

Heritage Statement – Roof Repairs and Timber Replacement

Applicant: Ella Burgess

Address: 57 Downham Road, Chatburn, BB7 4AU



Significance of the Heritage Asset

57 Downham Road is a Grade II listed building valued for its historic fabric and contribution to the character of the area. The traditional timber roof structure forms part of this significance as an original historic element integral to the building's function and form.

Description of the Proposed Works

The proposals comprise repair of the existing roof structure, retention and reuse of existing stone slates, replacement of the failed ridge beam, and replacement of defective roof spars only where necessary.

Impact on Significance

The ridge beam has failed structurally and cannot be retained. Its replacement is essential to safeguard the building. No changes are proposed to the external appearance of the roof.

Assessment of Harm

The works represent minimal intervention and result in no harm to the significance of the listed building. By addressing structural failure, the proposals will actively preserve historic fabric and prevent future loss.

Conclusion

The proposals comply with Sections 16 and 66 of the Planning (Listed Buildings and Conservation Areas) Act 1990.