

DESIGN AND ACCESS STATEMENT

Proposed replacement windows 12 Westholm, Letchworth Garden City, Hertfordshire, SG6 4JB

12 Westholm was built in 1906. The house is grade II listed and located within the Letchworth Conservation Area. The listed wording is as follows:

WESTHOLM 1. 5255 Nos 1 to 24 (consec) TL 2133 6/147-150 TL 2233 7/151-153 II GV 2. 1906 by B Parker and R Unwin plan designs of 1898/9 published in 1901 by Parker and Unwin in "The Art of Building a House". This, with the Birds Hill development (qv), is the earliest known scheme based on the traditional village green layout, and the prototype of all later development of this type throughout the country. Grouped cottages in 7 one and a half storey in blocks of 2, 4 and 5 houses, varying in design through judicious use of irregular gables and dormers. The focal point of the composition is the large central gable of Nos 12 and 13. Tiled roofs with brick ridge stacks. Roughcast walls. Transom and mullion windows, some with glazing bars. Recessed, arched doorways. Later alterations and additions. Included as a seminal development concept.

Listing NGR: TL2204933740

We intend to replace two upstairs timber single glazed windows with timber double glazed windows. In keeping with the period style of the property both windows will be flush casement and heritage slim glazing.

The window at the front of the property (which we do not believe to be original) has now deteriorated beyond repair. The replacement will follow the existing style and design. This window can be seen from the street, and the style is duplicated in other windows at the front of the property, and in the adjoining semi-detached property, number 13.

The window at the rear of the property was installed during an earlier extension (under previous ownership) and is a storm casement design. The proposed replacement will be a flush casement with narrow glazing bars, reverting back to the original style of the property.

November 2024