

**Alderbury
Church Hill
PULBOROUGH
WEST SUSSEX
RH20 1AB**

REF: 2895/04

**Heritage Statement
FOR
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PROPOSED – 2x single storey detached holiday homes

Existing

The application site is in set within the of Pulborough (Church Place) Conservation Area. The area of the curtilage is 5455m.sq. The main house is set in the north western corner of the site. Alderbury was built in 1911 on land sold by the Ecclesiastical Commissioners, to one Ella Constance Archdeacon (very appropriately!). The plot next door, on which Church Hill House was built, was sold to the local entrepreneur, estate agent and bus company owner Newland Tomkins, and was built in very similar style by the same architect in 1914. The house is in late arts and crafts style, with angled roofs and tall chimneys. It also incorporated modern structural features such as cavity walls. It has high quality features, such as seasoned pine and oak, leaded lights and an internal arts and crafts staircase. In the 1960s for some forty years the house was owned by the Menzies family, who owned the Spiro Gills factory on which the Pulborough Medical Practice and Tesco is now built. It was however unoccupied for over ten years from 2000 to 2010 and became quite derelict and not weatherproof; it was at some risk of demolition. The present owners bought it in 2010 and completely restored it, using reused materials such as reclaimed roof tiles and remaking the decayed leaded lights incorporating the existing glass.

Proposed

The garden is just under two acres and the cottages would be located at the end of it away about 100 metres from the main house. It is a location next to the large vegetable garden and small orchard. They are separated from Lower Street by a substantial existing mature wooded area and steep bank, and back on to the East Glebe Field, also screened by trees.

We are proposing to build two one bedroom holiday cottages in our grounds. We would propose to let them to visitors to the area.

The inspiration in terms of the quality of the accommodation is the cottage style accommodation which a company like The Pig offer, as in their excellent places in the New Forest and in Madehurst locally. So it is about a secluded and rural location and a high quality finish.

The cottages are neither overlooked, nor overlook any other property.

Access to the cottages would be by the existing driveway to the main house. There is already a good number of parking places: eight in all. There is then a short walk to each of the cottages, one via an existing path which serves the vegetable plot and one through the orchard.

Design and Appearance

The two buildings would be constructed to a very high standard and quality of design. We propose to use a timber frame, Imperial stock face brick work below Cedar boarding, hipped roof with reclaimed hand made plain tiles , black painted aluminium gutter, black painted aluminium rainwater pipe and white painted windows/doors would mirror the design and appearance for the main house. Although the brickwork, roof tiles , gutter and windows would match the design and quality of the main house the building would be well away from it.

END