

2nd September 2026
C-2442/3.1 SRHASC COL application

Planning Department
Development Management,
Adur & Worthing Councils,
Worthing Town Hall,
Chapel Road,
Worthing,
West Sussex, BN11 1HA

For the attention of the planning department.

Application for Certificate of Lawfulness for demolition and replacement of plantrooms on the west block at Worthing Hospital

We are applying for a Certificate of Lawfulness for a new roof top plant room demolition and rebuilding of a new replacement, at Worthing Hospital, Worthing. The proposed development is 'permitted development' under Schedule 2 - Part 7 -Class M of the 'The Town and Country Planning (General Permitted Development) (England) Order 2015' but as there is no mechanism in the 'prior approval process' for healthcare developments to be regularised within the act, we are applying to you for a certificate of lawfulness to confirm the development is within the permitted development criteria.

The existing west block roof plant rooms contain RAAC (Reinforced autoclaved aerated concrete) roofing which is being removed under the governments funding to eradicate this type of construction from public buildings, due to recent failings on this roof type. The proposal is to re-provide new mechanical and electrical plant in the new plant rooms on the existing northern part of the roof and then demolish the existing plant rooms and rebuild smaller riser connections and lobbies to the lift motor room and main staircase. The new plant rooms will be less in total area than the existing and will be kept lower in height than the existing highest point of the building, the lift motor room.

Although the external materiality is not a consideration in this certificate of lawfulness application, we can confirm the new modular mechanical and electrical plant rooms will have a 'Goosewing Grey' metal sheet or GRP cladding matching the other plant rooms on the roof. The new risers will have a grey shiplap cladding to match the existing lift motor room finish.

To demonstrate the new extension can be constructed within the permitted development requirements, we have prepared the attached check list of the relevant criteria cited in Schedule 2 - Part 7 -Class M of the 'The Town and Country Planning (General Permitted Development) (England) Order 2015' for your review and agreement, and attach a copy of the following drawings:

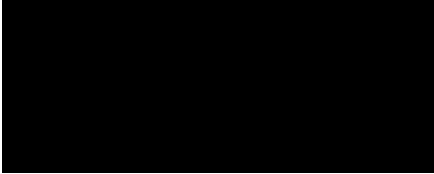
- WORRAAC-CCA-XX-XX-CD-A-1100 - Covering letter.
- WORRAAC-CCA-XX-XX-CD-A-1101 - Permitted development check list.
- WORRAAC-CCA-XX-XX-DR-A-1001 - Location Plan and Block Plan.
- WORRAAC-CCA-XX-XX-DR-A-1002 - Existing Roof Plan.
- WORRAAC-CCA-XX-XX-DR-A-1003 - Proposed Roof Plan.
- WORRAAC-CCA-XX-XX-DR-A-1004 - Existing Elevations.
- WORRAAC-CCA-XX-XX-DR-A-1005 - Proposed Elevations.

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I hope the above and attached information provide enough detail to allow you to assess the proposal but if you require any further information, or require a site visit, please do not hesitate to contact us.

Your Sincerely,



Richard Mason

Partner

Crowther Associates Architects LLP

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