

The Rottingdean Lounge And Bar, 89 High Street

BH2021/04479

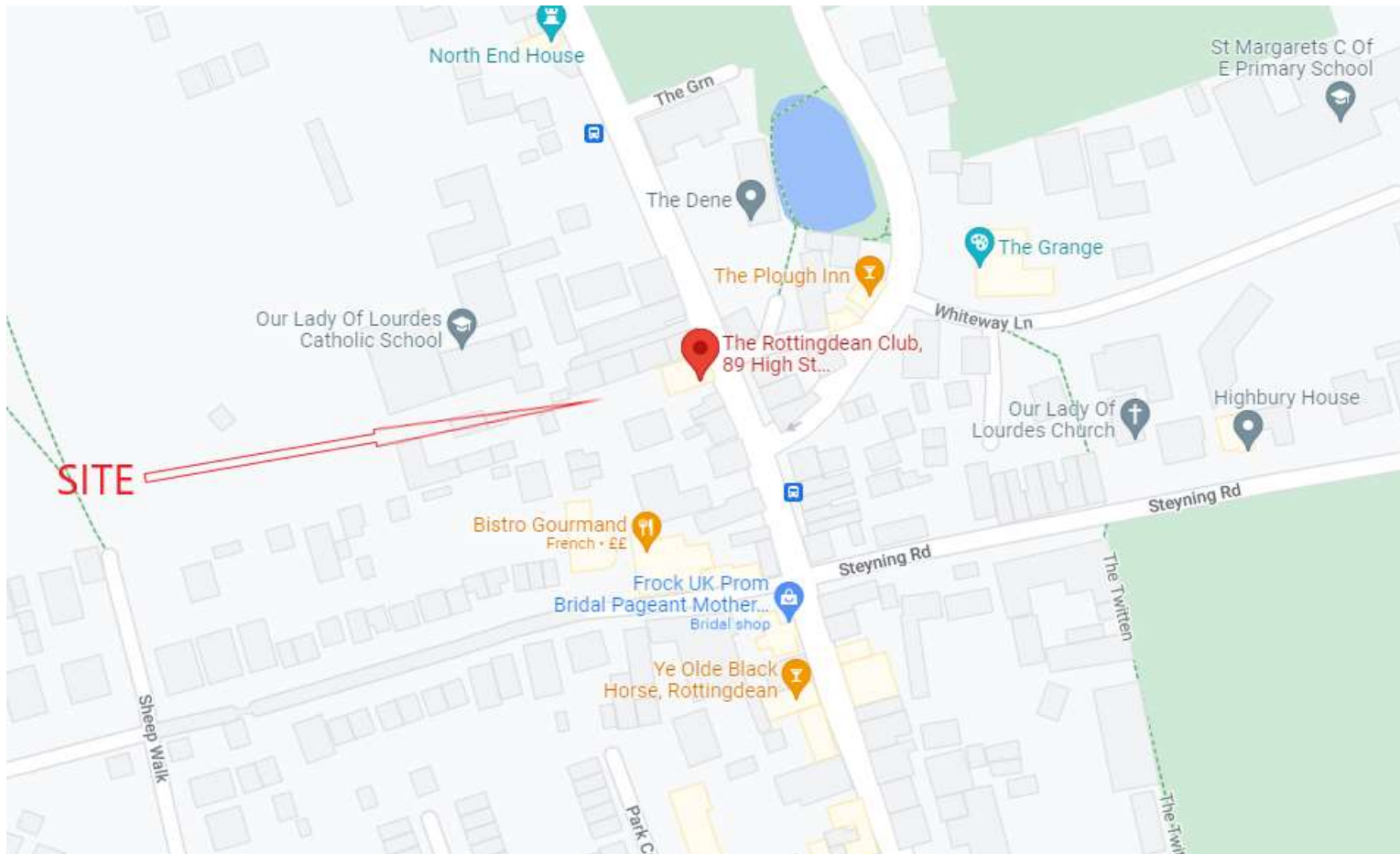


Brighton & Hove
City Council

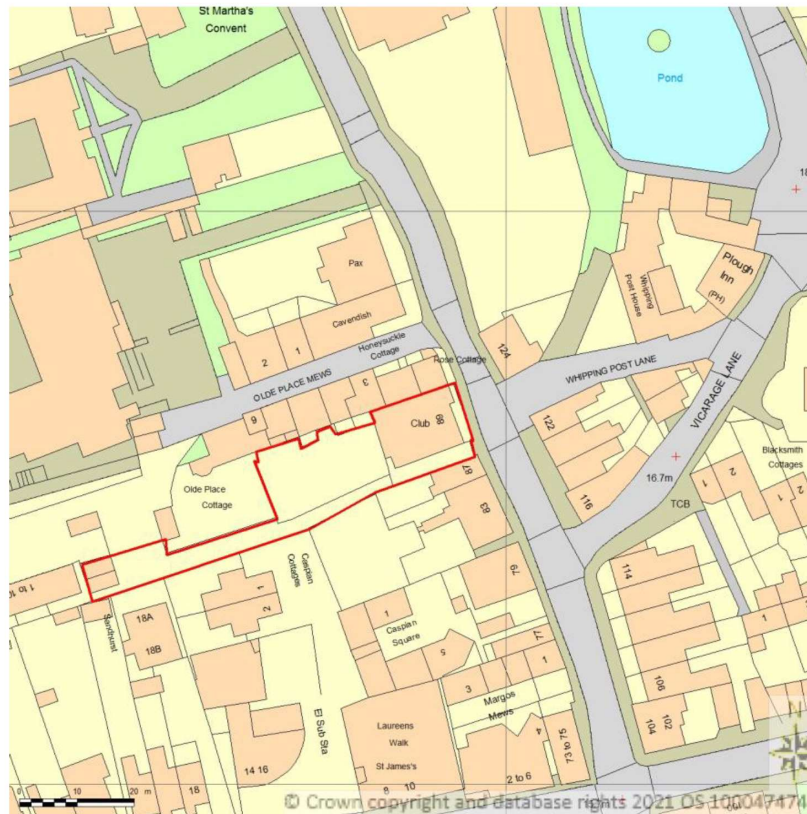
Application Description

- Installation of raised decking to rear (Part retrospective).
- The decking and fencing has already been installed.
- The application is Part Retrospective as the fencing surrounding part of the decking is to be removed.

Map of application site



Existing Location Plan



Aerial photo of site



Brighton & Hove
City Council

3D Aerial photo of site



Brighton & Hove
City Council

Front elevation of site



Brighton & Hove
City Council

North and West Garden views with rear decking.



Rear and side decking



South view with side decking



Fencing to be removed



Rear of fencing



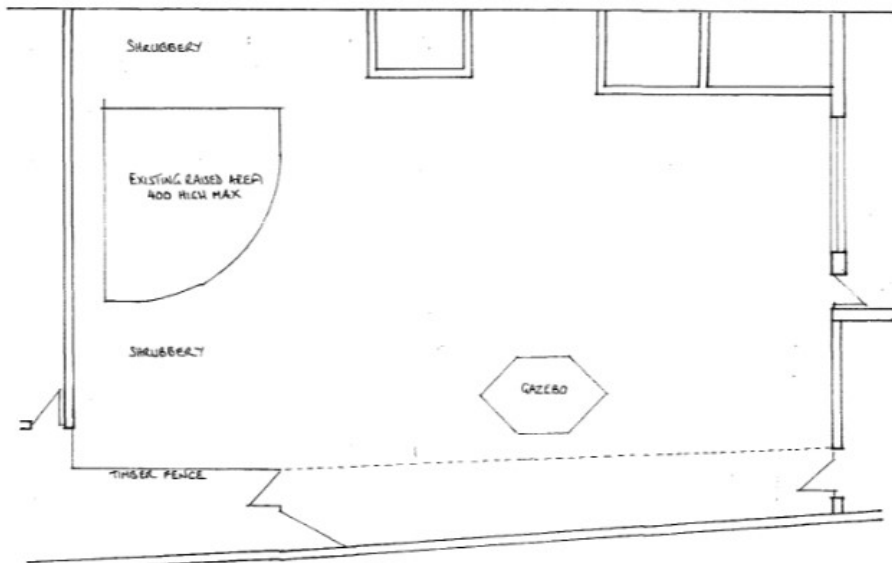

Pre existing Photos of site

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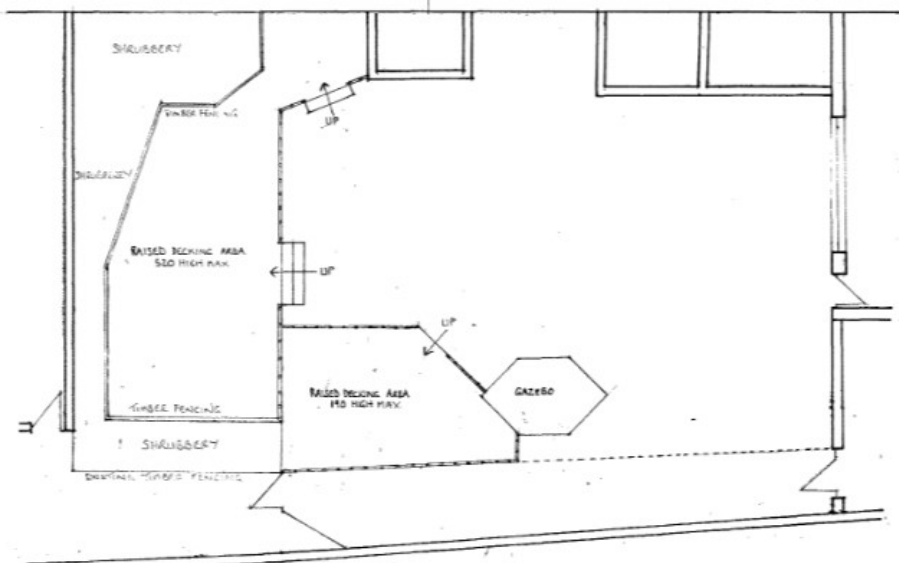


Pre Existing and Existing Plan

DRG. N° DD101 SCALE 1:100 DATE: 27.11.21.
ON A2



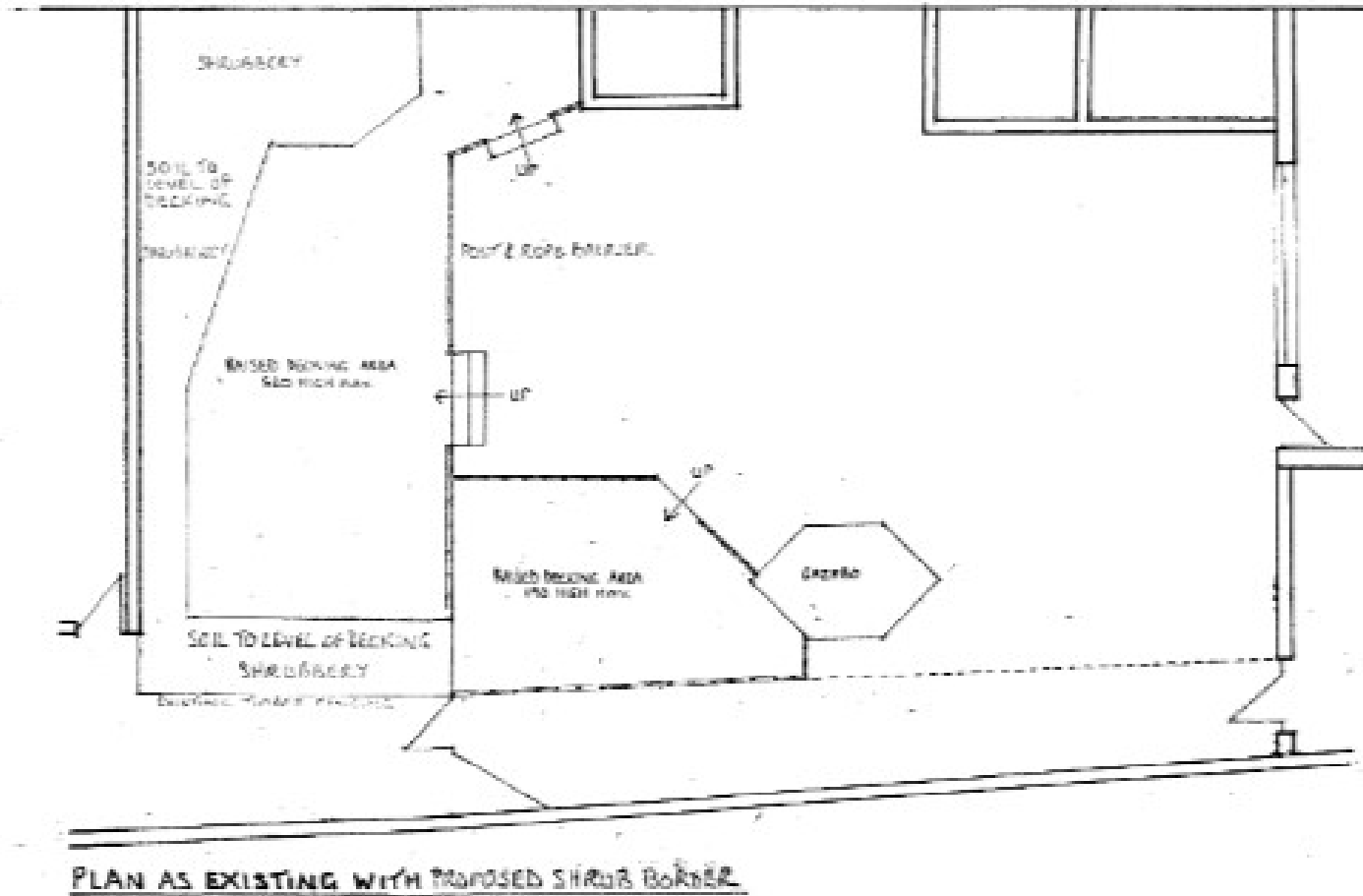
PLAN AS PRE-EXISTING



PLAN AS EXISTING



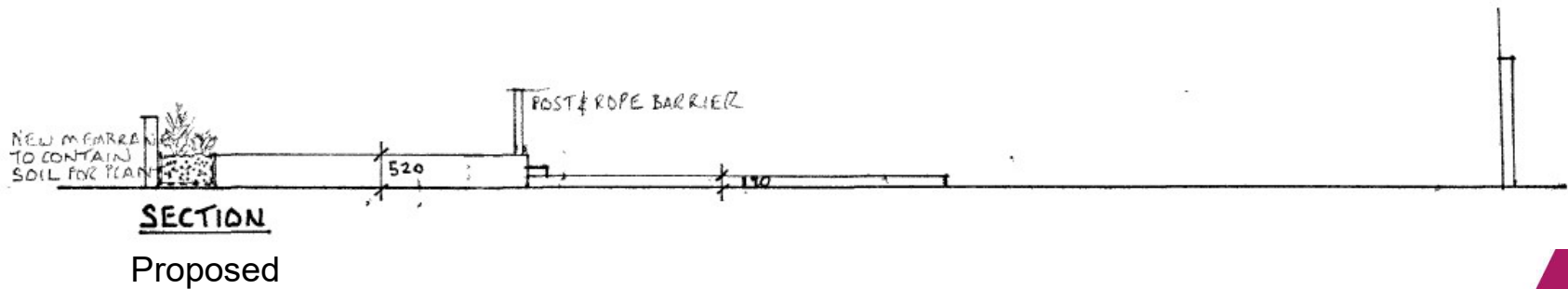
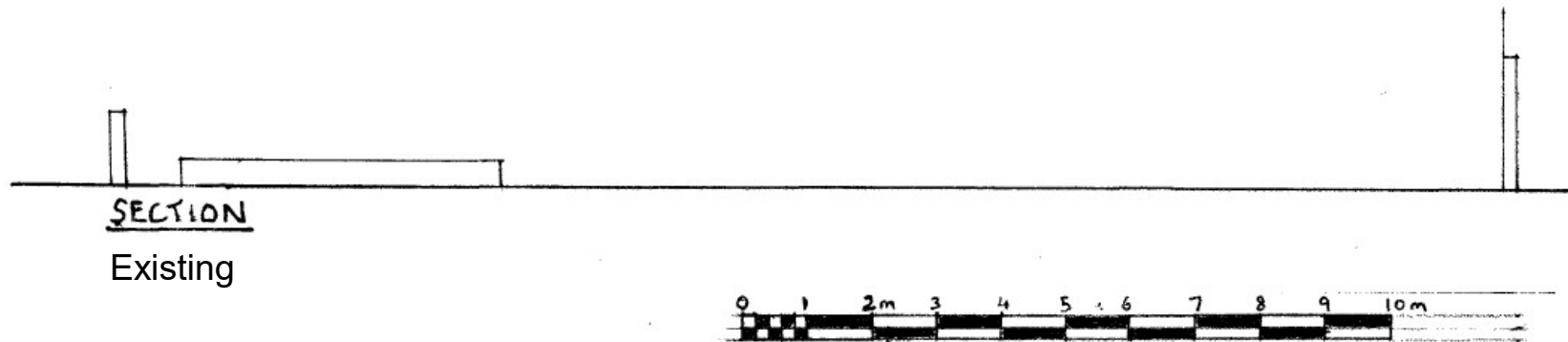
Proposed Plan



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ID

Proposed Section



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DD101A

Key Considerations in the Application

- Design and appearance
- Impact on heritage assets



Conclusion and Planning Balance

- Considered acceptable design with removal of fencing
- Impact on heritage assets limited as to rear, small scale and not attached to building