Debbie Johnson

From:	Planning
Sent:	13 August 2013 18:18
To:	Planning
Subject:	Application Comments for AWDM/0769/13

Planning Application comments has been made. A summary of the comments is provided below.

Comments were submitted at 6:17 PM on 13 Aug 2013 from [redacted]

Application Summary

Address: 28A Brighton Road Lancing West Sussex

Proposal: Application for a minor material amendment and variation of Conditions 2 and 4 following the grant of Planning Permission AWDM/1515/12 to enable changes to internal layout (including alterations to size and configuration of hotel and apartments at first floor and introduction of gym and community room on ground floor and subsequent reduction in size of watersports centre) and minor elevation changes.

Case Officer: Peter Barnett

Click for further information

Customer Details

Name: [redacted]

Email:

Address: 10 Shopsdam Road Lancing

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Reasons for comment:
- Design
- Highway Access and Parking
- Loss of General Amenity
- Overdevelopment

Comments: The materials, design and appearance of the amendments negatively impact the architectural integrity of the approved application. This is a clearly step backwards from a design point of view. The elevation changes in particular and the addition of the two staircases on the west and east elevations are poorly designed and will negatively impact on the views of the building from all angles. The two exterior staircase blocks bring an unwelcome additional volume to the building and do not fit a prominent building on Lancing's foreshore. Any staircases should be fully internalised within the existing footprint of the building. The developer is also trying to cram even more living accommodation in and beyond the existing footprint,

which is not appropriate given the building's history and its setting.