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**To:** Planning.Responses <Planning.Responses@arun.gov.uk>  
**Subject:** AB/102/19/HH

### **AB/102/19/HH**

13 Mount Pleasant is one of a terrace of early C19 cottages. It is a flint building with red brick dressings and a pitched slate roof. The ground floor contains a sliding sash window with glazing bars, whilst at the first-floor level there is a casement window. The attic floor contains a small dormer window and the front door has a gabled hood. It is listed as Grade II and located within the Arundel Conservation Area. It is of aesthetic (fortuitous) significance.

This part of the conservation area is more rural in character with a pleasant green area to the front of the terrace. Mature planting screens the terrace from the road.

The proposal is for a replacement summer house which is located in the rear garden area. It is noted from the Design & Access and Heritage Statement that, whilst in the same location, the new structure is to be smaller than the existing one.

Whilst the plans indicate that the summerhouse is more modern in terms of its appearance, this is not considered to detract from the character of the area or the setting of the listed building.

Likewise, the materials proposed for the structure are considered to be acceptable; it is assumed that the intention is to let the wood weather down to a natural finish so that it has a soft grey appearance. Is this correct?

However, it is thought that the rainwater goods could be provided in a more appropriate material (such as aluminium) so that it is reflective of the various heritage assets in the local area.

### **conclusion**

Having reviewed the information it is considered that, on balance, the application does not cause harm to the significance of the heritage asset or their setting. As a consequence, it should be determined in accordance with the relevant policies within the Development Plan, along with these comments

You will also need to take into account the contents of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).