
Tudor lodge Hotel

50 Field End Road HA5 2QN

DAS - Hotel building 1 Extension
Issue date: 13-12-2022 / issue no: P1

J79 STUDIO



1.0 Introduction

The statement is prepared in conjunction with the planning application, the description of the proposal is as follow:

Extension 1: replacement of existing conservatory to solid masonry construction.

Extension 2: Single storey extension to Tudor room.

Extension 3: Single storey extension to kitchen

The follow report is submitted as part of application:

Heritage statement by Border Archaeology

2.0 Location



Fig 1: Aerial site plan

The Tudor lodge hotel consisted of several buildings with Hotel building 1 being a Grade II listed buildings. The site is located at the junction of Field End Rd and Bridle Rd.

3.0 Site Photos



Fig 2: existing site photos

4.0 Design Consideration

4.1 Extension 1: replacement of existing conservatory to solid masonry construction.



Fig 3: Proposed drawing of conservatory extension

The design approach applied here is to utilise existing delict conservatory, sensitive in the proposal's scale and apply existing Tudor Lodge hotel building material palette. The proposed extension provides a visual balance against the listed building.

4.2 Extension 2: Single-storey extension to Tudor Suite room.



Fig 4: Proposed drawing of Tudor suite extension

The design approach applied here is to be sensitive in the proposal's scale and apply the existing Tudor Lodge hotel building material palette. The proposed extension provides a visual balance against the listed building & symmetry to the proposed conservatory extension.

4.2 Extension 3: Single storey extension to kitchen



Fig 4: Proposed drawing of kitchen extension

The design approach applied here is to be sensitive in the proposal's scale and apply the existing Tudor Lodge hotel building material palette. Furthermore taking precedent from existing bay windows located on north end of building (Fig 5) The proposed extension provides a visual balance against the listed building.



Fig 2: existing bay windows of Tudor Lodge Building

4.0 Pre-application advice

The pre-application advice meeting the case officer James Wells and Heritage consultant Mark Butler on 01/11/2022. The key advice given was the proposed extensions need to be carefully designed against existing listed building.

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