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10/11/2025

Heritage Statement for the application for single & two storey extensions at Medwyn, Charvil Lane Sonning RG4 6TH

Introduction:

Medwyn is one of a pair of semi detached cottages in Charvil Lane Sonning. Assumed to have been built around 1940. Medwyn has not been enlarged since its original construction. The walls are red brick & the roof is brown interlocking tiles

Description of Works:

The proposal is to extend the kitchen on the ground floor & incorporate a dining & lounge area together with a utility room & Children's playroom. On the first floor a master bedroom changing wardrobe & en-suite are proposed. The bathroom is to be enlarged & the remaining bedrooms are to be reshaped with more wardrobe space.

Reasoned Justification:

The proposal is to enlarge & improve the existing building to bring it into more of a family home with a larger Kitchen dining area & a better outlook over the large garden & surrounding fields.

Design:

We have set the first floor back from the frontage & the second floor structure is subservient to the main house. The rear extension is set in away from the boundary & is modest in width & height, so that it does not impact the neighbouring cottage. The garden is large & there is ample amenity space. The garage is to be changed to living accommodation. There is adequate existing car spaces currently laid to shingle. There is a Juliet balcony proposed in the master bedroom which overlooks the adjoining fields.

We propose to use matching vernacular materials in the walls roof & windows for the new extensions.

We believe the design to conform to many other extended cottages in the area.

We have taken the local plan policies & the Conservation area policies into consideration in this proposal. The new proposal complies with planning policies & guidelines.

Access:

Pedestrian access to the property will remain unchanged. Existing vehicular parking provisions will remain unchanged. Disabled access will remain the same. Internal flow will also remain the same.