

**From:** Martyn White  
**Sent:** 05 October 2018 09:57  
**To:** Planning.Responses  
**Cc:** Anita Gardner  
**Subject:** LU/220/18/PL

## LU/220/18/PL

The proposal is for change of use and alterations to the external appearance of the building.

70 High Street is designated as a building of Special ,and plays a prominent role on the high street. Alterations to the external elevation have the potential to greatly affect its appearance. The building was last use as a high street commercial bank and is surrounded by other retail uses.

The proposed change of use allows a mixture of uses within the site which appear appropriate to tis locations, and are therefore acceptable.

The north and east elevations are the most significant form the perspective of the buildings significance. The concept of lowering the windows is understood and accepted as a means of enabling the continued use of this element of the ground floor as a retail unit. However, the means of lowering the windows may be problematic, and should be designed so that they read exactly as the other ones already on the ground floor. Details of the windows and their surrounds will need to be provided to the council by way of condition, so that there is the opportunity to ensure that the works match the existing.

The rear dormer is large in scale, but is not necessarily significantly visible from the public realm. However, it is considered to be bulky in nature, and it is thought that a modestly scaled dormer of traditional proportions would be better placed in this location.

If minded to approve the application, please provide ensure that the joinery details matching those already present, and that details of the ground floor shop windows and their surrounds be provided by way of condition.

Martyn White | Principal Conservation Officer, Planning Policy, Directorate of Place, [Arun District Council](#) | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF  
Internal: 37717 | External: +44 (0) 1903 737717 | E-mail: [Martyn.white@arun.gov.uk](mailto:Martyn.white@arun.gov.uk)

Visit Arun's web site at [www.arun.gov.uk](http://www.arun.gov.uk)



Save the environment - think before you print.