

Protecting theatres for everyone



Ref.: TC/3671

11 January 2021

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By e-mail: planning@adur-worthing.gov.uk

Application: AWDM/1964/20

Site: Assembly Hall And Richmond Room Stoke Abbott Road Worthing West Sussex BN11 1HE

Proposal: Listed Building Consent for new increased height felt flat roof

Remit:

The Theatres Trust is the national advisory public body for theatres. We were established through the Theatres Trust Act 1976 'to promote the better protection of theatres' and provide statutory planning advice on theatre buildings and theatre use in England through The Town and Country Planning (Development Management Procedure) (England) Order 2015, requiring the Trust to be consulted by local authorities on planning applications which include 'development involving any land on which there is a theatre'.

Comment:

This application has come to the attention of the Trust because it refers to development at the Assembly Hall, specifically the replacement and raising of the roof to the Richmond Room.

The Assembly Hall is a statutorily Grade II listed heritage and cultural asset which functions as a multi-purpose performance hall and function space. It was built in 1934 in a 'Scandinavian Modernist' style with Art Deco features. It is an important community facility for Worthing. The Richmond Room, to which this proposal specifically relates, is a single-story extension which was originally called the Worthing Room and provided café and bar space and catered to smaller functions and events.

It is proposed that the flat felt roof to the Richmond Room is replaced as it has been assessed as having reached the end of its useful life. As part of these works a layer of PIR insulation will be added which will improve the energy efficiency of the building. This would necessitate the raising

Theatres Trust

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of the roof level compared to that existing, which in turn would see the height of the fascia board and eaves detailing increased to ensure it remains proportionate.

We consider the additional height to be modest, and the alteration can be justified through the public and operational benefits to the Assembly Rooms of improving efficiency and reducing costs to this part of the building. The replacement felt roof will match the appearance of the existing one. Therefore the proposal can be considered to be in conformity with paragraphs 92 and 192 of the NPPF (2019).

In conclusion we are supportive of the granting of listed building consent.

Please do not hesitate to contact us should you wish to discuss these comments in greater detail.

Tom Clarke MRTPI
National Planning Adviser

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