HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	32 High Street Steyning BN44 3YE
DESCRIPTION:	
REFERENCE:	DC/24/0485 & DC/24/0484
RECOMMENDATION:	~~Advice /~~ No Objection ~~/ Objection / More Information / Modification / Refusal~~
SUMMARY OF COMMENTS & RECOMMENDATION: The proposed alterations and change of use will not harm the special interests of the listed building.	
MAIN COMMENTS: Dear Shazia, No.32 is towards the southern end of the High Street at the junction with Church Street. This is a transition area where the commercial character of the High Street is becoming less overt and a more residential character is emerging. The building has a pair of canted bays which suggest a commercial use for the ground floor but other than that it resembles a residential property in scale and form. The proposal to convert the property to residential use will not have a harmful impact on its special interest. I am also mindful of a desire to preserve the character of the conservation area in terms of vibrancy and street activity in the core of the village. I am satisfied the loss of the ground floor commercial space will not be harmful to the character of the conservation area in this location due to the existing transitional character. I have suggested a condition below. Regards, Seán	

ANY RECOMMENDED CONDITIONS:

LB06 Site Meeting Before Works Commence

Pre-Commencement Condition: Before any work begins on site, the person(s) responsible for supervising the works must meet the conservation officer of the Local Planning Authority, on site or as otherwise agreed, to confirm that no further alteration is required to meet building regulations.

Reason: As this matter is fundamental to ensure that the significance of the designated heritage asset, and the character, appearance and integrity of the building, is not prejudiced, thereby preserving the special architectural or historic interest which it possesses, and to comply with Policy 34 of the Horsham District Planning Framework (2015).

NAME:	Seán Rix
DEPARTMENT:	Conservation
DATE:	23.04.24