

Design and Access Statement

Replacement of existing timber sash and casement windows with slim-profile double-glazed timber units at The Old Rectory, Church Lane, Twineham, West Sussex (Grade II listed)

Site: The Old Rectory, Church Lane, Twineham, West Sussex.

This statement accompanies an application for Listed Building Consent for the replacement of 11 existing timber sash windows, one existing triple casement window, and six existing double casement windows with slim-profile, double-glazed timber replacement windows. The objective is to improve thermal comfort and reduce draughts while preserving the building's historic character and significance.

Design

The proposed windows are designed to respect and preserve the architectural character of the listed building. The replacement timber sash windows and casements will replicate the existing window openings, proportions, glazing bar patterns, meeting rails, and frame sections. Particular care will be taken to maintain historic sightlines and the external appearance of the property, including the depth of reveals and the relationship of frames to surrounding fabric.

Slim-profile double glazing will be used to enhance thermal performance while minimising change to the historic aesthetic. The new units will be manufactured in timber and finished to match the existing (paint or stain colour to be agreed, if required). Traditional joinery methods and appropriate detailing will be used, with ironmongery and fittings selected to be visually compatible with the existing windows.

No structural alterations are proposed beyond removal of the existing windows and installation of the replacements. Existing openings will be retained. Any localised repairs to surrounding fabric required as part of the works will be limited to like-for-like making good using compatible materials.

Heritage considerations

The existing windows form an important part of the building's special architectural interest. The proposal has therefore been developed on a like-for-like basis, with the aim of retaining the building's historic integrity and avoiding any change to the established elevations. Where retention and repair are not practicable, replacement windows will match the existing in form and detailing, resulting in a neutral or minimal impact on significance while delivering improved comfort and energy efficiency.

Access

The proposal does not alter the existing access arrangements. The property will remain in private residential use with the same points of entry and egress. No changes are proposed to public routes, parking, or step-free access provisions. During installation, contractors will manage site safety in the normal manner for domestic works, ensuring entrances and escape routes remain available and safe.

Conclusion

The proposed replacement windows have been carefully specified to match the existing historic windows in appearance and detailing, thereby conserving the character of the Grade II listed building. The use of slim-profile double glazing provides a discreet improvement to thermal performance without compromising the external appearance. The works are confined to window replacement with no change to access arrangements.