T.P. OFFICE COPY

Design and Access Statement

Application for the Installation of Replacement PVCu Sliding Sash Windows to the Front Bay Window and Screening fence to the Front and Side of 4 Browning Road, Worthing, West Sussex.

General

This application relates to the replacement of unauthorised PVCu windows to the front bay window of the ground floor flat and the addition of a screening fence and gate to the front elevation and trellis added to the side fencing to screen the entrance door.

Amount of development

BOROUGH OF WORTHING
DEPOSITED 24.3.11
TP. REF. No.
WB/ 11/ 0156/FUL

No material change

Layout

No material change

Scale

No material change

Landscaping

No material change

Appearance

The existing building is of traditional design with sliding sash windows to the front bay, the ground floor flat (4 Browning Road) has had replacement PVCu tilting windows fitted which are not in keeping with the Shakespeare Road Conservation Area. This application proposes the replacement of these windows with PVCu windows more in keeping with the character and appearance of the local area, as well as screening fences to the front and side to obscure the view of the PVCu front door and window.

Use

No material change

Access

No material change.

Appraisal of context

The original proposal conflicted with the saved policies of the Worthing Local Plan and the South East Plan. It is felt that this proposal is generally in accordance with Development Plan policies.

Martin O'Brien February 2011