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From: Amanda Scholes on behalf of Planning.Responses
Sent: 05 December 2019 08:59
To: Planning Scanning
Subject: FW: CM/45/19/PL

From: Martyn White <[REDACTED]>
Sent: 04 December 2019 17:38
To: Anita Gardner <[REDACTED]> Planning.Responses <[REDACTED]>
Subject: CM/45/19/PL

CM/45/19/PL

The site subject to this application comprises two barns which, whilst not statutorily listed, have been identified as a non-designated heritage asset by the authority. I note that a previous application on the site was granted permission in 2018.

The current application relates to a number of amendments to that previously approved scheme. These changes are both internal and external.

Internally, the previously permitted Kitchen/ Living spaces and Bedroom accommodation is relocated from the ground floor to the first floor. This opens up the entire first floor area, and results in a limited number of additional partitions being inserted in the previously proposed kitchen area. Such a proposal is considered to better accord with the guidance prepared by Historic England, and therefore considered to be acceptable.

Minor alterations are proposed to the conservation roof lights which include the relocation of a limited number of units, enlarging one existing unit, and introducing an additional one (on the north-west elevation). I have had the opportunity to compare the proposed plans with the approved ones, and do not consider that these amendments are harmful.

Likewise, the introduction of a traditional brick and flint granary stairs to create a back entrance to the proposed first floor Kitchen and Living would not harm the character of the building. It is therefore considered to be acceptable. If minded to approve the application, you may wish to request details of the railings and the flint/brickwork in order to ensure that they are appropriate for the building.

I also note from comparing the proposed plans with those within the approved planning application, that the three windows on the south-west elevation, and two windows on the south-east elevation have slightly increased in size. Whilst they are larger in size, it is thought that they do not alter the character of the building significantly enough to raise any concern.

Therefore, in conclusion, it is considered that the proposed alterations will not harm the character of the non-designated heritage asset.

Martyn White | Principal Conservation Officer, Planning Policy, Directorate of Place, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
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