Heritage Statement
4 The Street, Shoreham by Sea, West Sussex BN43 5NJ

The property is a Grade II listed building in a conservation area of Old Shoreham. The original building was constructed in the 1600's as a farm building belonging to Old Shoreham Farm as shelter for farm animals.

In the 1700's a house was built to house farm worker and family who worked for the Bridger Estate. The first owner recorded living at the property was a Thomas Austin in 1734.

In the late 1700's the house was extended to make two cottages by putting a scullery on to number 4 and a sitting room on to number 5. These two cottages were owned by the Bridger Estate until 1985 and number 4 was lived in by the Munnery family from 1914 to early 1980's approximately 70 years.

My father bought the cottages and surrounding land in 1985 and I came to work with my father on number 4 in early 1986. It was a very basic dwelling at that time with one bedroom upstairs and a sitting room and scullery downstairs, no bathroom. The only method of cooking was on a stove in the Inglenook and the toilet was outside at the top of the garden.

Number 4 at the rear of the property had earth approximately 1 metre below the gutter line with dense vegetation covering rear of building which we cleared and excavated. Internally downstairs there was a wooden floor resting on earth, we dug down approximately 45cm to give a better ceiling height and put in new concrete floor which was damp proofed then covered with Oak flooring and installed new windows and doors.

The Inglenook was taken down carefully brick by brick (Sussex Multi) as mortar needed replacing. All original bricks were used to rebuild the Inglenook (please see photo).

The Dormer was built upstairs in the bedroom and a bathroom was installed. Downstairs a sitting room, dining room and kitchen were also installed.

My father owned both number 4 and 5 cottages until 1991, he was landlord to Mr Ken Selby who lived in number 5 and Mr Selby was on a fixed (peppercorn) rent of 50 pence a week. Number 5 had no electricity (Mr Selby refused repeated offers to try to install electricity for him) and he used a gas cooker to prepare food and a torch for light. Number 5 had not changed since Victorian times.

I stayed at number 4 on and off through 1990 and 1991 until both cottages were repossessed in September 1991 due to property crash.

I managed to purchase number 4 in January 1993 and upgraded bathroom with en suite alongside main bedroom. I replaced rotten Oak beams and flooring in dining area and had made a new Oak staircase (please see photo) to replace existing rotten staircase and installed new kitchen.

In 1999/2000 a single storey extension was built giving a much needed extra bedroom and shower room, unfortunately too small for a double bed and will only hold a single bed. More room is now needed for family members to come and stay.

The proposal I have submitted is low key, unobtrusive and has very little impact on surrounding buildings which are of mixed ages and designs.

The proposed plans involve the roof to be raised 1 metre with a casement window on gable end and a Velux on the South side. I would drop the ceiling height by approx 30.5cm this would have less impact on the height of proposed roof extension. The view from the road would be negligible.

I have owned number 4 for over 20 years and as you will be aware the house needs to meet modern living space requirements but retain its character, appearance, essence and intrinsic charm.

With all previous works carried out on the cottage I have used the correct materials and enhanced the cottage to meet with present day living requirements.

The heritage asset overall is minimal and the additional space is created on an existing extension built in 1999/2000 and will be using clay peg tiles, oak beams, floor and stairs all in keeping with the main dwelling.

The surrounding houses (within The Street and Lesser Foxholes) have housing stock from the 1700's, 1940's and 1970's.

This proposed extension would not alter the setting or vista of the locality and would be in keeping with the conservation area. The needs of residents within these areas sometimes require more space to enable a comfortable living environment, whilst retaining historical heritage and asset to be enjoyed by future generations.

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Heritage Statement – Alterations to a Listed Building

4 The Street Shoreham by Sea, West Sussex BN43 5NJ



Rear of cottage



Extension at rear of cottage







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In the late 1700's the house was extended to make two cottages by putting a scullery on to number 4 and a sitting room on to number 5. These two cottages were owned by the Bridger Estate until 1985 and number 4 was lived in by the Munnery family from 1914 to early 1980's approximately 70 years.
My father bought the cottages and surrounding land in 1985 and I came to work with my father on number 4 in early 1986. It was a very basic dwelling at that time with one bedroom upstairs and a sitting room and scullery downstairs, no bathroom. The only method of cooking was on a stove in the Inglenook and the toilet was outside at the top of the garden.