

<b>Client</b>	Slasco Properties		
<b>Project</b>	St Juliana's Convent, Bognor		
<b>Document</b>	Heritage Statement	<b>Revision</b>	Rev B
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## Introduction

This Heritage Statement has been prepared on behalf of our Client, Slasco Properties, in support of a Full Planning Application at St Juliana's Convent. The description of development is as follows,

*'Change of Use from Convent (Sui Generis) to Residential Use (C3) for Adults with Learning Difficulties and Autism and minor amendments to external appearance'.*

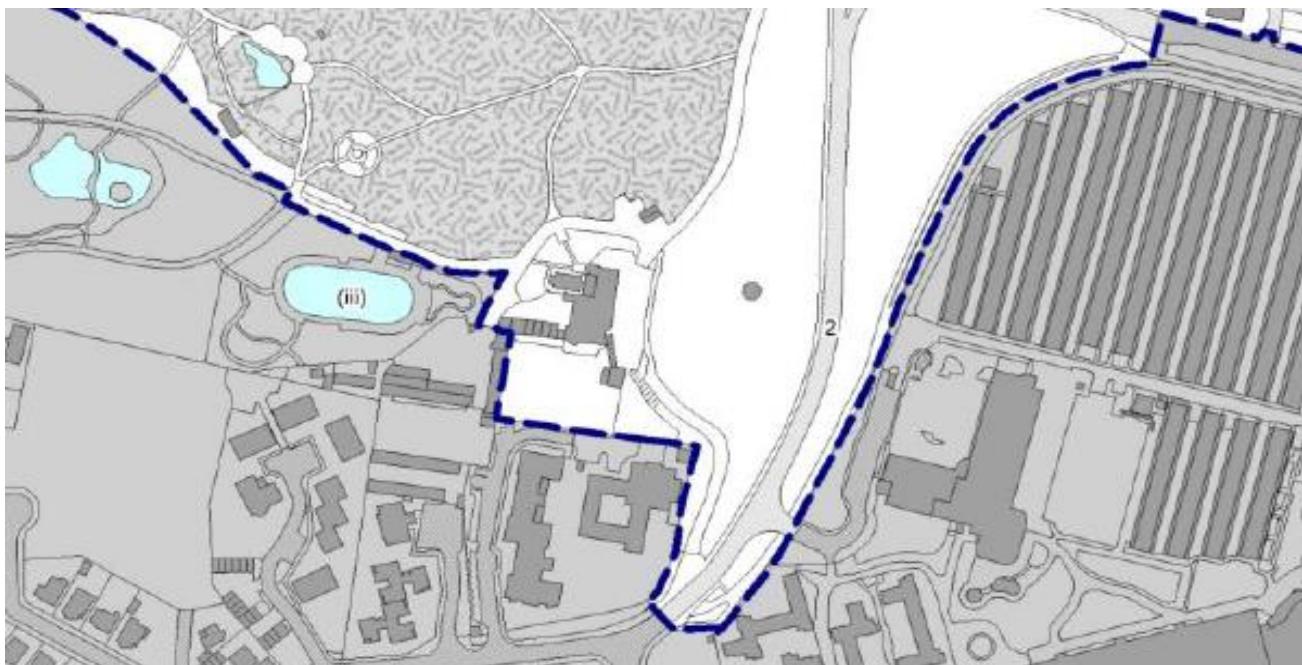
## The Site

St Juliana's Convent (The Site) is a former Convent constructed in late 1980's comprising 24 bedrooms and ancillary spaces. The property was built to house convalescing Catholic nuns but has ceased being used as such. The Site is located in Bognor Regis located within the Settlement Boundary.

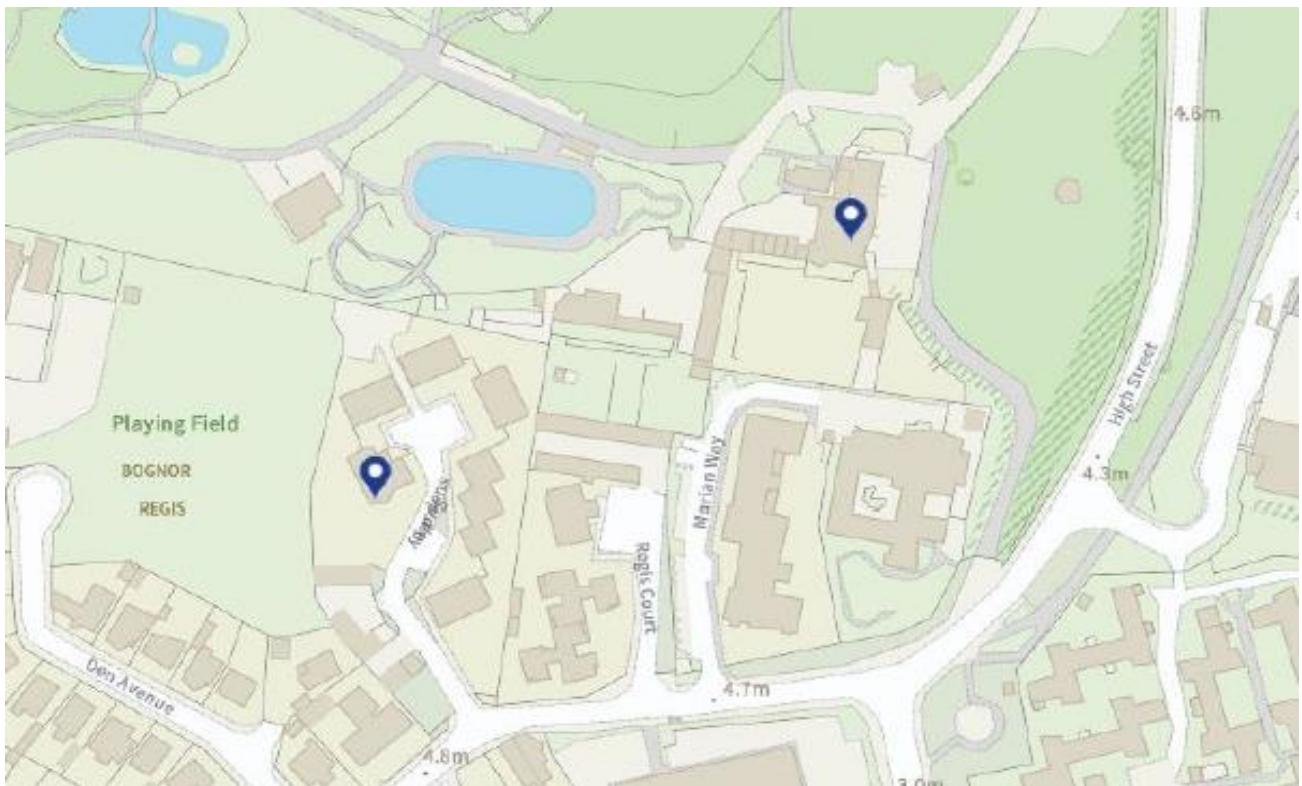
The Site comprises a part two storey part single storey building. The single storey element is arranged around a central courtyard whilst the two storey element features an atrium with various rooms off this feature including a Chapel space. On the south side of the property there is a conservatory-style extension which overlooks the amenity areas. Additionally, there is a detached double garage at the north east of the site. The building is constructed using traditional brick with pitched slate roofs.

## Heritage Statement

The Site is located adjacent to the Bognor Regis Hotham Park Conservation Area, See below.



The Site is also located close to Hotham Park House (Grade II\* Listed Asset) and Sudley Lodge (Grade II Listed Asset). See below.



## Appraisal

As set out earlier, the site is located on the edge of Bognor Regis Hotham Park Conservation Area and is close to Hotham Park House (Grade II\* Listed Asset) and Sudley Lodge (Grade II Listed Asset).

Apart from replacing the windows on a 'like for like' basis, there will be no further external amendments to the building. All design changes will relate to the interior of the building solely to facilitate the use of the scheme.

Given the limited amendments and the lack of any intervisibility between the site and heritage assets, it is considered that the proposal will have no effect on the setting of the conservation area or the listed buildings. Therefore, the proposals comply with Policy HER DM1 and **Policy DM3** in heritage terms.

## Conclusion

The proposals are acceptable from a heritage perspective and given that the application purely seeks to change the use of the building, there will be no impact on the Conservation Area or the Listed Buildings.