



# ST CHARLES BORROMEIO CHURCH DESIGN & ACCESS STATEMENT

# ECE Architecture

7529-DO-10

March 2025

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# Contents

<b>1.0 Introduction</b>	<b>05</b>	<b>4.0 Design Proposal - Pre App</b>	<b>26</b>	<b>7.0 Scale and Appearance</b>	<b>43</b>
1.1.The Vision	05	4.1 Concept and Site Strategy	26	7.1.Massing and Storey Heights	43
		4.2 Massing - Design Development	27	7.2.Scale against existing context	44
<b>2.0 The Local Context</b>	<b>06</b>	4.3 Massing - Design Development	28	7.3.Scale against existing context	45
2.1.Location	06	4.4 Massing - Pre-App Site Plan	29	7.4.Scale and design	46
2.2.Site Context and Character	07	4.5 Pre App Response	30	7.5.Scale and design	47
2.3 Site History - Historic Maps	08	4.6 Conversion of the existing building	31	7.6.Scale and design	48
2.4 Local Amenities	09	4.7 Conversion of the existing building	32	7.7 Materials and Precedent	49
2.5 Site Connectivity	10	4.8 Conversion of the existing building	33	7.8 Materials and Precedent	50
2.6 Land Use	11			7.9 Materials and Precedent	51
2.7 Building Heights	12	<b>5.0 Design Proposals</b>	<b>34</b>	7.10 Materials and Precedent	52
2.8 Listed Buildings and Conervation Areas	13	5.1.Design Proposal - Layout	34		
2.9 Tree Preservation area	14	5.2.Access	35	<b>8.0 Conclusion</b>	<b>52</b>
2.10 Site Photos	15	5.3.Parking Standards	36	8.1 Conclusion	52
2.11 Surrounding Context	16	5.4.Housing Statement	37		
2.12 Existing Forms and Typologies - Ham Road	17	5.5.Housing Statement	38		
2.13 Existing Forms and Typologies - Chesswood Road	18				
2.14 Existing Forms and Typologies - Ashwood Close	19	<b>6.0 Landcape and Sustainability</b>	<b>39</b>		
2.15 Existing Material Context	20	6.1.Landscape framework	39		
		6.2.Sustainability Framework	40		
<b>3.0 Site Appraisal</b>	<b>21</b>	6.3.Sustainability Principles	41		
3.1.Site Constraints	21	6.4.Sustainability Principles - reuse conclusion	42		
3.2 Existing Building and Site History	22				
3.3 Existing Building - Internal Photos	23				
3.4 Existing Building - Internal Photos	24				
3.5 Existing Building - justifying demolition	25				



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Disability Impact  
Care Package

CHESWOOD CLOS

# 1.0 Introduction

## 1.1. The Vision

This Design and Access Statement explores the potential for residential development on the site at the corner of Chesswood Road and Ham Road, currently occupied by St Charles Borromeo Church. The statement sets out and clarifies the redevelopment options following the church's closure and subsequent sale by the Diocese.

It outlines the design process and the decisions taken in exploring various residential development opportunities. The document demonstrates how a sustainable new development comprising nine homes can be delivered in a manner that complies with relevant planning policy. The approach has been both technically robust and sensitive to the site's context.

This report is intended to support the Local Planning Authority in understanding the analysis that has informed the design of the proposed development.

### St Charles Borromeo Church

In July 2023 the Roman Catholic Church of St Charles Borromeo, Worthing requested a Certificate of immunity from listing (COI) from Historic England.

### November 2023

After examining all the records and other relevant information and having carefully considered the architectural and historic interest of this case, the criteria for listing were not fulfilled.

The Roman Catholic Church of St Charles Borromeo, including the presbytery and church hall, Worthing, was not recommended for listing, and a COI issued.



Site Location Plan

