

DESIGN & ACCESS STATEMENT SCHOOL HOUSE

Replacement Timber Casement Windows – Grade II Listed Building

1. Introduction

This statement accompanies an application for Listed Building Consent for the replacement of existing timber casement windows.

The proposal involves the installation of new timber casement windows manufactured as exact replicas of the existing units, incorporating slimline 4-8-4 double-glazed units.

2. Site & Heritage Context

The property is a Grade II listed building recognised for its architectural and historic interest. It forms part of a Conservation Area where traditional materials, detailing and proportions make a positive contribution to local character.

3. Design Principles

We propose to replace our upstairs windows with exact replicas of the current windows. The company we intend to use, Midhurst windows have an excellent reputation of ensuring they are like for like and have a wealth of installations in previous listed properties. Therefore the original properties and profiles will be retained. Accoya wood will be used for its strength and longevity. The external elevation will not be altered.

The proposed replacement windows will match the existing in:

- Overall size and proportions
- Glazing bar configuration
- Timber section sizes and mouldings
- Frame depth
- Painted white finish to match The Old School and Gramercy

The incorporation of slimline 4-8-4 glazing has been carefully considered to ensure that glazing bars and sight lines remain visually identical to the existing windows.

4. Impact on Significance

As the replacement windows are exact replicas and no changes are proposed to surrounding historic fabric, the works are assessed as resulting in no harm to the significance of the listed building or to the character in a Conservation Area.

5. Access

The proposal does not alter access arrangements. The works are limited solely to the replacement of existing window units.

6. Sustainability

The introduction of slimline 4-8-4 glazing will:

- Improve thermal efficiency
- Reduce condensation
- Improve occupant comfort
- Support the long-term viable use of the listed building

The use of timber frames ensures the continued use of traditional, sustainable materials.

We respect the heritage of our home and wish to fully preserve the building's architectural character and heritage significance. We believe that the proposed window replacement will be the least intrusive solution to address the deteriorating condition and poor thermal performance of the existing windows.