

**PROPOSED MINOR ALTERNATIONS
FRONT BOUNDARY WALL
THE NORTHERN TENNIS CLUB
PALATINE ROAD, WITHINGTON, MANCHESTER M20 3YA**

ON BEHALF OF THE NORTHERN LAWN TENNIS & SQUASH CLUB

PLANNING APPLICATION REF: 136442/FO/2023

HERITAGE STATEMENT TO ACCOMPANY PLANNING APPLICATION

INTRODUCTION

The subject of this planning application is the front boundary wall facing Palatine Road. This wall is a relatively recent feature being built at the same time as the club house was rebuilt circa mid-1990s.

CONTEXT

Front boundary walls are a common feature of Palatine Road. Traditionally the walls fronted villa properties and were made from either brick or coursed stone with deep stone copings. In many instances hedges would have been cultivated to the rear of the wall. Modern alterations include some railings and occasionally some piers.

EXISTING WALL

The existing wall has a length of 35m and uses facing brick with a narrow coping. Piers have been constructed every 4-5 metres with infill panels of metal railings.

PROPOSAL

The proposal is to adjust the wall feature in order to make it more attractive and more in keeping with the traditional style of the Conservation Area.

- The metal railings will be removed
- The brick piers will be removed and the copings adjusted

These two actions will simplify the appearance of the wall and make it more elegant.

A new Yew hedge planted to the rear of the wall will follow best practice and serve to screen the car park behind the wall.

SUMMARY

The proposals will make minor adjustments to the wall without affecting its core function or alignment. The alterations and the addition of a Yew hedge will make this boundary more attractive and in keeping with the best and traditional features of the Conservation Area.