

Development Management – Delegated Officer Report

Application Number: AWDM/0671/26 **Recommendation:** APPROVE

Site: **Cannon House Chatsworth Road Worthing West Sussex**

Proposal: **Shopfront alterations including replacement doors**

Date of Site Visit: 3 July 2026

Neighbours Checked: Y

Additional Neighbours Notified: N

Site and Surroundings

The site is located on the northern side of Chatsworth Road and contains a three and a half storey building in commercial use. The site is not in a conservation area. The site is in Worthing town centre.

Proposal

The application proposes to modify the ground floor entrance to the building including providing replacement doors. The plans describe the works as follows:

Remove existing power assisted swing doors. Within the existing opening a new power assisted double sliding door to be installed, with modifications required to the shopfront frames and glazing as required to suit. To be finished to match existing framework.

Relevant Planning History:

AWDM/1400/22 - Installation of 5 CCTV cameras, air handling plant with roof vents, vents/louvres to the north and east elevations, replacement shopfront and planter infill, replacement windows throughout and internal alterations including bike store to undercroft.

STATUS: Application Permitted 3rd November 2022.

Consultations

None

Neighbour Representations

None

Relevant Planning Policies:

Worthing Local Plan policies (WBC 2023): SP1, DM5
National Planning Policy Framework (MHCLG 2024)
National Planning Practice Guidance

Planning Assessment:

There is no objection in principle to extensions and alterations to commercial properties within the built-up area. The key considerations are the effects on the visual and residential amenities of the locality.

Visual Amenity

The design remains appropriate for the building entrance and wider streetscene.

Residential Amenity

Due to the nature and location of the works any nearby residents would not be affected.

Recommendation:

APPROVE subject to condition(s):-

1. Drawing Numbers
2. Standard time limit

Informative

The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

Is recommendation contrary to letter(s) of representation? N

Case Officer: Louise Prew

Date: 10 July 2026

Authorised by: Peter Barnett

Date: 13 July 2026