The history of the site proves the property entitled 388 Surry Arms Brighton Road has had consent for 8 units; (REF: ADC/0226/06) however only 7 units had been built out due to the difficulties of the basement in the property. (REF: ADC/0774/07).

Density:
As there was originally an approval for the 8 unit scheme in 2006, it is a useful precedent on site density. Our proposal for the new scheme thus replaces the loss of one unit matching the density of the 2006 approval.

Noise:
The majority of the site proposed as parking bays to which noise would have been generated has now been removed. That same area, our subject site, is now an vacant; it is not used as a communal area nor is it used as storage and its use for a dwelling creates no negative impact on the existing/surrounding dwellings. The proposition of the new unit can be seen to have an advantage in fact; as a brown-field site.

Bearing:
The original 8- unit scheme proposes a large bike and bin store located towards the rear east of the site- this does not affect neighbouring properties however it aides us in interpreting the positioning of our dwelling. In terms of the bearing and orientation of the new proposal, there is no loss of sunlight, access or views on the neighbouring properties.

Visually Pleasing:
The proposed scheme boasts a vibrant and somewhat distinctive design; we have taken its neighbouring properties very much into consideration during early stages of the project's site analysis and conceptual development right through to our final design; the idea stems from the nearby dockyard/quay and thus the history of the town. Copper- a very well sought out material used to protect saltwater erosion in boats - has been used in the roof design. Copper, in time, changes its appearance in the most interesting manner and the surrounding properties will benefit from this evolution.

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