

RE: SDNP/22/01944/DINPP

Possible replacement of wood cladding with hanging tiles on dormers

Proposal:

Renovation work on our roof is planned for November 2022. When work commences, should this reveal that the wood cladding on the dormers needs replacing, we would like the option of using traditional hanging tiles to match those on the front of the property. As well as bringing architectural cohesion, research suggests that tiles are more weather and fire resistant and provide better insulation. We have been advised by April Parsons (DINPP) that planning permission is required for this change from wood to tiles (email 09/06/22). This will only be undertaken if the wood needs replacing.

Site of the property and dormers:



(Screen shot from Google Maps)

Benallan is situated down a private lane off Ashcombe Lane, set back behind trees. The dormers in question are one small dormer to the front and one dormer to the side. Neither are visible from Ashcombe Lane.

Front of the property and small front dormer:



(Benallan front dormer – hanging tiled bay below)

BENALLAN, ASHCOMBE LANE, KINGSTON, BN73JY - DORMERS

Side dormer:



(Benallan side dormer)

Hanging tiles:



(Existing spare hanging tiles from the house)

We aim to use tiles that match those on the front bay and roof - we will match them to the existing tiles, as near as possible, depending on the stock we can find. Our aim is to visually tie in the existing dormers with the roof.

Reference - Kingston dormers with hanging tiles:

Many houses in the village have dormers with hanging tiles



(Dormer visible from the front bedroom at Benallan, to the rear of a property in Ashcombe Lane)



(A property on The Avenue, 2-minutes-walk from Benallan)

We feel that hanging tiles on the dormers would improve the appearance of the property and better match the house and environment and we hope permission will be granted for this alteration (should we need to replace the wood cladding).

Thank you, Anna Deamer & Tim Brown