

DESIGN & ACCESS STATEMENT

Listed Building Consent Application

Garage at No. 5 Richmond Villa, Ffynone Road, Swansea

1. Introduction

This Design and Access Statement accompanies an application for Listed Building Consent relating to the garage within the curtilage of No. 5 Richmond Villa, Ffynone Road, Swansea, a Grade II listed building located within the Ffynone and Uplands Conservation Area.

The application proposals should be read alongside the submitted Heritage Impact Assessment (March 2026), which provides a detailed assessment of the building's significance and the impact of the proposed works.

2. Site and Context

No. 5 Richmond Villa forms part of a mid-19th century planned group of Italianate stucco villas dating from circa 1860. The property contributes to the historic character and group value of the wider streetscape.

The garage is located to the rear of the property and is:

- A curtilage-listed structure
- Of mixed historic fabric (stone, brick, block)
- Subject to previous alterations, reducing its architectural integrity

As identified in the HIA, the garage retains some evidential and historical value but has limited aesthetic and architectural significance.

3. Design Principles

3.1 Design Approach

The design approach has been informed by Cadw's Conservation Principles, Planning Policy Wales, and the need to preserve the setting and significance of the listed building.

The proposals follow a minimal intervention strategy ensuring no loss of significant historic fabric, reversibility, and low visual impact.

3.2 Amount and Layout

No extension or demolition is proposed. Works include PV panels, replacement doors, and cabling.

3.3 Scale

No change to scale, height, or massing.

3.4 Appearance

PV Panels: Black, low reflectivity

Doors: Black steel sectional, vertical panels

3.5 Materials

PV panels (black), slate-compatible mounting, steel doors.

No removal of historic slate roofing is required.

4. Impact on Heritage Significance

The HIA concludes minimal impact, reversibility, and no harm to significance.

5. Sustainability

Renewable energy installation improves long-term sustainability.

6. Access

No change to access. Private use only.

7. Conclusion

The proposal preserves the listed building's character while enabling sustainable use.