9. If the proposal is for the demolition of the existing building:- (i) Give reason(s) for demolition.	(i) N/A.
(ii) Briefly describe the condition of the building (preferably attaching a Builder's, Architect's or Structural Engineer's report if available).	(ii) SEE REPORT.
(iii) Has any estimate been made of the cost of repairs and if so with what results?	(iii) NO.
10. What provision has been, or can be, made to salvage any features of interest referred to in Question 7?	10. N/A.

(If necessary, fuller answers to the questions above may be given on a separate sheet.)

Signed _____

Name (in BLOCK LETTERS) S.P. SMYTHEMAN

Profession ARCHITECTURAL TECHNOLOGIST.

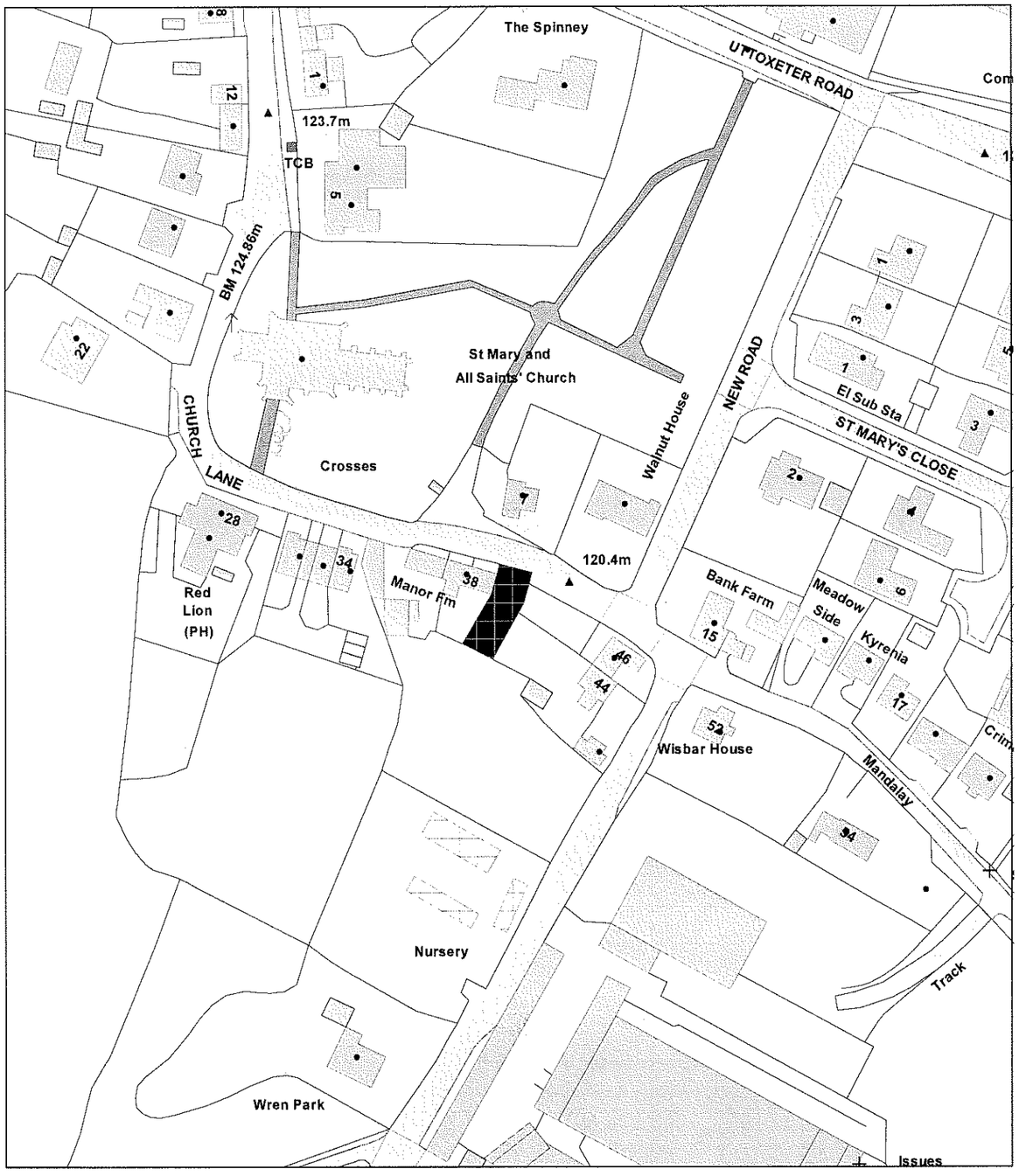
If signed by an Agent:

Address SMYTHEMAN ARCHITECTURAL SERVICES,
12 HIGH STREET, TEAN, STOKE-ON-TRENT,
STAFFORDSHIRE, ST10 4DZ.

Telephone No. 01538 722097.

Date 13th MARCH 2008.

Reference:	08/00733/LBC Checkley



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Organisation	Not Set
Department	Not Set
Description	

SMDC

SMYTHEMAN ARCHITECTURAL SERVICES

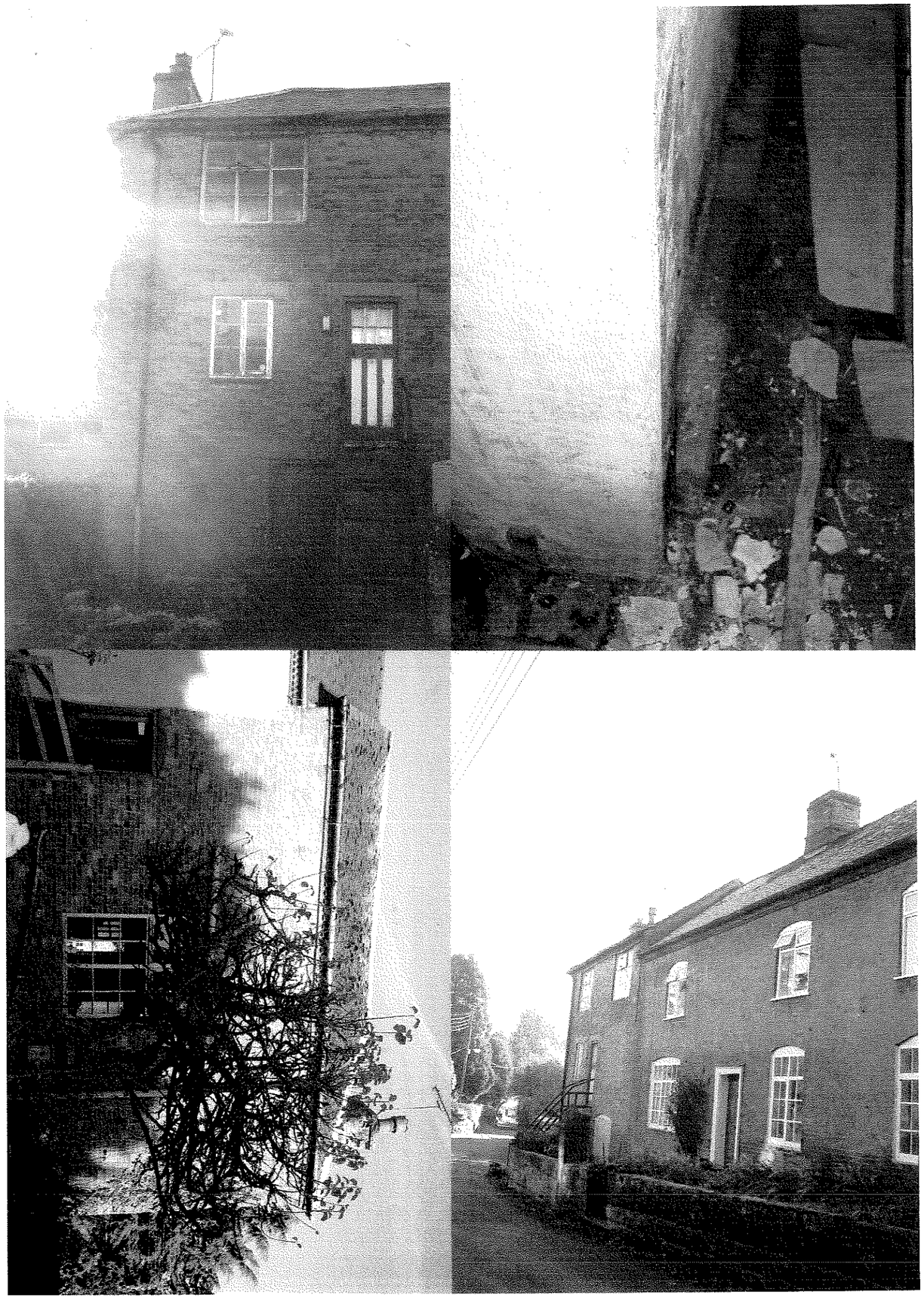
PROPOSED ALTERATIONS TO 40 CHURCH LANE CHECKLEY STAFFS FOR MR & MRS EDE.

PHOTOGRAPHIC SURVEY

JOB NO 2547
March 2008

STEPHEN P SMYTHEMAN

12 HIGH STREET TEAN STOKE-ON-TRENT STAFFORDSHIRE ST10 4DZ
TEL 01538 722097 Fax 01538 722135 E-mail mail@smytheman.co.uk Web Site www.smytheman.co.uk
VAT Reg No 720 4772 91













08/11[illegible] ISC [illegible] SMDC



SMYTHEMAN ARCHITECTURAL SERVICES

MR AND MRS EDE

PROPOSED ALTERATIONS
TO
40 CHURCH LANE, CHECKLEY, STAFFORDSHIRE

ARCHITECT'S REPORT

JOB NO 2547
MARCH 2008

12 HIGH STREET, TEAN, STOKE-ON-TRENT, STAFFORDSHIRE, ST10 4DZ
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SMDC

ARCHITECT'S REPORT

OF

EXISTING CONDITION

The first and second floors are in a habitable condition. The ground floor is at present a store area, which requires renovation.

Externally, asbestos rainwater pipes and gutters require removal and replacing with metal profile to match existing.

Windows and doors require removal and replacing with new softwood windows as details.

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08/00735 LDC 17 MAR 2008 / SMDC



SMYTHEMAN ARCHITECTURAL SERVICES

PROPOSED ALTERATIONS TO 40 CHURCH LANE, CHECKLEY

LISTED BUILDING PLANNING APPLICATION DESIGN STATEMENT

JOB NO 2547
February 2008



STEPHEN P SMYTHEMAN

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LISTED BUILDING PLANNING APPLICATION DESIGN & ACCESS STATEMENT.

- **Gaining a greater understanding of the building**

The architecture and character of the building reflects well the village surroundings of Checkley.

Any investigation for archival sources, including extensive internet searches, for this building have proved unsuccessful. Although there seem to be no solid facts, we are able to paint a rather sketchy picture from hear-say gathered from our client and neighbours. It has proved difficult to piece together the finer details.

- **General description and history**

The principal industry of Checkley was farming and even today there are still well-established dairy farms in the vicinity.

The property was constructed sometime in the 1600's. At one time it seems that this dwelling, along with the neighbouring dwelling, housed an all girls school. We are unable to determine whether this was the original purpose of the building or whether it was converted to a school at a later date.

- **Decoration of the interior**

Historical context of the building

Through liaisons with the Council, it has been established that the items of special interest include some window frames, the fireplace and the cupboards on the first floor.

- **Conclusion**

Sympathetic refurbishment of this building will create a practical and comfortable family home whilst keeping the character and historical values that it holds.

08/00753 LBC SMDC

- **Scale**

The removal of the outside steps on the front elevation will greatly improve the appearance of the dwelling as the heavy concrete detracts from the finer details of the original fittings. It follows to replace the existing door with a window to match the existing.

By replacing the internal staircase, access from the ground floor the first floor is created internally to provide a more practical living space as it gives direct internal access between floors.

The addition of a second window in the kitchen will provide much needed light and also some ventilation.

The proposals include renovating the ground floor area, which is at present not used, and adding an internal staircase to make it accessible to the other parts of the building.

- **Layout**

The proposals would allow the continuing use of the building without detriment to its historic character and appearance.

- **Access**

Access will be as existing.

- **Appearance**

Internally the stripping down of all surfaces will expose areas of original features hitherto concealed and allow for the restoration of period details.

- **Landscaping**

Landscaping at the rear of the property will including forming a new external seating area, new external steps leading up to the rest of the garden and replacement steps to provide safer access to the garden from the first floor, as the existing steps have weathered and in a poor state of repair.

The site is in an existing established location with the local highway network providing good vehicular access to the property.

The building has been designed to comply with the building regulations and will accordingly meet all requirements with regard to disabled access.

08/00725 LBC SMDC



Smytheman Architectural Services

Mr and Mrs Ede

Proposed alterations to 40 Church Lane, Checkley, Staffordshire.

LOCATION PLAN @ 1 : 1250

DRAWING No 2547-04

12 High Street
Tean, Stoke-on-Trent
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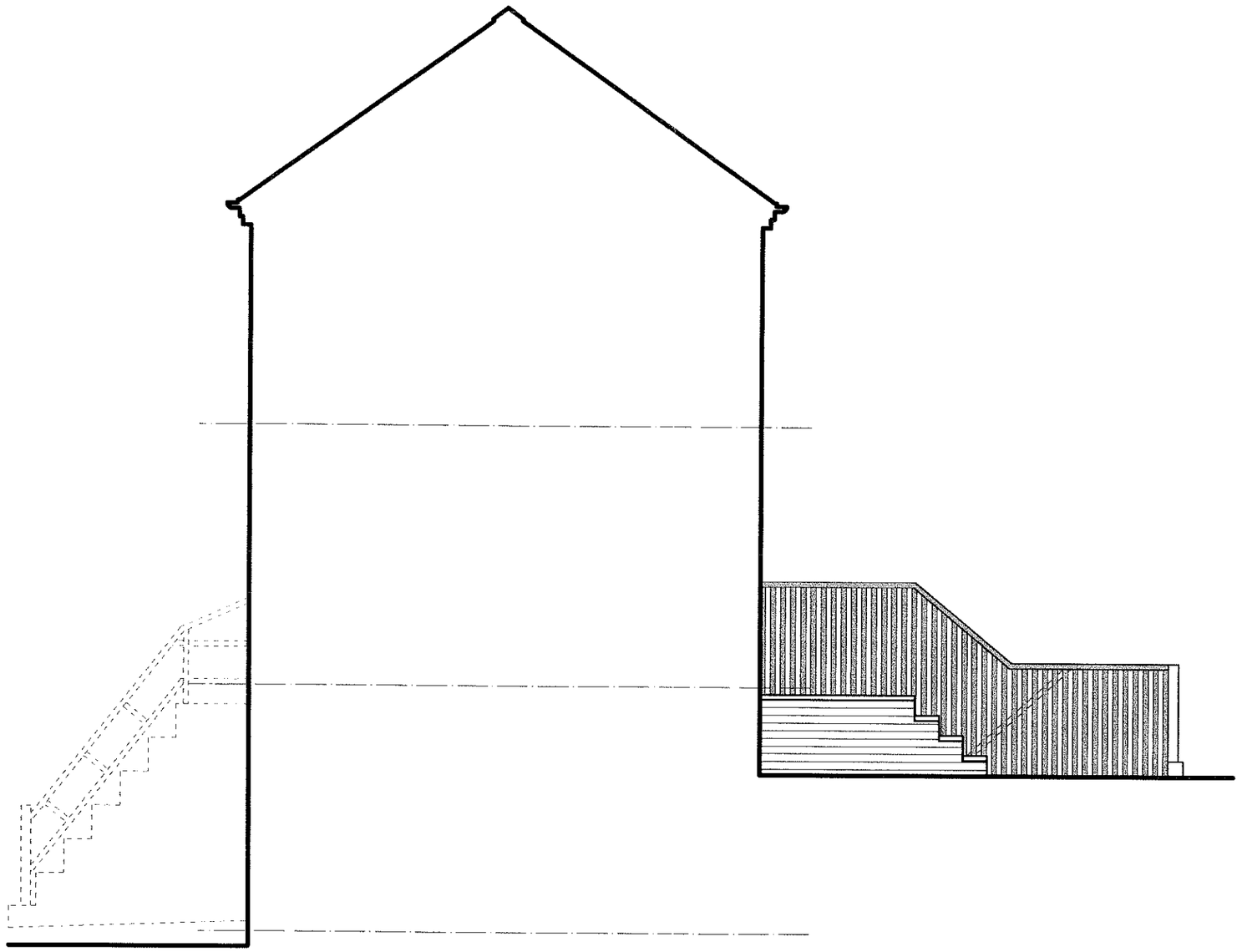
telephone 01538 722097
facsimile 01538 722185
email mail@smytheman.co.uk

08/00733 LBC SMDC



SIDE ELEVATION

all heights, sizes and dimensions should be checked on site by the contractor before any work is put in hand

figured dimensions should be taken in preference to scaling and any errors or omissions reported to the architect at once

Mr & Mrs Ede

Proposed Alterations to 40 Church Lane, Checkley, Staffordshire

Side Elevation as Proposed

1:50

2547-08

Smytheman Architectural Services

This drawing has been prepared in accordance with the C.D.M. (Construction Design and Management) Regulations and all foreseeable design risks to those involved or affected by construction have been avoided wherever possible.

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