

Bexhill Heritage

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Caring for Bexhill's past,
present and future.

May 17th 2020

Dear Mrs Gough

Extensions and Increase in height to form Nine Flats at 26 Collington Avenue, Bexhill RR/2020/468

We are not at all content with the design of the building which we feel further diminishes the Victorian and Edwardian legacy of the area which still gives the street scene some considerable coherence. We accept the existing building makes no contribution to this, but equally and despite its average quality extensions, sits quietly.

We make no comment on the overlooking issues or the car parking provision as these fall outwith our purview. We are concerned about several design matters and offer the following observations

- The boarding is totally out of keeping with the materials predominating in the area and would cause the building to be a jarring and overly prominent feature in the streetscape. We strongly recommend that it is omitted entirely and replaced by render preferably lime, preferably white. Feature brickwork around the windows and as banding could help relieve the façade and provide a historic reference.
- Fenestration is a problem. On the front elevation it seems bland and uninteresting and does not suggest residential occupation. The central staircase glazing is too prominent and should be amended.
- The front elevation rooflights, though innocuous in themselves, could be replaced with small pitched roofed dormers and thus add more interest to the façade. Perhaps only two would be sufficient, leaving two rooflights.

I hope you find these comments useful.

Yours sincerely

A handwritten signature in cursive script that reads 'David Beales'.

Consultant to Bexhill Heritage