

Your reference: P/2022/0559

5/7/2022

Our reference: 177513

Pendyffryn, 19, Salop Road, Overton

Dear Simon,

Thank you for consulting the SPAB over the proposals to replace the windows at the grade II listed house. Whilst we have not had an opportunity to visit the site, we have reviewed the documentation submitted online and would like to provide the following observations.

The SPAB can **not support** this application for the whole scale replacement of windows at the grade II listed house. Historic fenestration is acknowledged as being integral to the appearance and character of traditional buildings: that is certainly the case here. Their disposal would therefore cause harm to the significance of the building. The use of slimline double glazed units must also be considered especially where they are proposed adjacent to existing single glazed windows which are retained. The Society would, wherever practicable, always advocate repair of building elements such as windows as this is fundamental to the principles of the SPAB.

In this case, it is acknowledged that some of the later windows may be in poor condition and in need of replacement but this has not been demonstrated within this application. We would encourage the conservation officer to visit the building along with a suitably qualified joiner to assess each window and confirm the extent of decay/damage to inform the proposals. The use of double glazing is generally not appropriate in the context of listed buildings and should be avoided particularly where they are viewed adjacent to the existing single glazed windows as the contrast between the appearance of the glazing will be detrimental to the character of the listed building.

For clarity, we wish to register an **objection** to the proposals contained within this application and strongly encourage the applicant to develop a 'repair' approach rather than the wholesale replacement.

We trust our comments are helpful to you.

Kind regards,

Elgan

Elgan Jones

Casework Officer

The Society for the Protection of Ancient Buildings

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