

Design and Access Statements

Address of Development

Dunkery, Church Road, Hythe, CT21 5DP

Description of Development

Reconstruction of damaged boundary wall. Reconstruction to match existing using materials reclaimed from the damaged wall. In addition, a new access door be constructed of solid oak with wall around door finished in reclaimed red brick to match existing door in neighbouring property's section of the same wall. To the rear of the door steps would be added and a void added behind the wall.

Design Concepts and Principles

The new door will harmoniously blend in with the wall and respect the original design of the access door in the neighbouring property.

Do the design principles and concepts take account of the special architectural or historic importance of the building?

By rebuilding the wall using the original reclaimed bricks and blocks with a lime mortar mix and copying the same design as the neighbouring door and wall finishes the architectural and historic integrity of the wall will be maintained.

Do the design principles and concepts that have been applied to the works take account of the particular physical features of the building that justify its designation as a listed building?

The design principles and concepts employed would benefit the longevity of the historic wall by strengthening it from the rear by adding supporting steps. The wall is currently bulging and in imminent danger of collapse as a result of the gardens higher ground level behind pushing against it. By creating a void behind the wall future degradation of the wall would be avoided. The proposed steps and lower ground level would blend with the original wall through construction using matching reclaimed red brick and lime mortar.

Have the design principles and concepts that have been applied to the works take account of the building's setting?

The proposed work will blend seamlessly with the walls setting.

Explain the policy adopted as to access, including what alternative means of access have been considered, and how policies relating to access in relevant local development documents have been taken into account.

An access via the proposed door will greatly aid any elderly residents daily life by gaining easier access to the high street. The current access is via Church Road involving a climb up a steep, narrow road with no pavement area.

Explain how the policy as to access takes account of
a. the special architectural or historic importance of the building
b. the particular features of the building that justify its designation as a listed building, and
c. the building's setting

All criteria a to c are adequately met due to the design following the precedent of the similar existing door in the wall.

State what, if any, consultation has been undertaken on issues relating to access to the development, and what account has been taken of the outcome of any such consultation.

No current consultation has taken place.