

Sent: 17 May 2018 09:36
To: Planning Scanning
Subject: FW: LY/9/18/PL Arundel Vineyard
Attachments: NH Design Statement 1.pdf; NH Design Statement 2.pdf; Arundel Vineyard 9.jpg; Arundel Vineyard 7.jpg; Arundel Vineyard .jpg

From: Andrew Wood
Sent: 16 May 2018 12:26
To: Planning.Responses
Subject: FW: LY/9/18/PL Arundel Vineyard

Andrew Wood MRTPI | Senior Planning Officer, Development Control, Planning and Economic Development, [Arun District Council](#) |
Location: Ground Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF
Internal: 37768 | External: +44 (0) 1903 737768 | E-mail: andrew.wood@arun.gov.uk

Visit Arun's web site at www.arun.gov.uk



Save the environment - think before you print.

From: [REDACTED]
Sent: 16 May 2018 11:49
To: Andrew Wood
Subject: LY/9/18/PL Arundel Vineyard

Dear Andrew

In support of our application, please find attached Design Statement to application LY/3/04. The design statement clearly states, ***"The overall proposal would appear within the countryside as a prestigious detached property and would not we feel represent an over-development of the site. Ultimately it is hoped that the proposal would provide high quality accommodation and significantly enhance the site worthy of this part of the beautiful Sussex countryside."***

This support a country house and not an agricultural worker dwelling which should be commensurate with a business requirement, hence more utilitarian in scale and design. This is particularly pertinent when you see the modest dwelling it replaced which is also attached.

SUSAN LEESON BSc, M.Phil
ASSOCIATE

[REDACTED]
A. West Suite, Coles Yard Barn, North Lane, Clanfield, Hampshire, PO8 0RN

[REDACTED]
Please note my working days are Tuesday, Wednesday and Thursday



Company Registration No. 07164666. Registered Office is at 1 & 2 The Barn, West Stoke Road, Chichester, West Sussex, PO18 9AA.

This email and any attachments are strictly confidential and intended solely for the addressee. It may contain information which is privileged. If you are not the intended addressee, you must not disclose, forward, copy or take any action in reliance of this email or any attachments.

DISCLAIMER

Neame Sutton Ltd has taken precautions to minimise the risk of transmitting software viruses, however, this email and any attachments may contain software viruses which could damage your system. We cannot accept liability for any damage which you sustain as a result of software viruses and advise that you carry out your own virus check.

NEIL HOLLAND ARCHITECTS

7 Maltravers Street, Arundel
West Sussex BN18 9AP

ARUN DISTRICT COUNCIL

No L4 3 C4

RECEIVED 18 3 04

AUNDEL VINEYARD

DESIGN STATEMENT

28 August 2003

Our proposals show a new replacement dwelling at Arundel Vineyard, Lyminster. There is an extant permit for an earlier three bedroom house design (permit number LY1602 date 18.09.02) to replace the previous bungalow (now demolished). The proposed design is for a 4 bedroom house which is positioned towards the Northern boundary of the site. A double garage to the North-East aspect of the house is linked to the main house via a link containing utility spaces. The house plan form has been staggered in order to take full advantage of the fabulous views to the North-West.

The site is accessed via a main drive which passes through the vineyard and enters the site via the western boundary. There are two secondary approaches to the site which would be used for agricultural purposes. The house has been positioned towards the Northern boundary of the site so as to allow the main drive to pass the southern side of the house. The drive continues to the rear (east) of the proposed house where there is a gravel courtyard and turning area, providing access to the double garage and entrances to the house.

The site is flat and is bounded as follows:

- 1 The northern boundary is post and rail /wire fencing
- 2 The eastern boundary is a continuation of the post and rail fencing and is flanked by a barn belonging to the adjacent property. Screening this barn are a series of mature *Leilandiac* trees.
- 3 The southern boundary is a flint wall which acts as the supporting structural wall between the existing out buildings (all under the ownership of the applicant)
- 4 The southern boundary is a notional division between the proposed lawned garden and the vineyard.

Additional accommodation features the extension and re-furbishment of the existing outbuildings to the northern boundary to form a winery, machine store and open tractor store. This building would be of brick and flint construction with a hipped handmade clay tiled roof to match the existing materials.

The main entrance to the house is via an open porch formed by the continuation of the cat-slide roof which terminates with an eye brow roof supported on stone columns built off a plinth wall. This leads through into the formal entrance hall/dining room with a double height space above which wraps the main staircase and first floor gallery. The dining area has views down the garden to the vineyard beyond and to the open field to the North-Western boundary. These views are also enjoyed by the adjacent kitchen/breakfast room and living room. The ground floor also contains a

conservatory and study that are accessed from the family room which due to their hexagonal plan form gain good views across the site and the adjacent fields. The first floor of the main house contains 4 bedrooms, one being a master bedroom with en suite dressing and bathroom.

The form of the house is of a traditional 2 storey type, with first floor jettied wings with features such as square and canted bays at ground floor and oriel bays at first floor. We also make use of such features as columns, corbels, moulded cornices, and cruciform fluted chimneys in order to give the elevations a high quality of detailing.

We are proposing that the building is finished largely in a combination of vertical hung hand made plain tiles to match those used on the hipped roofs. The roof employs devices such as sprocketed eaves and eyebrow roof details so as to provide an added level of detail as would be common to a traditional Arts and Crafts style building. We feel that these materials serve to make this house more rustic in appearance and relate well to the local vernacular of Sussex.

The proposed house is, we believe of an appropriate scale with a low impact on the local environment (the ridge height relating to the extant permission has been retained). The overall proposal would appear within the country side as a prestigious detached property and would not we feel represent an over-development of the site. Ultimately, it is hoped that the proposal would provide high quality accommodation and significantly enhance the site worthy of the part of the beautiful Sussex countryside.

Drawing List

Ground Floor Plan/Site Plan	Dwg No 396 - 01B	1:200
Ground Floor Plan/West Elevation	Dwg No 396 - 02A	1:100
First Floor Plan	Dwg No 396 - 03A	1:100
East & South Elevations	Dwg No 396 - 04A	1:100
North Elevation & Outbuilding Elevs	Dwg No 358 - 05	1:100





