ADUR DISTRICT CONSERVATION ADVISORY GROUP

ADDENDUM YO MINUTES PERIOD ENDED 5.12.21

AWDM2136/21 – Rosecroft, The Street, Shoreham, West Sussex

This building has a rather odd configuration of pitched & flat roof. From the drawings it appears that the applicant wishes to totally reconfigure the roof from front to rear of the property (east to west) with a single pitched roof with 1st floor accommodation & balcony to the rear. The roof pitch to be the same height of the neighbouring property (Shearings) to the South which, it is claimed that the height has been approved in principal. Members have no issue with this proposal, but they do with the materials being proposed & information provided.

Initially it was no particularly easy from the drawings, to realise for the two side elevations(long north & south walls) that the upper section on each was in fact, the rood which slopes back to the central pitch. It would have considerable assistance had a dedicated plan view of the roof which is usually the norm for such applications. Particularly in this case where such a radical change to the roof which currently exists.

This is a conservation area where there is ubiquitous use of red brick, flint walls & red clay hung tiled roves. Whilst there is a token treatment on the front elevation using flint, members are un able to comprehend why in this context, the side walls & roof have been specified in a zinc metal finish which is totally out of keeping in the character of the area. Such material is more akin to commercial/modern housing design & is not relevant to this area. Members question what is wrong with the existing red brick walls. Members are of the opinion that the zinc metal finish proposed even on the front/back elevations as detailing should not apply.

The windows & door frames are specified as aluminium, powder coated. What colour is the powder coating. As this scheme is a fairly radical change to the existing building it would assist if a colour palette to reflect materials & colour finishes had been submitted.

Finally members feel that more detailed evidence is required as outlined above in order that they are in a position to comment further on this application.

AWDM/2096 – Sussex Yacht Club, 85/89 Brighton Road Shoreham APPROVE

AWDM/2089 – The Old Rectory, 10 St. Julians Lane, Shoreham APPROVE

Beryl Ferrers-Guy

CHAIRMAN.