

2013/476

## **JD WETHERSPOON**

### **Heritage Statement**

**For**

**THE WHEATSHEAF, CHEADLE**

**53 High Street, Cheadle, Staffordshire ST10 1AF**

**Listed Building Consent application for external alterations and the extension of the current External Seating Area**

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## **1.00 INTRODUCTION**

1.01 **Design Venue Architects Limited are acting on behalf of JD Wetherspoon providing listed building advice for external alterations and the extension of the existing external seating area of The Wheatsheaf, Cheadle.**

**Works are necessary in order to revive and extend the existing external area.**

1.02 This heritage statement has been prepared to accompany a planning application with listed building consent for the external alterations and extension of the existing external seating area of The Wheatsheaf, Cheadle.

1.03 The application set includes the following supporting information:

1. Access Statement
2. Drawings
3. Photos

## **2.00 USE**

2.01 The application site, as shown and highlighted on the Location Plan, is located on High Street, Cheadle.

2.02 The Property was used as a Hotel for many years before being used as a Public House in the management of JD Wetherspoon.

2.03 It is believed that the premise holds great value to the local area as the property was used for many important historic events, for example, There is belief that the property was used as a coach house firstly then public house and hotel, were many important meetings were attended by businessmen, these includes a meeting for the formation of the Cheadle Voluntary Fire Service.

*(Source: pubs in Cheadle: past and present)*

## **3.00 SIGNIFICANCE**

3.01 The Building is Grade II Listed.

3.02 As the public house is located in the High Street and has for hundreds of years it would have been of prime importance. It holds a prominent location of the High Street, and is opposite the Market Square and adjacent to the towns ancient Market Cross. This building has served the public for many years.

3.03 The description of the design of the building provided by 'English Heritage' is as follows;

*' Inn, (now Hotel). Possibly built as such. Late C18 with early C19 and C20 alterations. Rendered stone; plain tiled roof; brick end stack to left and ridge stack to right of centre. Three-storey, three-window front; plate glass sashes; widely spaced to left, entrance to right of centre with moulded cornice and frieze to small Tuscan porch. large (two-storey) wrought iron sign bracket over entrance. Rear wing has large, small-pane, bow-fronted window. '*

3.04 The property falls into The Cheadle Conservation Area.

#### **4.00     DESIGN CONCEPT**

- 4.01     The boundary of the site is to remain unchanged, however, the physical footprint of the public house is to be extended as shown on the attached plans and elevations.
- 4.02     The proposed extension will use materials to match existing and so the entirety of the appearance will remain the same as existing, as can be seen on the elevations.
- 4.03     The extended canopy structure, brick walls, glazing, and railings are all to match existing.
- 4.04     There will be a variety of new loose external furniture with canopies.
- 4.05     The character and appearance of the listed building is to be preserved through matching the existing materials.

#### **5.00     IMPACT**

- 5.01     The proposed extension is within the site boundary.
- 5.02     All extension works are to use materials to match existing and so the appearance and character of the building will not be altered.