

Design Statement 16 Russet Glade, Emmer Green ,RT4 8UJ.

15.2.23

Existing condition:

The property is a detached house with side garage and side extension built c 1970 set in a mature wooded setting constructed in fair faced brickwork with a low pitched concrete tiled roof. The house is set back from the road and has a generous forecourt. The windows and doors are upvc.

The neighbouring houses are of similar style and age, with some variation of external materials. Notably, no 17 opposite has timber cladding as does no 1 Russet Glade. The use of render can be seen at no 4 and no 8.

The front elevation is adhoc in appearance and ambiguous as there is no obvious entrance, and its general appearance is tired.

As a whole the building suffers from poor thermal integrity as is typical of its age.

The side garage is used for storage given the generous forecourt.

Proposed condition:

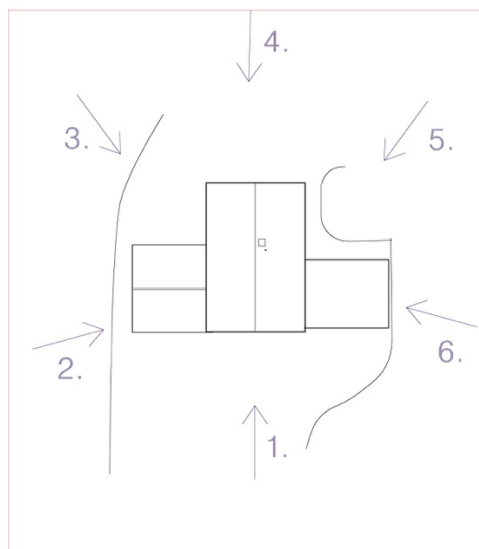
The proposals main objectives are:

- to rationalize the interior and make the living spaces less cellular,
- unification of the front elevation bringing clarity to its entrance as it presents to the street
- address its sustainability credentials with a 'fabric first' insulation improvement.

For this, an external wall insulation system is proposed which is clad in a colour through acrylic render to the main 2 storey building and timber cladding to the modified single storey side extension. The timber cladding is replicated as a timber screen to the garage elevation to unify the whole, with the timber cladding complimenting its wooded site environment.

New windows would replace the existing to complete the thermal envelope.

The front entrance is set appropriately in the front of the main building providing an internalized porch and completing the main front elevational improvement.



SITE PHOTOS.



1. Front elevation



2.



3.



4. Rear Elevation



5.



6.