

## Lynne Baldwin

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**From:** Gemma Magnuson  
**Sent:** 27 April 2021 10:08  
**To:** DC Support  
**Subject:** FW: 20/03454/DISC - Cedar Lodge, Steeple Aston

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**From:** Jennifer Ballinger <Jennifer.Ballinger@Cherwell-DC.gov.uk>  
**Sent:** 23 April 2021 14:27  
**To:** Gemma Magnuson <Gemma.Magnuson@cherwell-dc.gov.uk>  
**Subject:** 20/03454/DISC - Cedar Lodge, Steeple Aston

Dear Gemma

Thank you for consulting the Conservation and Design Team on the above discharge of condition.

The Design Statement accompanying the discharge of condition suggests that the wall was originally of dry stone construction, but interventions over time have caused it to be filled with mortar. Ideally we would want it to return to a dry stone wall which is the original character of the wall. There are potentially safety concerns with rebuilding a drystone wall to this height.

The Design Statement also states 'It is proposed to replicate the length, height, and appearance of the existing wall, without the unnecessary face mortar bedding or the overlay of render. The amount of vertical taper will be increased to improve the walls stability. Lime mortar will be used in the reconstruction of the wall.'

- The submitted sample panel matches the later mortared repair at the edge of the wall, but not the original wall construction.
- The statement taken from the Design Statement is contradictory as it states the wall will be built 'without the unnecessary face mortar bedding', but that 'lime mortar will be used in the reconstruction of the wall. It is unclear whether this means that mortar was only intended to be used as a bed in the centre of the wall.
- The Design Statement also states that the vertical taper will be increased to improve the stability of the wall – this is not clear from the submitted sample panel.

It is understood that the architect who produced the Design Statement is no longer employed on the project.

Unless a drystone wall construction is used (without mortar on the face) it is not possible to replicate the length, the height and the appearance of the existing wall. A decision will need to be made about whether the appearance or the length and height is of greater significance. An alternative would be to get a structural engineer or similar to design a wall that would be able to retain the character, but would have structural stability.

Best wishes

**Jenny Ballinger**  
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