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Subject: AB/60/19/PL

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Change of use of the first & second floors to offices (B1 Businesses).

Number 39 has been identified as a Grade II listed building. It is a three-storey mid-terraced property which was originally built with a timber-frame at the turn of the 16th Century. Later alterations during the 18th Century resulted in a new front elevation which is constructed of brick, and has subsequently been painted white. The ground and first floors have a bay window, whilst the front door has a gabled hood over it. There are four Georgian pattern sash windows at second floor. The property forms an important part of the historical development of the town.

The building is also sited within the Arundel Conservation Area, with a number of other listed buildings in the immediate local area. Buildings front directly on to the pavement and form a cohesive, attractive group. Further, this part of the conservation area is characterised by historic shop frontages and other commercial uses.

The proposal appears to relate purely to a change of use, and as a consequence, no historic fabric will be affected. If further alterations are required as a result of the use (due to Building Regulation approval), further consents may be required.

The application is considered to 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 section 66 and 72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).

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