

# PLANNING COMMITTEE ADDENDUM

**2.00PM, WEDNESDAY, 8 JULY 2020**

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## **ADDENDUM**

<b>ITEM</b>	<b>Page</b>
H    BH2020/01101, Girton House, 195 Kingsway, Hove - Full Planning	1 - 22

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# **Girton House, 193 Kingsway BH2020/01101**

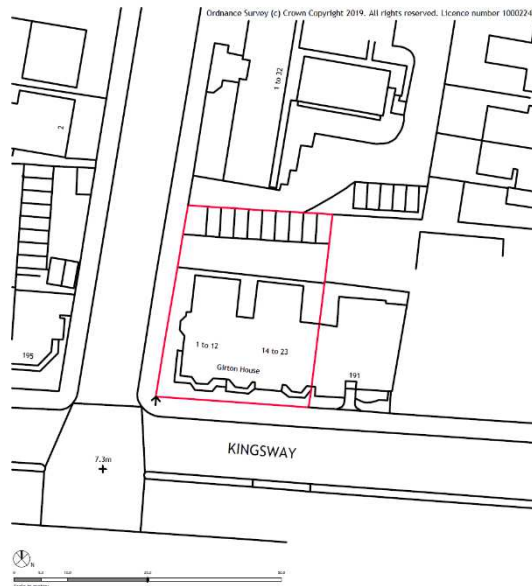


**Brighton & Hove  
City Council**

# Application Description

- Additional storey to rear projection to provide split-level one bedroom flat

# Existing Location Plan



LOCATION PLAN 1:1250 @ A1

PR09

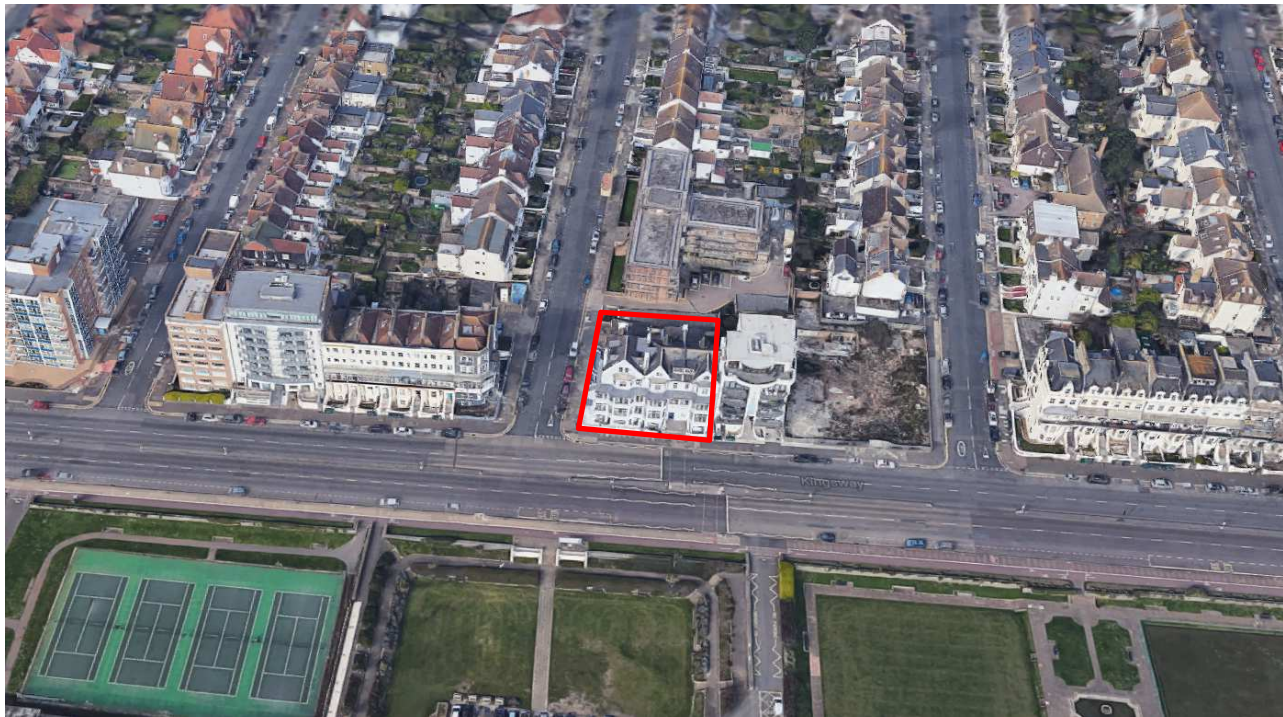
# Aerial photo(s) of site





# 3D Aerial photo of site

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# Street photo of site from Kingsway

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# Street photo of site from Walsingham Road



# Rear of property

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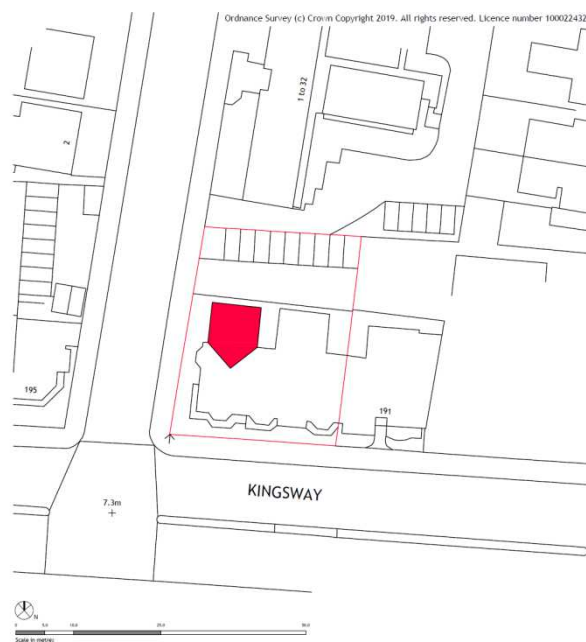
# Windows between rear projections

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# Proposed Block Plan

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PROPOSED BLOCK PLAN 1:500 @ A1

PR09

# Split of uses/Number of units

- 1no one bedroom flat (split level)

# Existing rear elevation

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AS EXISTING REAR (NORTH) ELEVATION 1:100 @ A1

ID



# Proposed rear elevation



# Existing west side elevation

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AS EXISTING SIDE (WEST 1) ELEVATION 1:100 @ A1

ID

# Proposed west side elevation



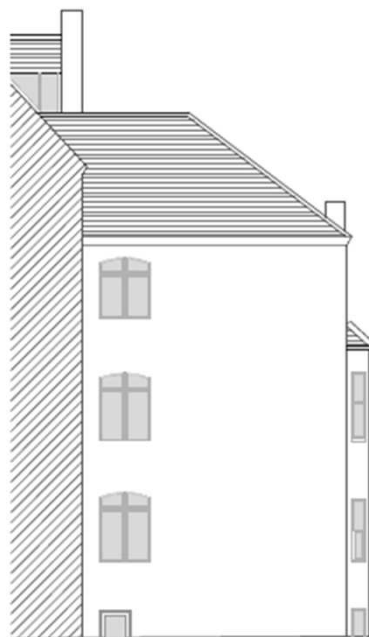
PROPOSED SIDE (WEST 1) ELEVATION 1:100 @ A1



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# Existing east side elevation (partial)

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AS EXISTING SIDE (EAST 1) ELEVATION 1:100 @ A1

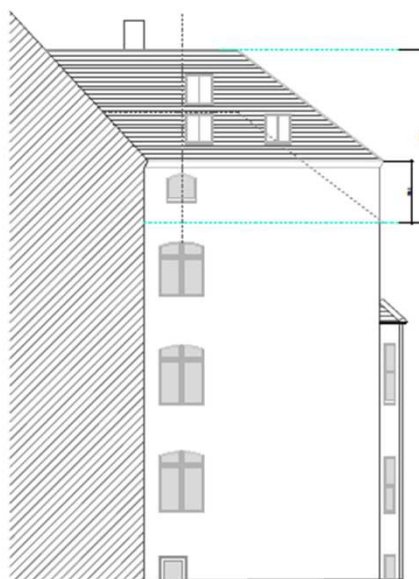


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ID

# Proposed east side elevation (partial)

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PROPOSED SIDE (EAST 1) ELEVATION 1:100 @ A1

ID

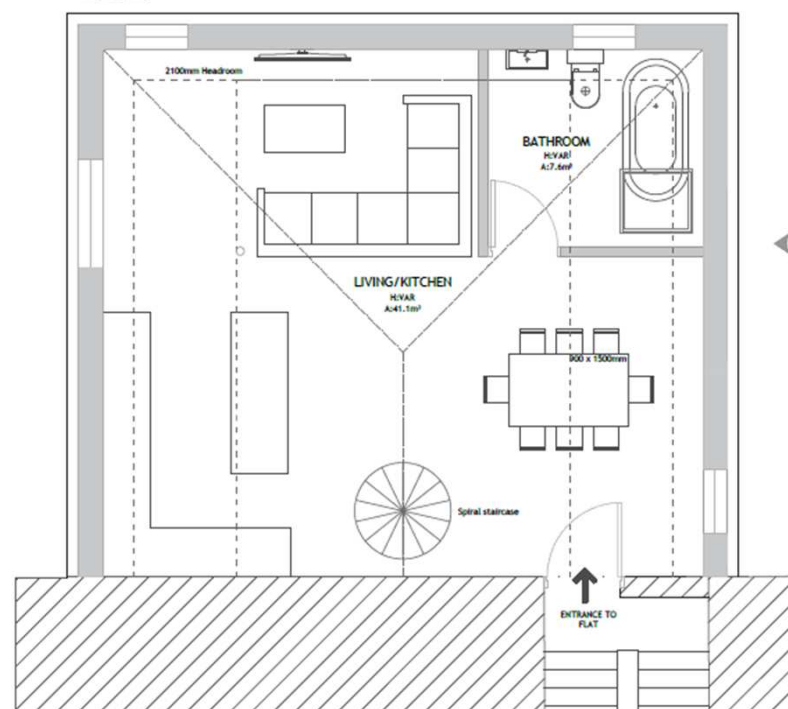
# Proposed Site Section(s)



PR01

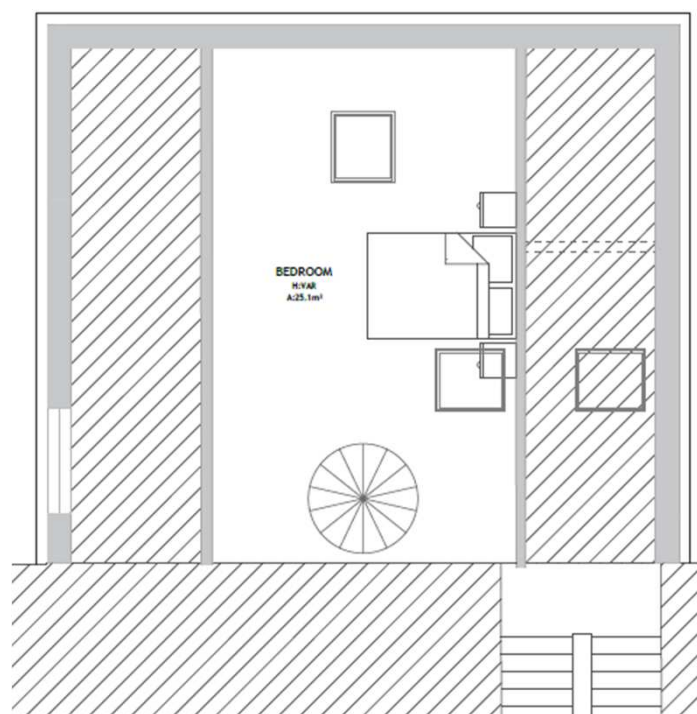


# Proposed fourth floor plan



# Proposed fifth floor plan

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# Key Considerations in the Application

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- Design and appearance of extension
- Standard of accommodation
- Impact on amenity of neighbouring properties
- Vehicle/cycle parking

# Conclusion and Planning Balance

- Extension would be subservient and appropriately designed.
- Impact on neighbouring properties acceptable.
- Flat would offer an acceptable standard of accommodation.
- No cycle parking due to site constraints which is accepted.
- Car parking shall be controlled by 'car-free' condition.