

Co-op Funeral Care, 12-14 Warrington Road, Prescott, L34 5RB

Heritage Statement



Heritage Statement For:

Co-op Funeral Care
12-14 Warrington Road
Prescot
L34 5RB

Prepared By: Rider Levett Bucknall

On Behalf Of: Co-op Property

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1.0 HERITAGE ASSET & SETTING

This Heritage statement has been produced by Rider Levett Bucknall Ltd on behalf of Co-op Property. The statement below describes the proposed works to the exterior parts of the subject property, primarily concerning;

- Demolition and reconstruction of the boundary stone wall between the yard and public alleyway to the rear of the property

All proposed works are to match the existing style and appearance with the re-use of existing stone. Mortar used will be sympathetic with the existing construction.



Figure A: Site Location

Located some nine miles to the east of Liverpool city centre, Prescot is one of the oldest former market towns in the area and has been home to medieval street layouts, narrow alleyways and historic buildings.

The site is located within the Prescot conservation area, on the A57 and with access to the rear available from Cyprus Street. The site is surrounded by a mix of commercial and residential properties. To the west of the site is a public alleyway.

2.0 AN ASSESSMENT OF SIGNIFICANCE

The subject property is an end of terrace building, now used as a Funeralcare Home of traditional brickwork construction with pitch slated roofs. There is a yard to the rear which has a stone wall to the alleyside and brick wall with metal railings to the rear and forming the party wall with the adjacent terrace. The property provides a positive contribution to the historic character of Prescot. The

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proposed works are to the boundary stone wall to the rear of the property, between the yard and public alleyway only. The works will not affect the architectural significance, or the setting of the area of which the wall resides. The existing wall has suffered from movement, due to invasive vegetation growth within its joints. The purpose of the works is to repair, restore and maintain the wall to protect it from further deterioration and to conserve for future generations to enjoy.





3.0 PROPOSED DEVELOPMENT & IMPACT

Demolition and reconstruction of the boundary stone wall between the yard and public alleyway without disturbing, damaging or marking adjacent retained masonry.

The original masonry wall is to be carefully removed down to below the lean, approx. 400mm above ground level, or to sound stone. Units are to remain in one piece, cleaned and left in a suitable condition for rebuilding the wall back to its previous height. Any replacement stone is to be thoroughly seasoned and dressed to match existing and be free from vents, cracks, fissures, discolouration, or other defects that may adversely affect strength, durability or appearance.

Prior to commencing works, a mortar test shall be undertaken to establish the type of mortar used in the original construction of the wall. The results of the test are to be used as the basis of the mortar for the reconstruction of the wall, all in strict accordance with NBS/C41. The newly erected wall will be pointed with previous face and joint lines, joint widths and bonding matching the finish of the original wall.

An initial 1000mmx1000mm section will be re-constructed for approval by the local conservation officer if required.

4.0 IMPACT OF PROPOSED DEVELOPMENT

In summary, there will be very limited replacement and renewal works conducted to the subject property. The purpose of the works is to repair, restore and maintain the wall to protect it from further deterioration and to conserve for future generations to enjoy.

The proposals seek to maintain original building elements to preserve lifespan and protect against more substantial works or replacement of original features at a future date. All works will utilise building materials that are sympathetic to the existing building construction and will match existing so as not to detract from the character of the building and surrounding area.