

**HERITAGE AND
DESIGN AND ACCESS STATEMENT**

FOR

PROPOSED DIVISION OF "THE COTTAGE" TO FORM
SELF CONTAINED HOLIDAY ACCOMMODATION

AT

THE COTTAGE, SNEATON HALL,
SNEATON, WHITBY

FOR

MR & MS WALLER-DAWE



HISTORIC ENGLAND: Sneaton Hall is described as Grade 2 small country house.

late C18 with early and late C19 alterations and extensions.

The left extension has a hipped roof and is included for group value.

(This is The Cottage lounge on the ground floor and the bedroom above where it is proposed to put the en-suite)

Sneaton Hall cottages at left rear are not of special interest.

CONTEXT

It is proposed to divide the cottage to provide a holiday let.

This would necessitate an additional kitchen for the cottage which would be formed in the existing dining room.

An en-suite on the first floor would be very desirable.

A plasterboard on timber partition on the ground floor would divide the two units.

AMOUNT OF DEVELOPMENT

The floor area of the building would not be altered

LAYOUT

The layout is as shown on submitted plans.

SCALE

All as shown on submitted plans.

LANDSCAPE

No landscaping is proposed.

ACCESS

Access and car parking to the proposed Holiday Let is by the existing route. The Cottage car parking would use the designated space in the residents car park via the existing route.