

Consultee Comments for Planning Application

SDNP/24/00451/FUL

Application Summary

Application Number: SDNP/24/00451/FUL

Address: Land adjacent The Watermill Halfway Bridge Lodsworth Petworth West Sussex GU28 9BP

Proposal: Residential development of 4 x 3 bed houses & 3 x 2-bed houses with associated bin/bike storage & parking

Case Officer: Sarah Round

Consultee Details

Name: - SDNPA conservation team SDNPA conservation team

Address: South Downs Centre, North Street, Midhurst, West Sussex GU29 9DH

Email: Not Available

On Behalf Of: SDNPA Historic Buildings Team

Comments

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Residential development of 4 x 3 bed houses & 3 x 2-bed houses with associated bin/bike storage & parking

The site is reasonably constrained by the adjacent existing buildings and their boundary walls, fences, trees, the road and the river. The existing buildings on the site are modern and not of any architectural merit, except for the lower part of the road front building, which is circa mid-16th Century and part of the original mill building. The site is back-land to the previous Watermill site modern building, stretching along the river to the boundary of The Halfway Bridge Public House; which is a II listed building.

The Halfway Bridge Inn is a grade II listed building the curtilage of which bounds the development sites southern boundary. The pub is on higher ground than the plot and therefore the development of the site could have a visual impact on the setting of the listed building. No heritage impact statement has been submitted nor details of such within the D&A; this and a section drawing of what the proposed view from the listed building to the proposed development is required to be submitted, to assess any harm and impact on the designated heritage asset.

The proposed design layout is not in keeping with the character of the hamlet; the proposed block layout, and back land form are urban in character and do not match the form and context of the surrounding plots. The proposed design and layout is considered to be harmful to the character of the area and a less formal, more rural layout and landscape led one, with the density of garden to

house more balanced, would be more appropriate to this location. The general design has some character and materials pallet of the surrounding area, however the building depths are too wide, requiring large expanses of flat roofs.

In summary, I would recommend objection to the proposed development on the grounds of its harmful impact on the setting of the adjacent listed building and the character of the hamlet.