

From: **Edward Waller**

Date: Thu, 26 Feb 2026 at 14:28

Subject: Application: AWDM/0118/26 - The Georgian Group's Advice

To: planning@adur-worthing.gov.uk <planning@adur-worthing.gov.uk>

Dear Mr Peck,

Thank you for consulting the Georgian Group on the above application for Listed Building Consent. Based on the available information, the Group provides the following advice.

Firstly, the proposed removal of the partition dividing the hallway from the front and rear rooms at ground floor level has not been adequately assessed within the accompanying Heritage Statement. The applicant has not identified or evaluated the contribution this partition makes to the historic plan form and significance of the building. Its removal would further erode the legibility of the historic layout, which is an important component of the special architectural and historic interest of this Grade II listed building.

Secondly, the proposed insertion of an ensuite at second floor level would alter the historic plan form and adversely affect the proportions of the front and rear rooms, as well as diminishing the primacy of the chimney breast. This intervention would result in harm to the building's significance.

Your authority should take this harm into consideration when determining the application for Listed Building Consent.

Section 16(2) of the Planning (Listed Buildings and Conservation Areas) Act 1990 places a statutory duty on the decision-maker, when considering whether to grant listed building consent, to have special regard to the desirability of preserving the listed building, its setting, and any features of special architectural or historic interest which it possesses.

Kind regards,

Eddie Waller IHBC

Senior Conservation Adviser – London & South East England

F.E. Cleary Fund Grants Officer