

2.3 AERIAL VIEW 3

The adjacent photograph shows Lydhurst as viewed from the south west.

The wide pond, considered within the landscaping strategy, is seen to the left (east) of the dwelling. The formal avenue approach from Warninglid can be seen beyond the dwelling within parkland.

To the west of the dwelling within the parkland garden is another formal avenue of trees. The vista along this avenue has been considered in the position and detail of the dwelling.



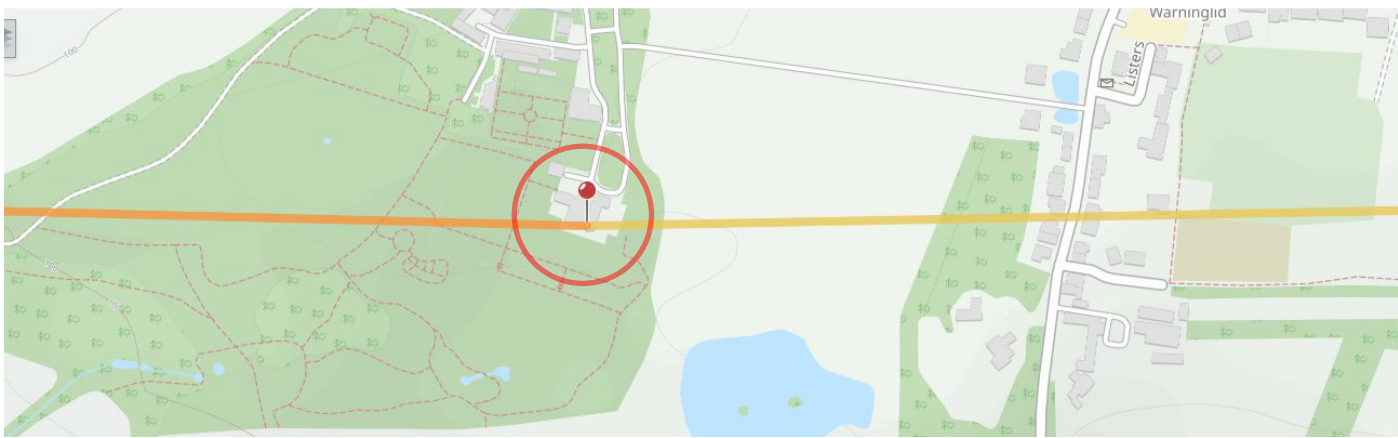
Aerial view 3. For approximate location see tag on preceeding aerial photograph

2.4 SUN PATH ANALYSIS

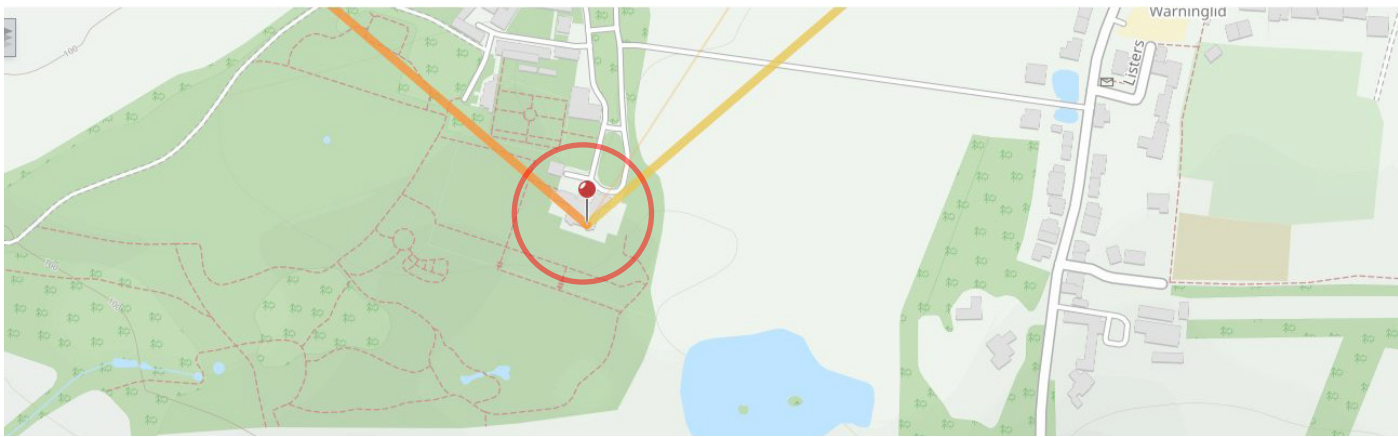
The adjacent diagrams accurately show the rising and setting sun in relation to the site. This understanding of the position of the sun at different times of the year has assisted in the organisation of the plan and placement of the proposed fenestration. A key aspect in Passivhaus design is to not only avoid excessive overheating through glazing but also minimising heat loss through north facing glazing.

The orientation of the sun within the site will also inform the design of the immediate landscaping to ensure the most beneficial location for planting.

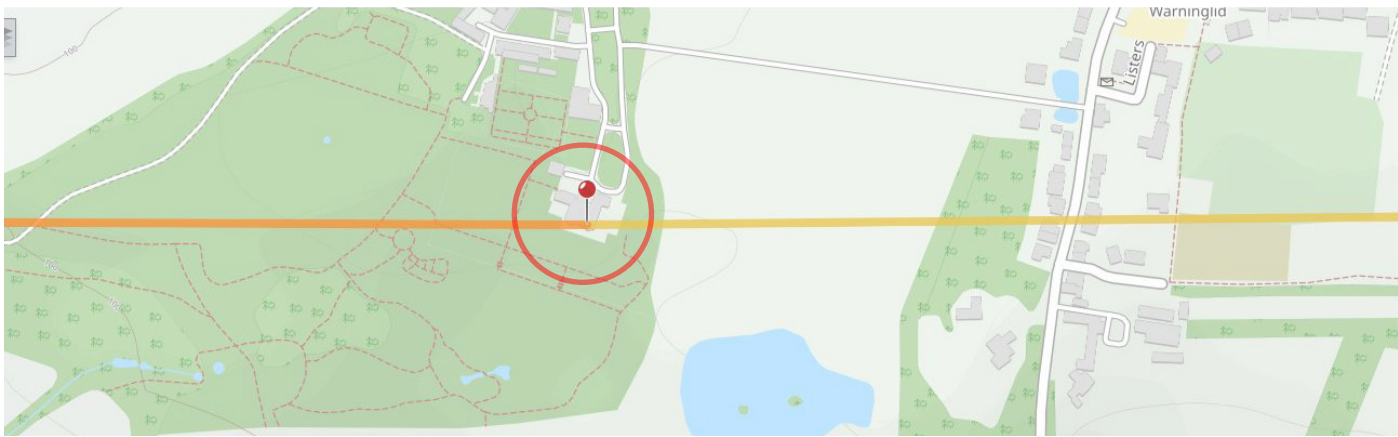
SPRING EQUINOX
MARCH 20
Sunrise 06:02
Sunset: 18:14



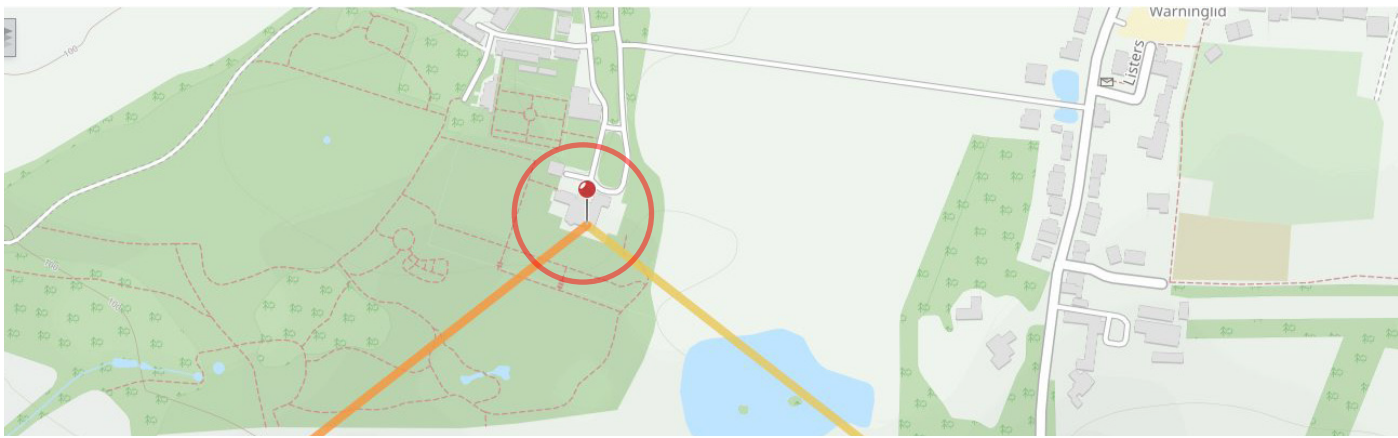
SUMMER SOLSTICE
JUNE 21
Sunrise 04:46
Sunset: 21:19



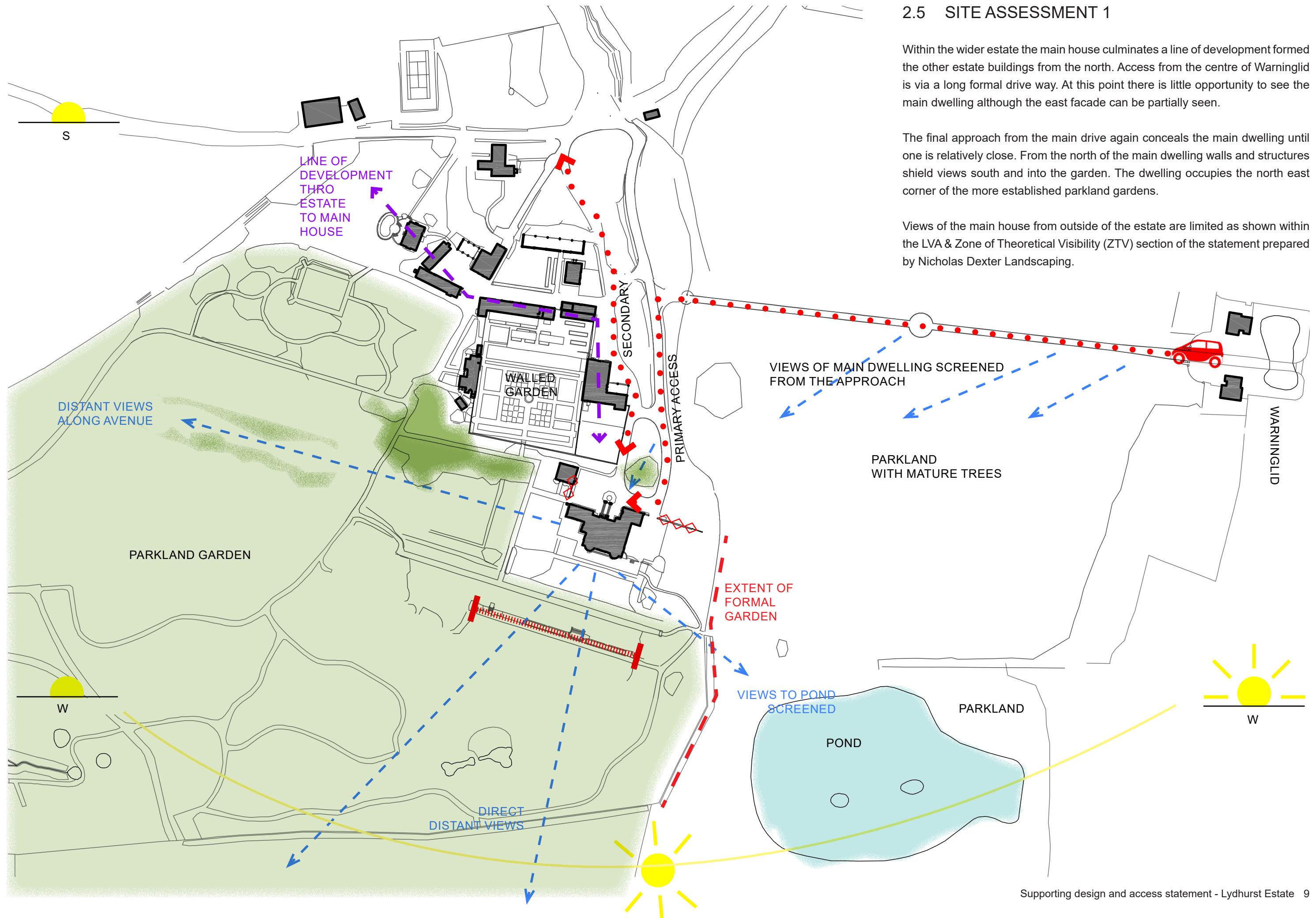
AUTUMN EQUINOX
SEPTEMBER 23
Sunrise 06:49
Sunset: 18:55



WINTER SOLSTICE
DECEMBER 21
Sunrise 08:01
Sunset: 15:56



— SUN RISE
— SUN SET

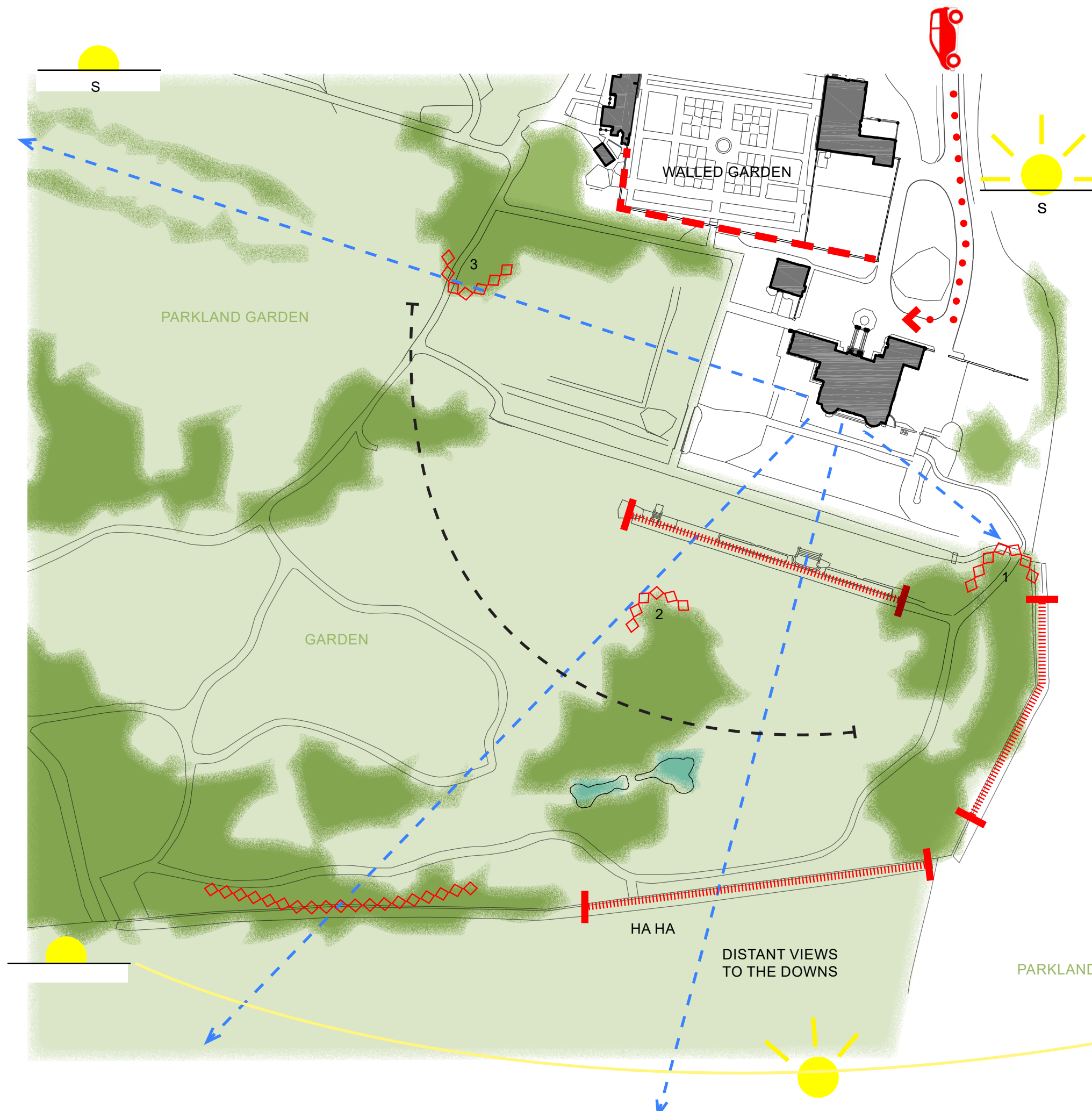


2.5 SITE ASSESSMENT 1

Within the wider estate the main house culminates a line of development formed the other estate buildings from the north. Access from the centre of Warninglid is via a long formal drive way. At this point there is little opportunity to see the main dwelling although the east facade can be partially seen.

The final approach from the main drive again conceals the main dwelling until one is relatively close. From the north of the main dwelling walls and structures shield views south and into the garden. The dwelling occupies the north east corner of the more established parkland gardens.

Views of the main house from outside of the estate are limited as shown within the LVA & Zone of Theoretical Visibility (ZTV) section of the statement prepared by Nicholas Dexter Landscaping.



2.6 SITE ASSESSMENT 2

The existing dwelling dates from the reconstruction in 1936. This is sited at what could be considered the north east corner of the parkland garden. To the north of the main house is the approach road, walled garden and other estate buildings.

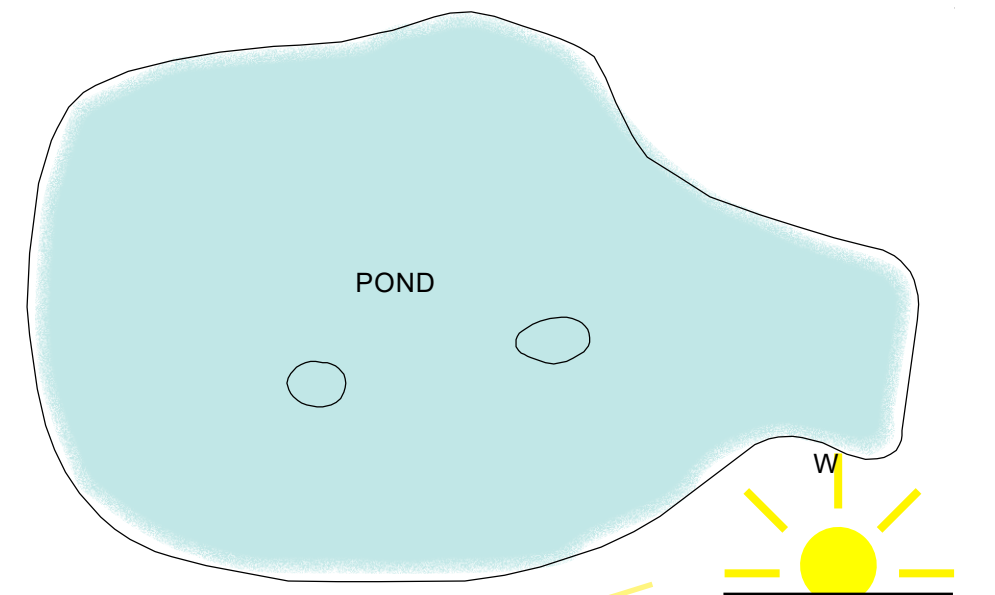
The main dwelling has a footprint of 584sqm. In addition there is a separate games room building that is the remaining part of the original Gothic Revival dwelling that occupied the site prior to 1936. This completes the western side of the forecourt.

The existing dwelling is Georgian in style and is finished with painted render and a habitable tiled roof. The accommodation is arranged over 4 storeys if including both the basement and roof space.

From the dwelling there are opportunities to enjoy the landscaped garden and distant views. It could be considered that the aspect of the dwelling is currently focused to 90 degrees of the immediate site and parkland garden.

To the east of the dwelling, and outside of the historic garden, is a large pond.

To the south of the dwelling is a stepped wall offering an enhanced vantage point.



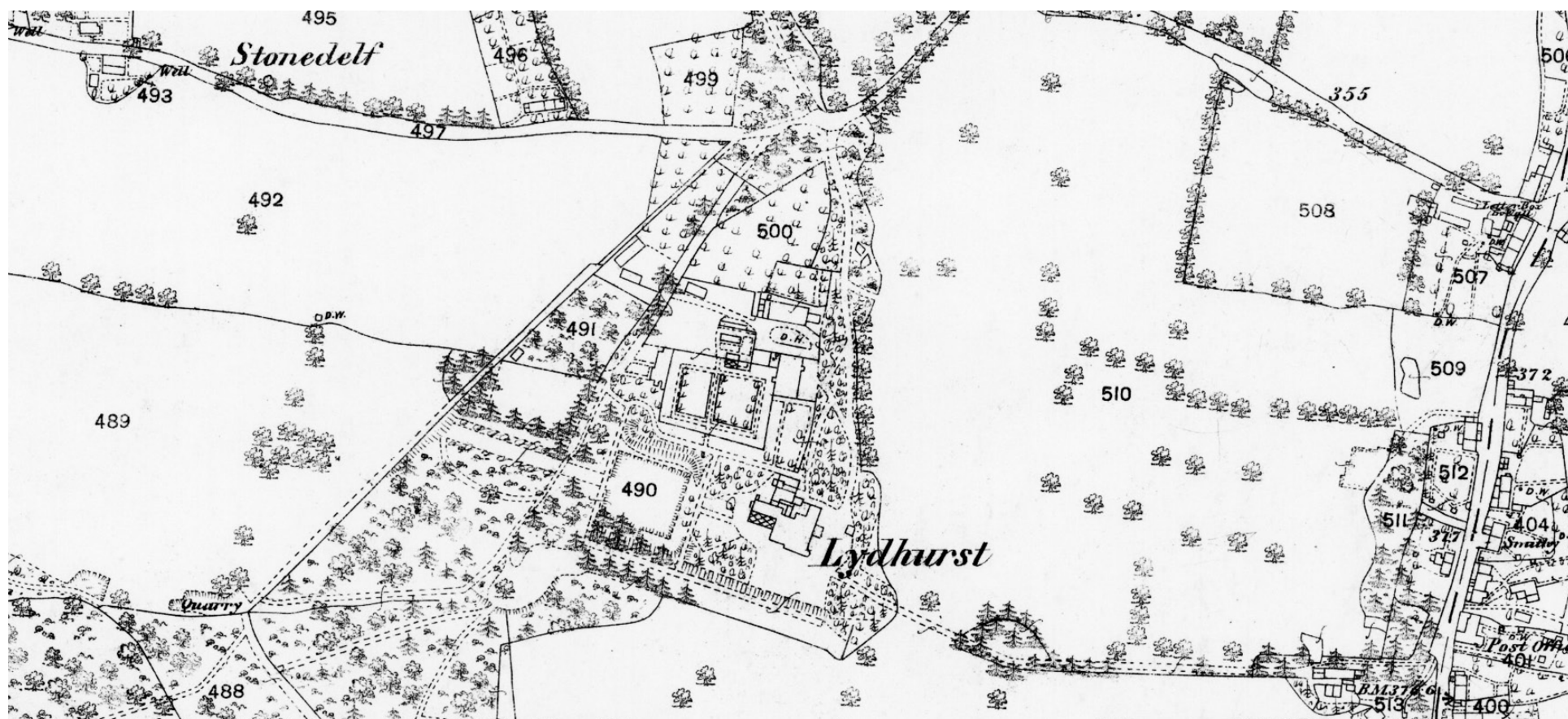
2.7 HISTORICAL ESTATE PLANS/ TIMELINE

The earliest representations of Warninglid village and what is now Lydhurst Estate are shown on the following pages. These demonstrate how the estate has grown and developed to respond with social changes as well as the changes in approach to agriculture.



< 1843

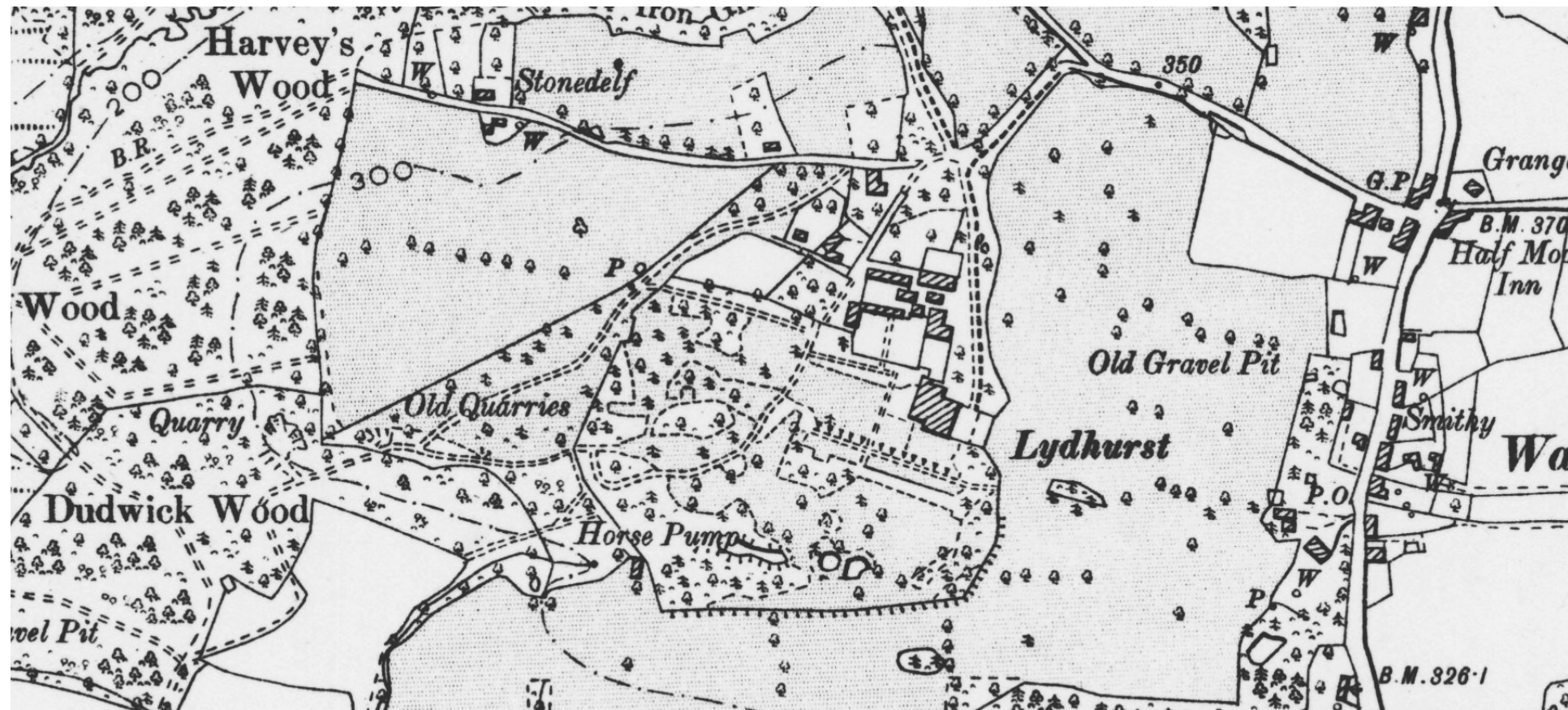
A house has stood on the current property's site since before 1840, as indicated by the 1843 Tithe Map shown here. This structure was a substantial T-shaped farmhouse located next to an open farmyard. At that time, the property belonged to esquire Frederick Beecher Rocke. Access to the farmhouse was via a track to the south of the property which linked directly to the village.



< 1874

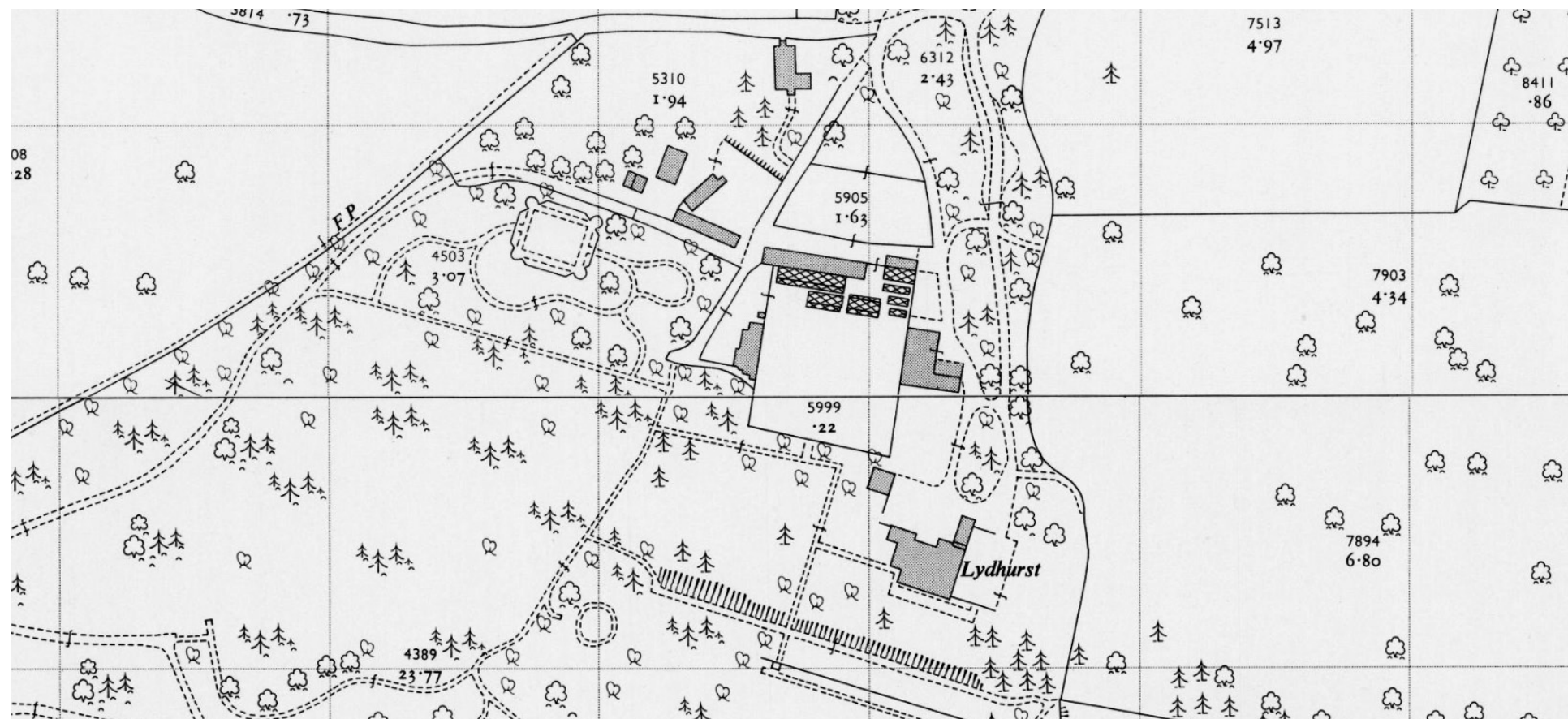
Between 1843 and 1874, the farmhouse was replaced by a Victorian mansion designed in the Gothic Revival style. The stables, cottages, greenhouse, and other remaining buildings from the estate also date back to this era. Primary access to the estate can be seen to the north of the estate.

2.7 HISTORICAL ESTATE PLANS/ TIMELINE



< 1895

Text from 1897 describes the estate as comprising 215 acres, including pleasure grounds, well-formed tennis and archery lawns, two walled gardens with well-designed ranges of glasshouses, stables, a bailiff's house, a farmstead, and 12 cottages. The mansion is described as having an entrance hall, a lobby or anteroom, a study, a drawing room, a library, a dining room, a conservatory, a billiard room, an elegant boudoir, 10 principal bed and dressing rooms, 3 secondary bedrooms, 6 servants' bedrooms, 4 water closets, commodious domestic offices, and extensive cellars.



< 1956

In 1936, the estate was purchased by the businessman Wymond Cory Symes, who rebuilt the Gothic Revival Style house in the Georgian style to give it a more modern appearance. The external walls were wholly rendered and the windows were replaced with metal Crittall frames. The adjacent plan shows the estate and main house in 1956 after it had been rebuilt.

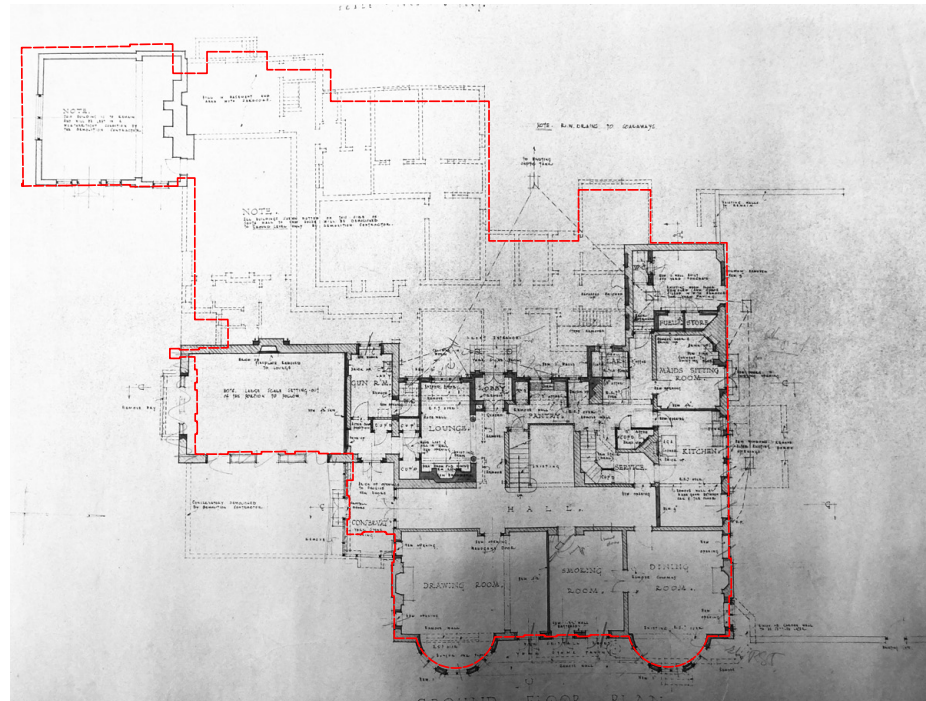
2.8 GOTHIC REVIVAL HOUSE - PRE 1936

Before its reconstruction in 1936, Lydhurst was a large Victorian Gothic mansion that had undergone multiple phases of expansion and renovation throughout the 19th century. The house was situated in a designed landscape, with gardens, orchards, and parkland that played a significant role in the property's overall aesthetic and function.

By 1839, the house was described as a substantial, stone-built family residence with expansive grounds, including stables, coach houses, and a productive kitchen garden. The property was marketed in the Globe newspaper that year, and the description emphasized the house's scale, layout, and its commanding position within a park-like setting. Locke's ownership in the mid-19th century coincided with a period of refinement, where the house was made a fashionable retreat with grand rooms, a billiard room, and generous staff quarters.

Prior to the 1936 reconstruction, Lydhurst had already undergone several reconstructions, alterations, and changes of ownership that obscured much of its original design and diminished its aesthetic cohesion. The importance of the dwelling, however, was its relationship with the landscape and the enduring history of occupation on the site.

The footprint of the Gothic Revival house prior to its reconstruction was 930sqm. No detail plans have been found but based on the footprint and photographs showing the second floor accommodation, it can be deduced that the total internal floor area would have been in excess of 1500sqm.



Top left: Floor plan of the reconstructed dwelling in 1936. Red line denoting the footprint of the pre 1936 Gothic Revival building

Top right: View of the south facade overlooking the lawns

Bottom right: The north view of the dwelling

Bottom left: A photo of the demolition works showing the retention of what is now the 'Games room' building. This structure is to be retained as part of the proposals