From: planning@adur-worthing.gov.uk
Sent: 30 November 2021 16:26
To: planning@adur-worthing.gov.uk
Subject: Consultee Comments for Planning Application NOTICE/0016/21

Flag Status: Flagged

Consultee comments

Dear Sir/Madam,

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 30/11/2021 4:26 PM from Mr Private Sector Housing (private.sectorhousing@adur-worthing.gov.uk) on behalf of Environmental Health Private Sector Housing.

Application Summary

Reference:	NOTICE/0016/21
Address:	141 South Street Lancing West Sussex BN15 8BD
Proposal:	Application for Prior Approval of Proposed Change of use from Commercial, Business and Service (Use Class E) to form self-contained 2 bedroom residential unit (Use Class C3) on ground floor.
Case Officer:	Marie O'Keeffe

Click for further information

Comments Details

Comments:	The bedrooms in the ground floor flats can only be accessed through the high risk kitchen living room and so they are inner rooms - this risk has been mitigated by installing external doors to both bedrooms. There is an issue of privacy in that the main living area of the ground floor flat has a window directly overlooking a busy commercial shopping street. There is unsympathetic stacking in that the first floor bathroom and WC is located above the ground floor bedroom. Both 2-bedroom flats appear to fall below the nationally described space standards for a 2b/3p flat of 60 sq.m and as such should not be permitted according to national guidance

Kind regards