THE WORTHING SOCIETY

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Senior Planning Officer
Planning Department
Worthing Borough Council
Town Hall
Chapel Road
Worthing BN11 1HA

4 August 2024

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WORTHING SOCIETY CONSULTATION RESPONSE

AWDM/0777/24 - 14 WARWICK ROAD WORTHING WEST SUSSEX BN11 3ET

Conversion of the existing basement into a one-bedroom flat with new windows and door

Thank you for requesting our comments in respect of the above application which relates to a Grade II Listed Building in the Steyne Gardens Conservation Area. The property has group value with the associated listed buildings in the terrace.

I have now had the opportunity to review the application with our Heritage Team and these are our comments. We have noted that the basement area of this property is in a very poor condition and the planned works would be an improvement. One further observation is that a more traditional approach to the wooden joinery is needed here. At present the style looks rather too modern and out of context with the street and CA. Perhaps the architect could consider this aspect

We have no objection, in principle, to the plans. However, we have noted the comments from the consultees WSP, the drainage consultants acting on behalf of Worthing Borough Council. These concerns relate to flood risk and surface water drainage. WSP have submitted an objection on the grounds that insufficient information has been provided to address these important issues.

In summary, we submit a 'holding objection' until the concerns raised by WSP are suitably addressed. I hope this is helpful.

Yours sincerely

[redacted]

Cc: Design & Conservation Architect, Adur & Worthing Councils