

# Brighton Dome

BH2023/00097

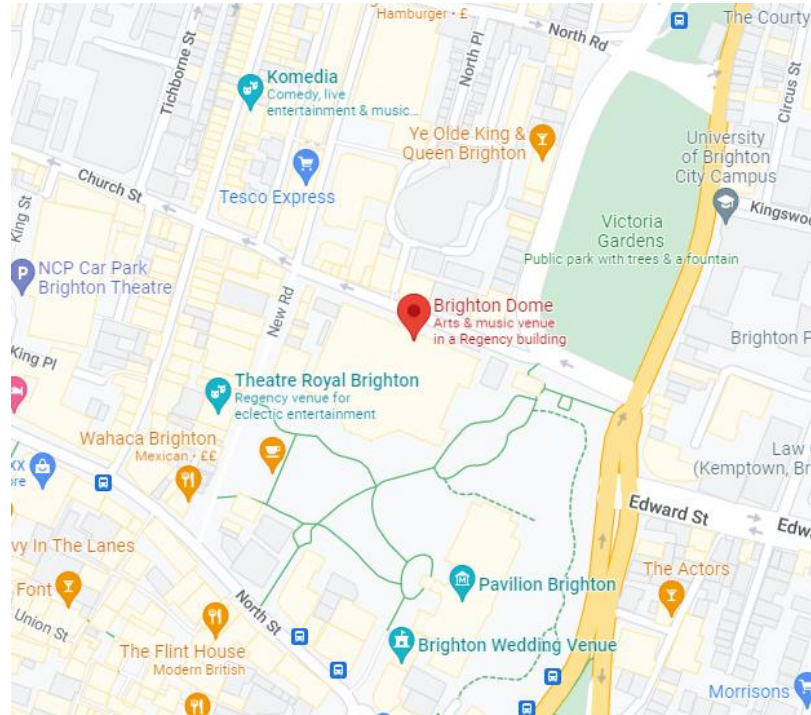


Brighton & Hove  
City Council

# Application Description

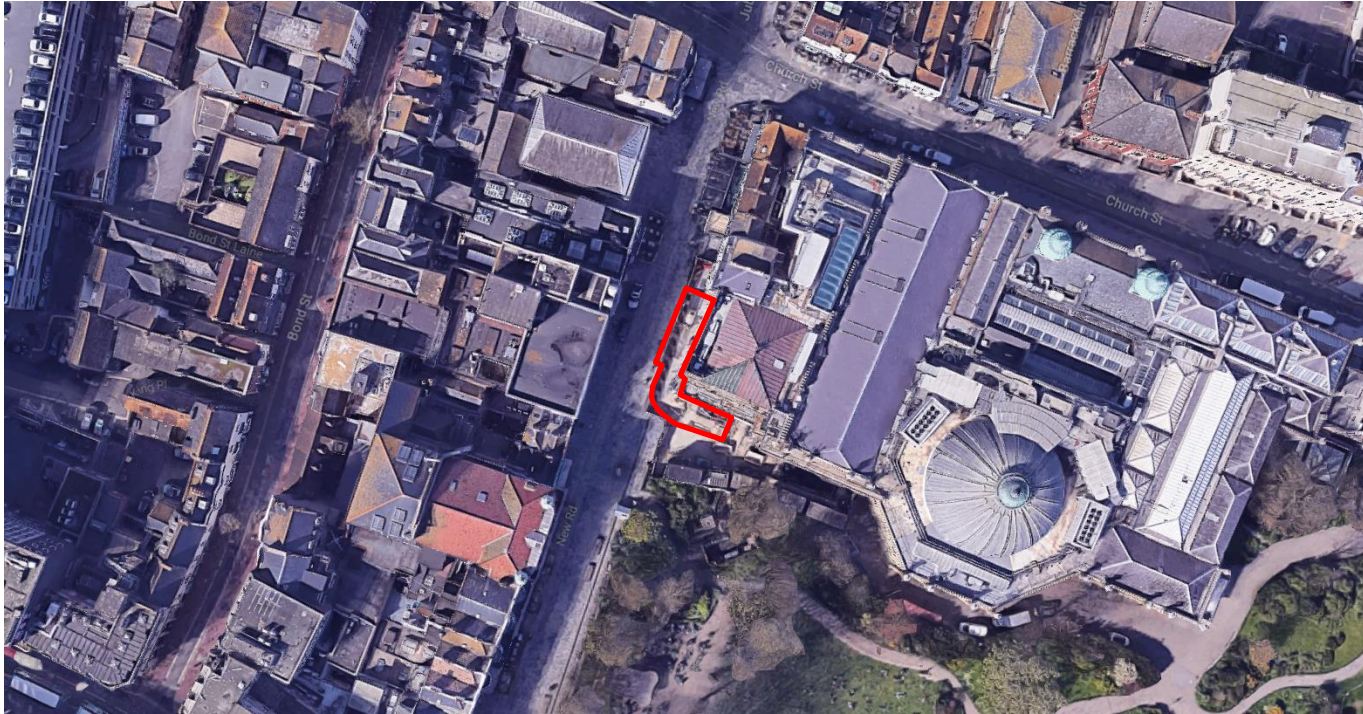
- Installation of 2no butterfly awnings, guillotine windows, wrap around planters and glazed screen, to accommodate outside restaurant dining area to West and South of Studio Theatre.

# Map of application site





# Aerial photo(s) of site



# 3D Aerial photo of site



# Street photo(s) of site

109



# Other photo(s) of site

110





# Other photo(s) of site



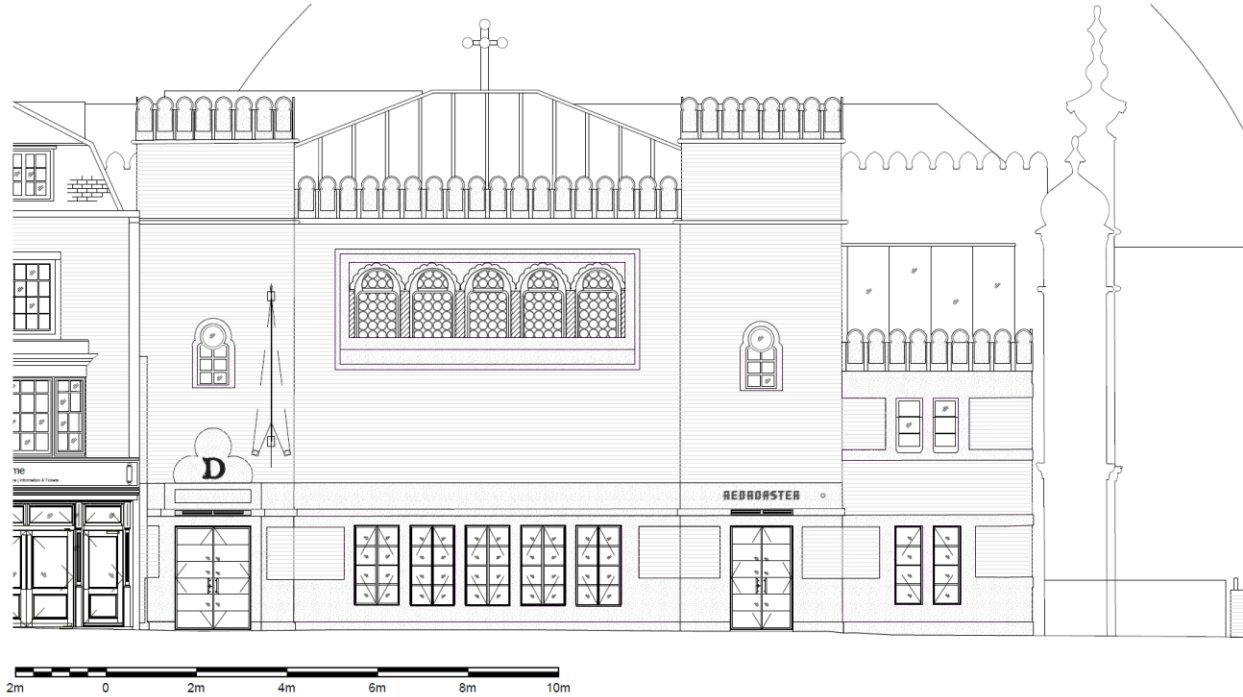
# Existing Block Plan



Site Block Plan  
Scale - 1:500



# Existing West Elevation

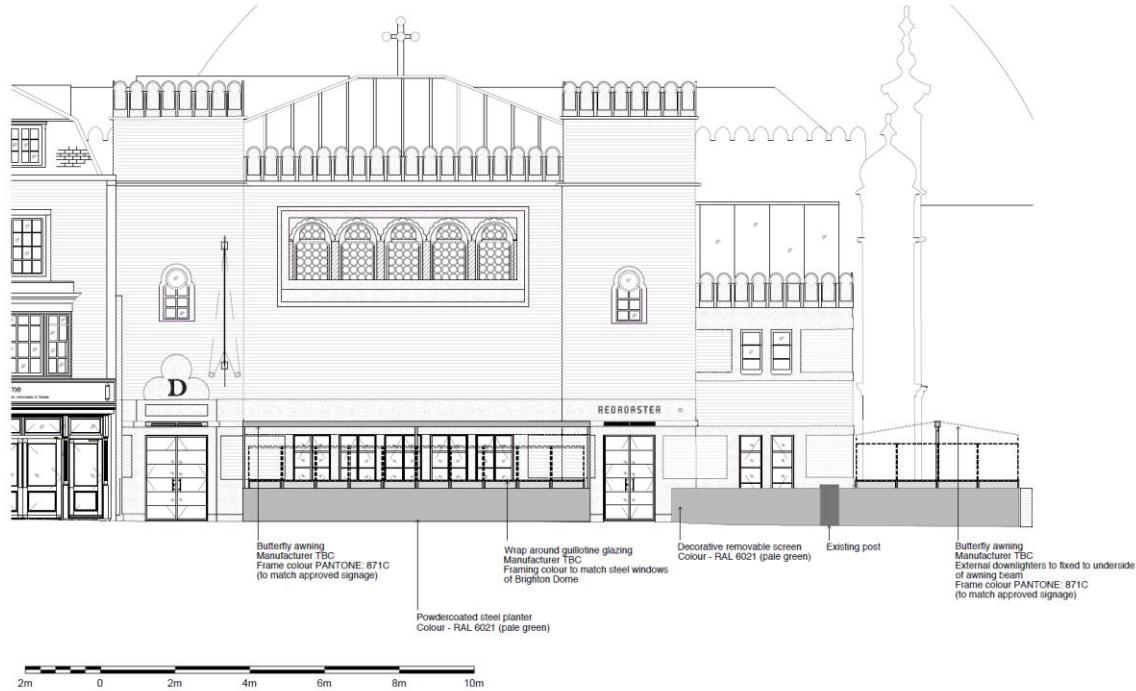


113

E-01 B

# Proposed West Elevation

114



E-07 D

# Existing South Elevation

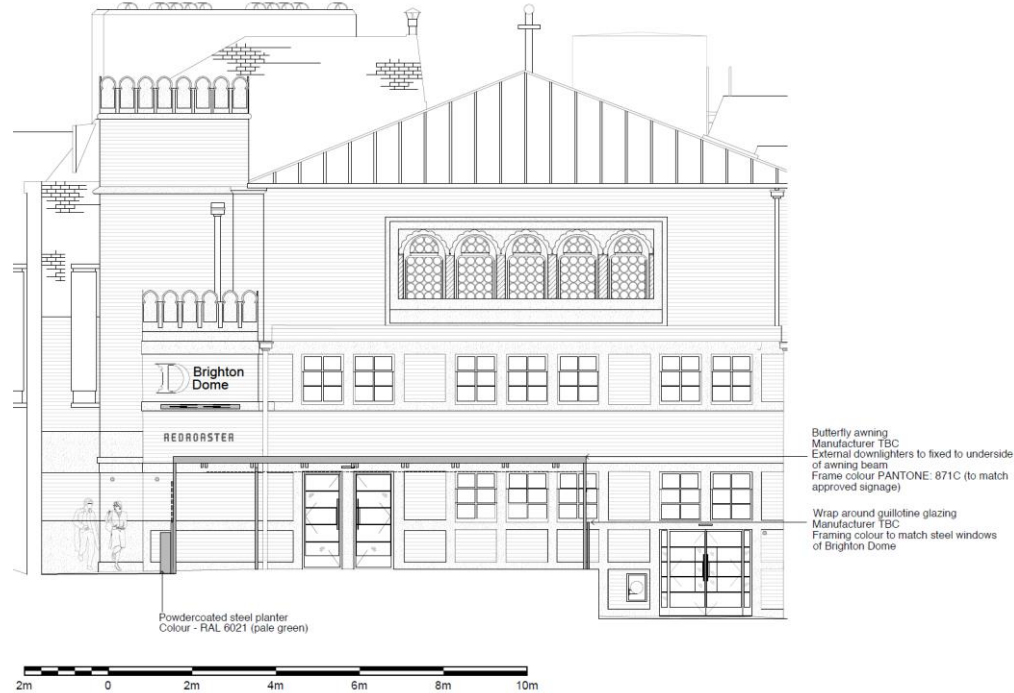


115

E-02 B

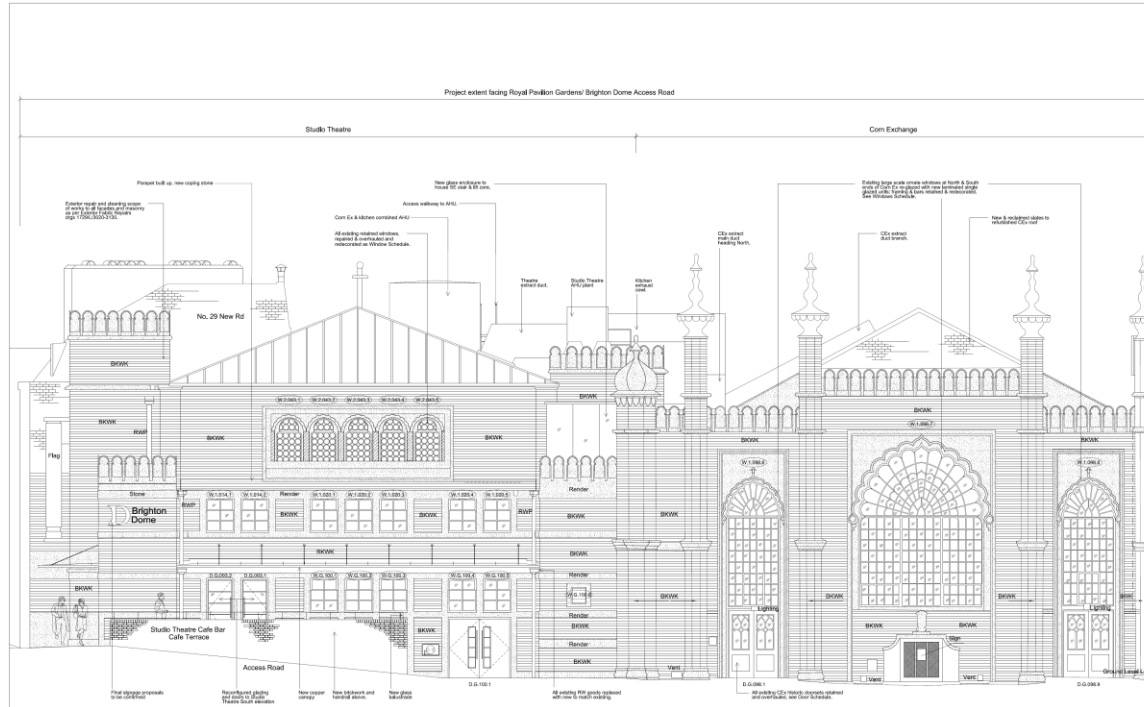
# Proposed South Elevation

116



E-08 E

# Proposed South Elevation



# Key Considerations in the Application

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- Design and appearance of the proposed external sitting area
- Impact on Royal Pavilion Gardens
- Impact on Grade I listed building
- Impact on Valley Gardens conservation area.
- Neighbouring amenity



# Conclusion and Planning Balance

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- The proposed enclosure for the outside seating area and the butterfly blinds would be removable, reversible fixtures that would not impact on any historic fabric of the Studio Theatre or indeed the hard surfaces.
- The butterfly awnings as proposed are considered to be acceptable. The metal framework would be level with the stringcourse band and would be set well away from the façade. The proposed colour scheme is suitably restrained and contextual.
- The proposal would be in keeping with the existing external seating areas on the east side of New Road, therefore, the works are considered to be acceptable.
- In terms of the impact of the structure on those individuals who are blind or partially sighted or have mobility impairments, this is not considered to be significant from what is proposed. Essentially the proposal seeks to implement an enclosed outside seating area, however, the proposed enclosure for the outside seating area and the butterfly blinds would be removable. Therefore, it is not considered to be a substantial alteration which would need mitigation.
- The proposal is therefore recommended for approval.

