

Heritage Statement

Statement of Significance

The existing dwelling is located in the Sheen Road Conservation Area, designated 05/07/1977.

The Conservation Area is defined within the Sheen Road Conservation Area 31 Statement as follows:

“Sheen Road is the historic route from Richmond to London and retains high quality buildings including some 18th century development. The area to the north of the road was developed after the arrival of the railway in 1846.

Character

The area has two distinct elements, the development along Sheen Road which includes a large amount from the 18th and early to mid 19th centuries buildings and the later residential terraces and semi-detached houses running up to the railway line to the north.”

“The area to the north of Sheen Road is characterised by rows of large terraced and semidetached late Victorian houses sometimes with attractively detailed brickwork and slate roofs. Many are designated Buildings of Townscape Merit. The streets provide views down towards the railway and are mostly well planted with trees. The rear gardens of Alton Road and Sheen Park are important areas of green space.”

The immediate context is predominantly two storey terraced houses, many of which appear to have additional accommodation within the roof. Substantial dormer windows have been added to the rear elevations of a number of buildings along Alton Road. A dormer window has also been added to the front (street) elevation of the adjoining dwelling, 17 Alton Road.

Existing building

The existing building is a mid-terrace two storey Victorian dwelling with accommodation in the roof space. The simple street frontage is composed of facing brickwork, which has subsequently been painted, with a bay window at ground floor level. Later extensions have been added to the rear of the property. The main roof pitches from front to back and the original slate finish has been replaced with concrete tiles. The windows and doors are painted timber.

Heritage Impact Assessment

1. The proposals are for a new dormer and therefore do not impact the rear garden, highlighted in the Conservation Area statement as an important area of green space.
2. Although a new element is being introduced, the dormer has been discreetly positioned on the rear elevation and designed to be subservient to the existing roofscape of the terrace, stopping short of the existing eaves, ridge and boundary wall lines, to ensure that it does not dominate the host building. It has been carefully designed with elegant proportions and finished in materials which match the existing building fabric. Given the presence of a number of existing dormers of lesser quality along Alton Road, we believe that no further harm will be caused to the heritage asset.
3. The proposed rooflight to the front elevation will be of a ‘conservation style’ and installed flush with the roof finishes. There are a number of existing properties with rooflights to the front (street) elevation along Alton Road, therefore in our view the proposals will cause no further harm to the existing heritage asset.