Planning applications AWDM/0015/22 and AWDM/0018/22

1 message

John Pitchford < > 27 January 2022 at 11:37
To: planning@adur-worthing.gov.uk
Cc: >

Dear Ms O'Keefe

Applications AWDM/0015/22 and AWDM/0018/22, 114 Old Fort Road, Shoreham by Sea

I wish to comment on these two applications on behalf of Mr and Mrs M Pitchford, residents of the adjacent property, 116 Old Fort Road.

We acknowledge that the materials proposed for the screens for the sides of the balconies at first and second floor level appear to be an improvement on the original proposals and, if implemented as shown in the images, will be an adequate response to the need for screening required in the conditions to the original planning permission. However, we question whether the proposals can be delivered as described.

In the first instance, the screens on the second floor have no supporting structure other than the junction with the outer balustrades. They are not connected to the main building because a gap is left for the passage of the mobile shutters shown on the original application to be pulled around. With the lateral forces created by strong coastal winds, these screens could prove to be unstable in the longer term. It would appear that a more robust support would be required, but this is not shown in the proposal.

Secondly, the scale of the gap referred to above for the shutters to pass through the screens is not specified. Too large a gap and the purpose of the screens is nullified. Therefore, a maximum gap should be shown on the plans or specified in conditions.

Yours sincerely

John Pitchford