

Madora - Window replacement and refurbishment.

The access to the property is maintained and unaltered. This application, is solely concerned with the replacement of an existing windows to the ground, first, second floors and loft.

The proposal is to renovate where possible, and replace where appropriate, the existing sliding sash windows to the property, and also the existing casement windows to the loft.

In all cases, the resulting sliding sash windows, wether replacements or refurbishments, will be dimensionally and detailed matches to the existing, original windows. Additionally, in all cases, the glass in the sliding sash windows will be maintained wherever possible.

The loft windows will also be dimensionally identical to the current windows, but will be double glazed with heritage panels, and have opening side panels to aid with cleaning and maintenance.

These changes will improve the visual appearance of the property both from inside and outside, and will not change the character of the property.

Madora windows, Robin Hood's Bay - Heritage statement

Madora,
Belmont Place,
Robin Hood's bay,
YO22 4RU

National grid reference: NZ9524505060

Madora is a grade II listed building, entry number 1148731, listed in October 1969.

Please note that the listing refers to "Medora", this was a mistake at the time, the house name has been Madora for many years prior to listing.

The proposed works include for the renovation (where possible) and replacement of 8 number sliding sash windows, and 2 number dormer windows.

The property dates from mid C19, with a brick built extension circa late C19. The dormer windows were added in the early 1970's and were approved by the then planning authority, decision number NYM.6/4/2904/LB.

The sliding sash windows to the earlier part of the property are 4 panel (2 top, 2 bottom) style (see photographs). The windows to the brick extension are also sliding sash, but 12 or 16 panels (8 top and bottom or 6 top and bottom).

Whilst some of the sliding sash windows have C20 glass, much of the glass is original. It is proposed that all original glass is kept and reused in the new/renovated windows. Furthermore, the new or renovated windows will match the existing exactly (except that the material will be hardwood).

In this way, the impact of the proposed changes on the heritage aspect of both the property and the surrounding area will be minimal; indeed, the new/renovated windows will protect the fabric of the property for decades to come, whilst preserving the visual appearance of the originals.

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Madora - Window locations



Front loft

Front 2

Front 1

Front G

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Rear 1

Rear G

Madora - Window locations



Rear 1.1

Rear 1



Side 1

Madora - Window locations



Side 2

Madora - Window schedule

Window Number	Size mm (WxH)	Type	Bar section	Bar width
Front G	1100x1470	2+2 panels, weighted	A	24.8mm
Front 1	1080x1470	2+2 panels, weighted	A	24.8mm
Front 2	1100x1100	2+2 panels, weighted	A	24.08mm
Rear G	990x1750	6+6 panels, weighted	A	20.0mm
Rear 1	1030x1650	6+6 panels, weighted	C	16.2mm
Rear 1.1	730x990	6+6 panels, no weights, bottom opening only	B	16.4mm
Side 1	1030x1320	6+6 panels, weighted	B	16.2mm
Side 2	600x730	2+2 panels, no weights, bottom opening only	A	21.8mm

Glazing bar dimensions

Window Number	A	B	C	D	E	F	G	H
Front G	25	13	12	12	12	2	12	25
Front 1	26	11	12	13	13	2	10	24
Front 2	30	12	12	16	14	2	10	24
Rear G	20	15	7	11	9	2	4	20
Rear 1	25	11	9	11	14	-	-	18
Rear 1.1	24	12	11	12	12	-	6	18
Side 1	27	10	12	13	13	-	6	18
Side 2	25	11	10	12	12	2	10	22

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