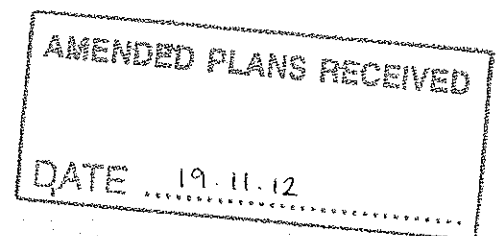


ML Planning Ltd.

320120949P

HERITAGE STATEMENT

THE MANSE
CHURCH STREET
LONGRIDGE
LANCASHIRE
PR3 3WA



For Client Mr Peter Grogan

NOVEMBER 2012

Listed Building Status

The Manse – Not listed but sits within a conservation area.

Full Description

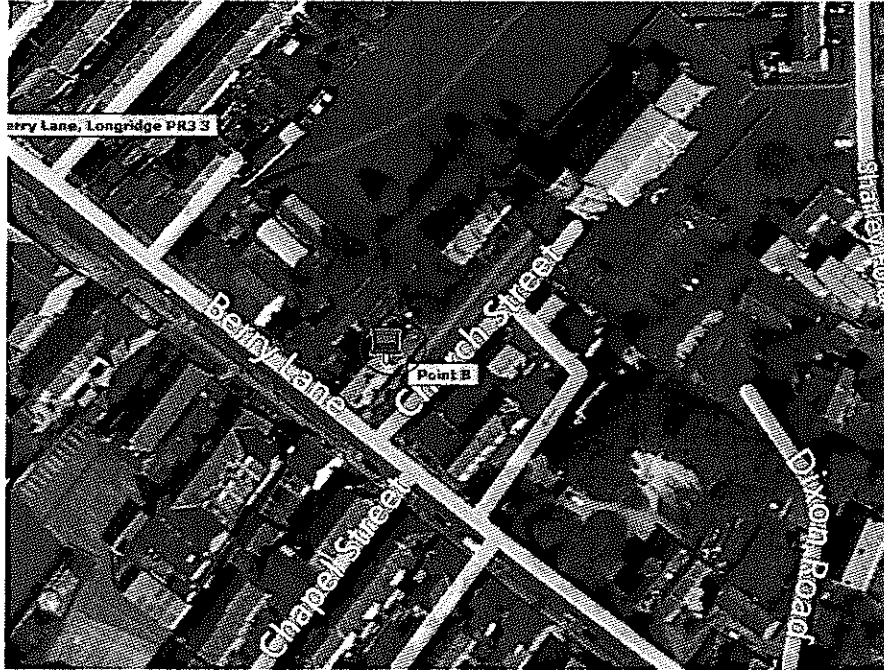
The building is a three storey building constructed in dressed stone with feature bay windows and a pitched roof. The use of the building is currently classed as a restaurant with living accommodation to the upper floors. On the north eastern side of the building is a single storey extension built in stone.



The Manse, as viewed from Berry Lane

Location of the Site

The location of the site can be seen in the following map:



Design Approach

There will be no physical change to the exterior of the building from any public viewpoint. The applicant is keen to keep the character of the building intact.

The proposed work involves a simple flat roof rear extension which will be sympathetic in design to the original building.

Scale & Appearance

The proposed works will not alter the appearance, size or scale of the existing building from any vantage point.

Conclusion

The proposed works will enable an existing character building to be brought back into the housing market. At present, the large dwelling does not meet local housing demand and has therefore remained empty for some time.

None of the proposed works involve changes to the original building fabric. The proposed conversion will not be evident from any highway or public viewpoint.

The proposed works are sympathetic to the existing listed building and will not cause detriment to its surroundings. It will enable the building to be brought back into use and be part of the community once again.

The results of this statement mean that all works proposed within this application will not have any detrimental impact on the conservation area itself.