

**FAO:** Guy Arnall

**Address:** Land And Buildings Encompassing 30 To 34 Clarence Place Newport South Wales

**Application Ref:** 25/1069

**Proposal:** Listed building consent for the replacement of existing windows to the rear elevation of the building with new windows.

**Statutory Remit:** Historic Buildings & Places (HB&P) is the working name of the Ancient Monuments Society and a consultee on Listed Building Consent applications, as per the *Listed building applications and decisions (duty to notify National Amenities Societies and the Royal Commission) (Wales) Direction 2022*. We are concerned with historic assets of all types and all ages,

**Comments:** Thank you for notifying HB&P of the above application. It is unclear why/ what justification there is for the replacement windows to include PVCu frames, rather than timber, which would reflect the age and appearance of the building and its historic character.

The lifespan of any intervention should be considered, particularly where components have a limited life. The service life of PVCu windows is relatively short (less than 25 years) compared to well-maintained timber windows (many of which survive for over 100 years), and a PVCu replacement window will have a higher carbon cost than a traditional window that has been upgraded to improve its energy efficiency.

If Council is minded to support PVCu windows, the design should reflect that of the existing sash windows, not top hung casements, as proposed.

Regards

Ross Anthony

Case Work



[www.hbap.org.uk](http://www.hbap.org.uk)

+44 (0)20 7236 3934

The Courtyard  
37 Spital Square  
London E1 6DY

Historic Buildings & Places is the working name of the Ancient Monuments Society, a registered charity in England and Wales (no. 209605). It is one of the National Amenity Societies and a consultee on Listed Building Consent applications as per the *Arrangements for handling heritage applications – notification to Historic England and National Amenity Societies and the Secretary of State (England) Direction 2021*. We are concerned with historic assets of all types and all ages, including planning applications affecting historic buildings in conservation areas and undesignated heritage.