



From: Martyn White
Sent: 08 March 2019 15:18
To: Planning.Responses
Cc: Zac Denton
Subject: AB/137/18/HH

AB/137/18/HH

The application relates to a very attractive red brick property near the top of King Street. It fronts straight on to the pavement and due to its size plays an important role on the street-scene.

The property is known to be the former Arundel Hospital, is therefore of interest. The Arundel Extensive Urban Survey notes that the town gained a cottage hospital in King Street in 1906. In 1922 it had seven beds, and in 1931 was replaced by the 14-bed Arundel and District Hospital in Chichester Road.

As such it can be considered to be a heritage asset. Heritage assets can be identified at any time, including as part of the assessment of a planning application. I have split my comments on the basis of the works proposed.

Remove the existing Conservatory

The existing conservatory is located to the rear of the property, and its loss would enhance the rear elevation of the property.

Replacement windows in the same style and material as existing (but double glazed)

Windows are an important feature within a historic building, and their replacement should be carefully considered. Good practice is that existing windows should be retained and repaired prior to their wholesale replacement. Such an approach could potentially allow new glazing units to be introduced within the existing frames (subject to further consideration).

The existing windows play an important function in establishing the character of not only this property, but also the neighbouring buildings. Any alteration should be carefully designed so as to minimise any change in appearance, and therefore harm. A key element of this will relate to the dimensions of the glazing bars and the frames.

It is positive to see that the Design and Access Statement notes that the applicant plans to ensure that the woodwork thickness and detailing of the windows will be like for like apart from the double glazing aspect. It is hoped that this will exactly follow the details of the existing window design. You may wish to ensure that this is the case.

Ideally, the replacement glazing would be in the form of the slimmer units so as to further minimise their impact on the dimensions of the frame.

Door access to be created from an old window into the courtyard

The creation of the door access utilises an existing window opening which will minimise the loss of historic fabric. Such an approach is considered acceptable, and therefore capable of support in this instance.

Velux window to be put in to light the loft space

It is considered that the insertion of the rooflight is acceptable, on the basis that it is to be of conservation design.