

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
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From: Zac Denton <Zac.Denton@arun.gov.uk>
Sent: 11 March 2021 14:18
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: A/12/21/L

Consultation response

Zachariah Denton
Planning Officer

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Essential maintenance is being carried out to the planning, building control and charges database during the week commencing 12 April 2021.
During this time there will be no public or staff access to any records held within this database, and it will not be possible to carry out any of the following tasks via the Arun website:

- Research planning and building control history
- View any planning applications, plans, agreements, tree preservation orders or competent persons data
- Submit building control applications
- Submit planning application comments
- Report any planning compliance issues

The publicity and consultation period for all planning applications that fall over this week will be extended by a further week to ensure no one is disadvantaged.

All other aspects of planning, building control and local land charges will be limited during this week and you are strongly advised to contact the individual departments before 12 April 2021 for specific restrictions during this time.

From: Martyn White <Martyn.White@arun.gov.uk>

Sent: 11 March 2021 13:44

To: Zac Denton <Zac.Denton@arun.gov.uk>

Subject: A/12/21/L

A/12/21/L

Waterton House Arundel Road Angmering BN16 4JR

Listed building consent for minor exterior & interior alterations including 3 x new windows, back elevation, demolition of an interior dividing wall & other minor works.

Waterton House is an early C19, two storey, detached listed building. Two windows and one window-space. Stuccoed elevations and a slate roof. Windows with Venetian shutters and glazing bars intact. The front elevation has an attractive porch with round-headed doorway in fluted surround with semi-circular fanlight and a door of six moulded panels. It is considered to be of architectural and historical significance.

The building is also located within the Angmering Conservation Area which focuses on the historic core of the village. Arundel Road leads from the A27 towards the centre of the village which contains many listed and locally listed buildings. Buildings in the village are noted to be of flint and brick. Waterton House forms an attractive group, fronting on to the road with a number of other listed buildings.

The Proposals

The proposal relate to various internal and external alterations to the listed building. these include 3 new windows in the back elevation; removing an internal structural wall; removing infill from a partition wall; sub-dividing a bathroom to provide a bathroom and an en-suite for one of the bedrooms.

As you know, when a building is listed, it is the entire structure which is covered, and not just the exterior. As a result, the floor plans and interior are as important as the exterior elevations and any historic fabric it is built of. It helps to identify the social hierarchy of the building and its former occupants. As a result, any alterations to the layout should be carefully prepared.

The alterations to the kitchen include the partial removal of internal walling, relocation of a door, replacement of a modern window and the introduction of another one. Whilst this element will result in the removal of some historic fabric, it is considered that the amount removed will not cause harm. Both the replacement window and the additional window are of an appropriate design for this building.

The intention is to create a utility room in the room identified as 'room 14'. This involves creating an opening between the kitchen (room 13) and this space, introducing a new door, as well as sealing shut the existing stable door on the northern elevation. I note that the intention is to use materials and design details appropriate for a listed building and consider that this element of the proposal is acceptable.

Both the alterations to the ground floor sitting room and the first floor bathroom are such that they will not harm the layout or significance of the building. Both elements are therefore considered to be acceptable. Likewise, the replacement window is more appropriate for the listed building.

Conclusions

The application is considered to not cause harm to the significance of the heritage assets. 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).

Martyn White
Principal Conservation Officer,
Planning Services



Please note: I work on Conservation for half of the working Week (all day Monday and Friday and Tuesday Afternoons)

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E: Martyn.White@arun.gov.uk or Conservation.officer@arun.gov.uk

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