

Heritage Statement

In support of

Planning application for extending a external
terrace within a conservation area

At

Lyndhurst Arms Public House
88, Queens Road, Reading, Berkshire , RG1 4DG

On behalf of

Stonegate Group

By

Taylor & Co Architects

INTRODUCTION

Taylor and Co Architects have been commissioned by Stonegate to prepare and submit a planning application to extend the pubs external small terrace frontage across the side frontage

door and window to match the existing established terrace along Watlington Street within a conservation area. The existing terrace faces west and is on the north corner of Watlington Street, Reading.

East Elevation - looking South West

Aerial view

HISTORICAL SIGNIFICANCE

Lyndhurst Arms public house is an unlisted property located on the periphery of the city's Conservation area. It was built possibly in the late 19th Century and has not changed much in its long history. The two street principle elevations are not being affected but the terrace is to be continued along the full frontage of the pub.

The surrounding area will have little impact on this small change and is easily reversible in the future.

The property contributes to the historic character of the area and will continue to play its part as a community hub.

DESIGN CONSIDERATIONS

These proposals will see the extension of the same small dwarf wall and balustrading detail to match and assist the pub greatly in providing additional seating to 6 or so more customers.

CONCLUSION

We consider that these proposals will not have a detrimental impact upon the appearance of the conservation area. There will be little change in the overall appearance of the established pub.

Taylor & Co