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To: Planning.Responses
Cc: Zac Denton
Subject: LU/308/18/L

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The application consists of a number of proposals to a grade II Listed Building in the Rover Road Conservation Area.

The installation of traditional cast iron wood burning stove can be supported as it is such that it can be easily be removed in the future if the needs of the occupants change. The applicants may need to confirm if the wood burner will affect the existing chimney/chimney pots.

The existing floor in the study consists of modern black and white tiles. It is assumed, based on my site visit, that that substructure is concrete. The concept of replacing the flooring is therefore considered to be acceptable. Installation of solid wood flooring is considered to be acceptable, and will replicate that found elsewhere in the property. As a consequence, this element of the works can be supported.

Likewise, the installation of radiator in ground floor cloak room will only affect modern material and will not harm the character of the building.

The 'tanking system' in basement/kitchen has already been installed, and covers one section of walling. The system has been used in other listed buildings and introduces a system where the water is pumped out of the listed building in a controlled manor. No original fabric has been affected as a result of the works. As a consequence, the proposal is considered to be acceptable.

The location of the shed is not entirely clear. However, based on the pictures provided, it is assumed to be in the rear corner of the rear garden. The concept of a shed on the whole is acceptable, subject to the design/treatment. I note that the applicant wishes to paint the structure grey in an attempt to reduce its impact. Such a proposal can be supported as the structure is temporary and can easily be removed.

The existing basement door is of an inappropriate design for the listed building, and in a very poor state of repair. It is noted that the application is to replace the door, and a picture is provided as to its appearance. Such a proposal is considered to be acceptable, and capable of support.

Finally, the applicant wishes to repaint existing front door and paint the new basement door both a dark grey colour. The existing door has been painted an inappropriate shade of pink, which is considered to be harmful for the building. In contrast, the proposed colour is considered to be appropriate, and suitable of support. Details of the colour should be provided to the council so that the shade can be agreed.

The application is therefore capable of support in accordance with the relevant policies of the Arun local Plan (2018).

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