

H/24/97160 – 4 Solent Meadows, Hamble-le-Rice, SO31 4JH.

Context.

Situated close to the western boundary of the Hamble Conservation Area just above Hamble Common, this close of just five houses were only built in probably the last forty or so years in a line backing onto the southern end of School Lane.

The conservation area boundary runs down the west side of School Lane and the house overlooks the Donkey Derby Field and a copse with Hamble Common to the south of this, all toward the River Hamble and it's salt marshes to the east within the conservation area.

The closest listed buildings are the group of Grade II small cottages by the entrance to Solent Meadows at the top of the field comprising West Cottage, Jasmine Cottage and Manor Cottage, all attached to one another roughly in the form of an L noted as 'Group effect with strong vernacular character'.

The Proposal.

This is the second application to convert the existing double garage on the front elevation into a family room with three full-length windows in place of the pair of garage doors and increase the size of the balcony above with the addition of a glazed balustrade but this version pulls the front garage wall forward by 1.3m providing a more generous full width balcony above.

In order to integrate this extension better a second full-length window is introduced on the south elevation and an extra small window on the north elevation to extend that row. This scheme provides greater modelling to the frontage, which is no bad thing as long as the new materials are an exact match to the existing – great care will be needed with the mortar matching in particular to provide a successful homogenous finished article.

Conclusion.

The change from blank garage doors to three full-length windows with the front wall forward of the existing built line will give the frontage more life and modelling with the increased balcony only overlooking the public domain at the front and will not affect the setting of the listed buildings up the lane. The only possible downside would be the decreased length available for parked cars between the front boundary and front wall. No objection.

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