

HERITAGE STATEMENT

Property / Site address:	The Lamb Inn, The Square, Angmering, West Sussex, BN16 4EQ		
Applicant Name:	Mr Martin Newbon	Agent Name:	Mrs E Galloway
Applicant Address:	Badgers Ham Manor Way Angmering West Sussex BN16 4JQ	Agent Address:	41 Willowhayne Avenue East Preston West Sussex BN16 1PL
Phone:	01903 775724	Phone:	01903 859176

1. The Building

The parts of the property subject of this application are the

- First Floor rear Crittal Windows (Windows 7 & 9 on drawing 11045/4-02)
- Rear Fire Escape (already covered for Listed Building Consent in A/152/11/L)
- Refurbishment and Extract to Ground Floor pub kitchen (details to follow)

The property is a detached public house with first floor owners accommodation and 5 first floor letting rooms.

The property dates from the late 1700's and has undergone various alterations and additions over the years. The ground floor set out as follows:

Ground Floor – to be operated as a pub/restaurant (see drawing)

First Floor (Front section) and Second Floor Loft Rooms – private owner's accommodation

First Floor (Rear section) – letting rooms and laundry room.

2. Planning History

- A/54/90/L External Advertising
- A/69/90/L Removal of internal kitchen wall
- A/120/94/L Replace rotten timber over forecourt with steel beam
- A/100/95L Satellite Antenna
- A/142/11/L Listed Building Consent for Upgrade of Owner's Accommodation (APPROVED)
- A/152/11/L Listed Building Consent for Upgrade of Letting Accommodation and replacement external staircase with spiral escape stair, works to roof parapet walls. (UNDER CONSIDERATION)
- New Application (not yet validated at time of writing) for Listed Building Consent for Ground Floor works to the two bar areas.

3. It is believed that several features of the building could be identified as not being original to the building.

4. Current Condition

Many parts of the building are suffering from an apparent lack of planned or regular maintenance, with many areas allowed to deteriorate into serious disrepair. The client

is the new owner of the premises and intends to bring the property back to good condition while retaining as much of the original building fabric as possible while also preserving the character both internally and externally.

Please see report by Martin Rackham FRICS, Chartered Building Surveyor – already submitted with Listed Building Application A/142/11/L

5. The Proposed Works

This proposal sets out the fourth stage of the proposed works in the schedule to repair and refurbish the property as a whole :

The works will include:

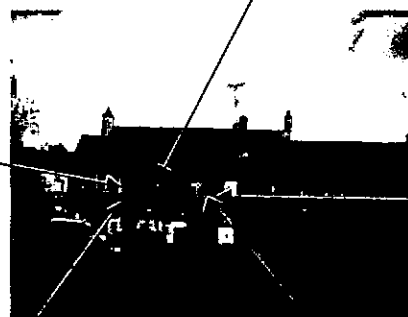
- Replacement of first floor rear windows (nos. 7 & 9). Currently the windows are crittal windows and it is proposed to replace these with Aluminium double glazed units in a profile similar to that of the crittal windows in design and appearance. Pictures of the existing windows are included in this document.
- Blocking up first floor window no. 8 which does not appear to be an original window with inferior workmanship.
- Blocking up ground floor kitchen window adjacent to the rear kitchen door. This window does not appear on the rear elevation as it is inside the covered walkway leading from the bar to the WCs.
- Replacement of the non-compliant timber rear fire escape. It is proposed to replace the existing with a spiral galvanised steel fire escape. Pictures of a typical fire escape are included on drawing no. 11045/4-02. The replacement of the fire escape is included in Listed Building Consent Application No. A/152/11/L, so this application is for Planning Consent for this item only.
- Refurbishment of the ground floor pub kitchen and provision of new extract. Details of the design of the kitchen and technical elements of the extract are awaited and will be submitted as soon as they are available.

Conclusion

The applicant intends to upgrade the public house and it's accommodation and to return it to being an important central landmark of the village providing employment, a comfortable and high-quality place to stay, visit and eat, and an important service to both villagers and visitors alike.

The proposal is the fourth phase of a series of improvements and refurbishments planned for the property as a whole.

Pictures of existing windows



Signed:*electronic transmission* Date...23rd November 2011
Liz Galloway on behalf of Mr Newbon