



PROPOSED SINGLE STOREY EXTENSION TO REAR OF 3 MOUNT PLEASANT, ARUNDEL, BN18 9BD

DESIGN AND ACCESS STATEMENT AND HERITAGE STATEMENT

- This statement is made on behalf of the applicant Mr S Snape and because the site lies within a conservation area and is a listed building.

CONTEXT

- The application site lies in an area of mature development within the Arundel Town Conservation Area.
- The application building is to the east side of Mount Pleasant and forms part of a terrace of 9 workers cottages. The building is listed Grade II.

AMOUNT OF DEVELOPMENT

- Development is of a minor nature, and is confined to the replacement of an earlier single storey extension believed to date from 1963.
- A total area of 14 square metres of rear extension is to be demolished and replaced with a larger extension of 19 square metres.

LAYOUT

- Not applicable

SCALE

- The proposed extension is similar in scale to other rear extensions in the terrace, as evidenced by the site photographs accompanying the application.

LANDSCAPING

- Not applicable

APPEARANCE

- The proposal is contained within the boundaries of the rear yard, and is surrounded by full height boundary walls to the east and south which will be incorporated in the new work and a half height flintwork wall to the north side, which will be retained. The appearance of the extension from the south and east is unaffected. To the north, the appearance will be of a facing brick wall behind the existing retained flint boundary wall.
- The existing extension roof is substantially flat in nature and will be replaced with a flat roof with a central glazed rooflight, of traditional construction, in painted hardwood with 2 opening lights and double glazing.

ACCESS

- No change

HERITAGE STATEMENT

- **The building which is the subject of this application has undergone two changes to the original fabric, the first being the rear extension in 1963 which is to be demolished to make way for the new work and the second a replacement larger dormer window to the west elevation in 1965. In all other respects the building is unchanged from its original form.**
- **The application site is listed Grade II.**
- **The building has been carefully maintained by the present owner. The red brickwork and flintwork has been cleaned and repointed and windows replaced with softwood frames in traditional patterns.**

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