

[REDACTED]

From: [REDACTED]
Sent: 24 July 2026 11:46
To: Planning
Subject: Planning application DC/26/0946
Attachments: Cricket club planning.pptx
Categories: Comments Received

Dear Shazia,

Steypning Cricket Club

We are neighbours to Steypning Cricket Club.

I have submitted my comments today on the submission form. I am sending a copy by email so that I can include an attachment showing our suggested amendment to the plans.

Thanks,
[REDACTED]

Comments on DC/26/0946

Reasons for comment: - Design
- Privacy Light and Noise

Comments: We live at 2 The Plough, Charlton Street, almost directly behind the cricket club. We are members of the cricket club and appreciate the facilities and fun that the club provides for the community.

However we object strongly to aspects of the new design for the reasons outlined below, and hope that the current plans can be modified along the lines suggested.

Design

The overall character of the design is quite dark, forbidding and imposing. This is in contrast to the light, low, welcoming look of the current pavilion (even though it is the worse for wear). The new design has a marked visual impact on the surrounding Conservation Area and the view from the South Downs National Park.

1. The proposed gable roof over the bar area (see Supporting Design Document 12.03) is nearly twice the height of the current pavilion and produces a dark and unsympathetic visual barrier between the playing field and the interesting townscape / roof scape of Charlton Street behind. It also blocks glimpses of the Downs for pedestrians in Charlton Street (eg between 1 the Plough and 3 The Gardens). For the neighbours living behind, it creates a dark barrier between them and the Downs.

Suggestion: We suggest the gable roof is removed and replaced by a flat roof, which could be slightly higher than the remainder of the flat roof to create architectural interest and some increase in internal height over the bar area. This would result in a less imposing, less dark and more friendly building with much less of a barrier between the town and the Downs. See the attached visual showing suggested line of the amended roof. (Sent by separate email)

2. The asymmetrical design of the proposed clock tower is jarring on the eye, and feels out of place in this setting. It is a very prominent feature of the design as viewed from all angles, including our views from the neighbouring houses behind (see Supporting Design Document 12.03).

Suggestion: we understand that the tower is needed to house a lift shaft for disabled access. If the tower was kept flat topped and symmetrical and as low level as possible that would make it much less jarring.

3. The balcony over the changing rooms looks closed off and unwelcoming and adds to the 'barrier' impression. People sitting inside the clubroom would not be able to see out to the cricket pitch (see Supporting Design Document 12.04)

Suggestion: a transparent reinforced glass balustrade on the balcony, instead of a continuation of the roofing tiles.

4. The flint work with grey pointing could add to the dark forbidding impression (see Supporting Design Document 9.03).

Suggestion: a more mellow effect might be achieved using flint work with lime mortar pointing.

Noise

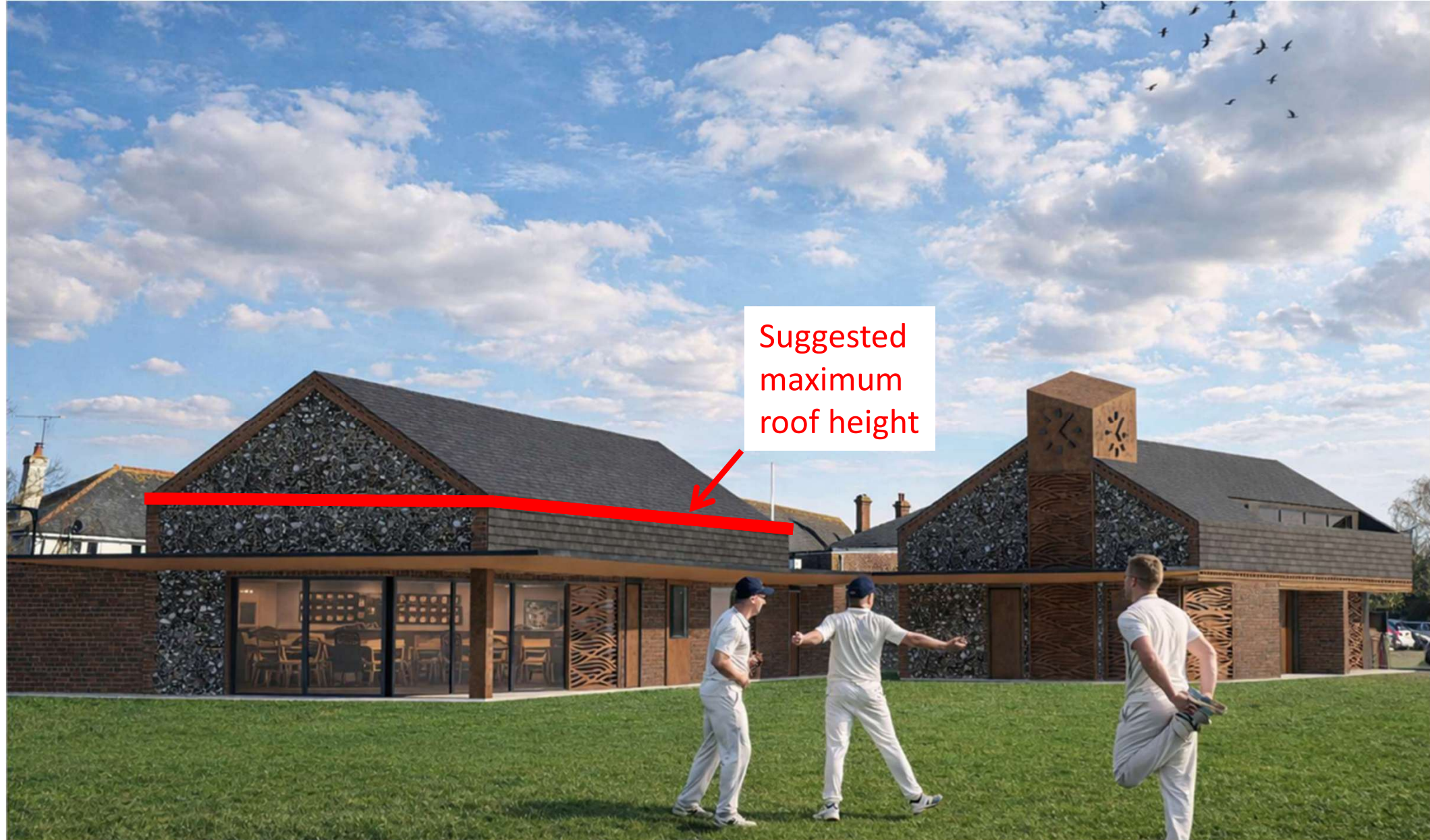
Currently the neighbours are troubled with noise at weekends from party bands in the cricket club playing loud amplified music, with an entertainment licence until midnight. The stage area in the new design is in roughly the same place in the rear corner, and there appear to be large sliding windows in the design, at the front and at the side near our house (see Supporting Design Document 12.03) which would be very tempting to have open on hot nights.

There needs to be excellent sound insulation, a ban on open windows at the side of the building when amplified music is playing and an entertainment licence that ends much earlier than midnight eg 10.30 or 11pm at the latest.

Overall

The adverse visual impact would be much reduced, and the forbidding character of the building would be lessened if the gable was removed from the pavilion building and replaced with another, slightly higher, flat roof.

2 The Plough, Charlton St, Steyning, W.Sussex BN44 3LU



Reducing the roof height of the Pavilion as suggested would:

- Greatly reduce the visual impact and loss of light for neighbouring properties
- Make the building less imposing and out of place when viewed from the playing field
- Be more in keeping with the function of the building as a sports pavilion
- Still provide architectural interest