



From: Martyn White <Martyn.White@arun.gov.uk>
Sent: 07 June 2021 17:51
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Cc: Amber Willard <Amber.Willard@arun.gov.uk>
Subject: Y/61/21/L

Y/61/21/L

Willow Cottage Church Road Yapton BN18 0EW

Listed building consent to replace front door.

Willow Cottage is a Grade II Listed 'L-shaped' C18 (or earlier) cottage. Two storeys. Two windows. The south front is painted stuccoed, whilst the remaining walls appear to be of red brick construction. There is a steeply pitched tiled roof. Casement windows.

The heritage statement helpfully identifies the fact that the cottage is said to date back to 1690, was probably smaller, with a much lower thatched roof. It has been developed in a number of stages, and in the mid-1800s was converted into three cottages. It was then converted back to a single dwelling in 1954, where the following decade a single storey lean-to was added which comprises a porch and additional floor area to allow for a garage (which has subsequently been converted from a habitable room).

In addition, the cottage is located in the Yapton: Main Road and Church Road Conservation area. Within the Conservation Area there is a more closely-knit pattern of development. Most buildings are two-storey and are constructed either in brick and flint or stucco, and these, together with natural slate or plain clay tiles for the roofs, are the predominant materials in the area.

As a result of its age and development, the cottage is considered to be of historic and aesthetic (fortuitous) significance.

The proposal

The proposal is to replace the existing dark coloured front door with what appears to be a pre-used one. It is noted that the existing front door is assumed to have been installed during the refurbishments which took place during the mid/late twentieth century. This door is not of significance and its replacement would be acceptable. The replacement door is of a traditional design and it is considered that it would not cause harm. Likewise, the proposed colour is acceptable.

Conclusion

The application is considered to not cause harm to the significance of the heritage assets or their setting. As a consequence, it should be determined in accordance with the relevant policies within the Development Plan, along with these comments.

You will also need to take into account the contents of section 16/66/72 of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).

Martyn White
Principal Conservation Officer,
Planning Services



Please note: I work on Conservation for half of the working Week (all day Monday and Friday and Tuesday Afternoons)

T: 01903 737717

E: Martyn.White@arun.gov.uk or Conservation.officer@arun.gov.uk

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF
www.arun.gov.uk

Sign up to our newsletter [here](#)

To register to receive notification of planning applications in your area please go to
www.arun.gov.uk/planning

