

Planning Statement

(In support of Variation of Condition Application to introduce a 600mm parapet to balconies)

23-25 Bolnore Road, Haywards Heath (Barchester Healthcare Ltd.)

Harris Irwin Project Ref: 3522

Harris Irwin Document Ref: 3522-HIA-ZZ-XX-RP-A-0100 (Revision P1)

Variation of Condition 1.

Variation to condition 1 are required to reflect a revised design and therefore refer to amended drawing numbers.

Design Changes

Changes to the terraces have been introduced to ensure that residents' privacy and dignity are appropriately protected. The revised design mitigates potential overlooking from lower levels, addressing concerns that residents using the terraces may be unaware of the visibility from below. A 600mm-high parapet wall has been incorporated to provide an appropriate level of screening while maintaining outward views, ensuring residents feel safe and at ease when using these spaces. This approach also responds to feedback that large areas of full-height glazing can create an uneasy or exposed feeling for residents, particularly those who are more vulnerable or less spatially aware. Collectively, these adjustments create a more comfortable and private external environment, enhancing residents' enjoyment of the terraces while maintaining the building's overall design integrity.