discharge of the outstanding LBC conditions as follows:

Condition 12 (Opening up of the historic fabric): the following works are currently foreseen (see drwg HLF-204):

- TV Room: the removal of the existing fireplace, surround and hearth, the blocking up of the fireplace opening and making good of the plasterwork to the wall using lime plaster, including the installation of a suitable grille to vent the flue
- Library: the removal of the existing plasterboard on studding which has been installed to flush off the gable wall. This will open up the original alcove to the lhs of the chimney breast which will be finished as elsewhere. We also intend to open up the existing fireplace and install a 5kW log burning stove with a new flue lining. A stone hearth will be installed. The finish to the opening will be agreed dependent on what is found when we open up
- Library: we propose to open up the part of the stairwell wall to the staircase. We suspect that this wall was a later addition (the original staircase was, we believe, located crossways at the opposite end of the house) and not part of the original, historic fabric. Our detailed proposals are shown on drwg HLF-103A

Some of the final detail can only be agreed once we have started the building work and opened up the fireplaces etc. However, we would appreciate an approval in principle at this stage with any final details being agreed as the work proceeds. We are trying to avoid having to suspend work in the future while applications for the discharge of conditions are submitted and determined. We anticipate either meeting with you on site or providing photographic evidence in support of any detailed submissions in the future.

Condition 13 (Internal plastering): 25mm Cornerstone insulated lime plaster with a lime plaster finishing coat

Condition 14 (Beam details): Our proposals are shown on drawing CSD-003

We had been working with Gill Bayliss over the last three years on this project. We understand that Gill has now left the authority. If it would be any help, by way of introduction of the property to Gill's successor then I would be more than happy to meet on site with the Conservation Officer to look at the building as it now stands.

Yours faithfully

Ian Ankers MCIOB

For Ian Ankers Architecture