ADUR & WORTHING
20 JUN 2019
PLANNING SERVICES

30 Kings Walk
Shoreham by Sea
BN43 5LG
18.6.2019

Dear Development Manager

Planning Application AWDM/0720/19 29 Kings Walk Shoreham by Sea (amended plan received showing proposed houses moved closer to the road)

I am writing to object to the above planning application again following the amended plan showing the houses moved closer to the road. My previous objections remain and have not been changed by this new amendment and should be considered.

Overdevelopment of the site, design & appearance
In addition to earlier comments I would add that the Council on November 20th 2014 agreed that the developing Shoreham Beach Neighbourhood Plan would ensure that the demolition of older bungalows does not result in redevelopment at a higher density. This is applicable to this application the site is not large enough for two properties. The existing site will only provide 10m frontage for each development compared to the neighbouring properties next door and down Kings Walk, which are over 12.5m. This will be out of character for the area and will lead to a cramped and unsatisfactory nature and does not respect the character and appearance of its surroundings.

Overlooking, loss of privacy and light
The amended plan shows the two new properties 1m in front of the building line from No 28 Kings Walk to No 30 Kings Walk. The result will be that there will be overlooking into our property from the balcony next door from Plot No 2 and from the windows on the third storey as they will be so far in front of our property and balcony.

Additionally there will be a loss of light to the front rooms due to the size and impact of a three storied property set in front of our smaller two storied house. See Diagram showing the East elevation "Impact of proposed Plot 2 on existing No 30 Kings Walk, where the new Plot 2 totally dominates our property, this is not shown on any of the submitted documentation from the applicants.

See Diagram 1 and 2 regarding the sight line and position of the new properties in front of the building line from the two existing properties.

Yours Sincerely

[redacted]

Anthony Curtis

Scan elevation for Trail crossing to Trail - Horizontal Trail

Scale:

North

Existing Deck

Trail crossing

Proposed Development At: 32 Kings Walk, Storrington, West Sussex, RH20 4EY

Site Plan

Scale 1:100 @ A3

DO NOT SCALE FROM THIS DRAWING

Proposed Detached House to Existing Residential Development

Plot 1

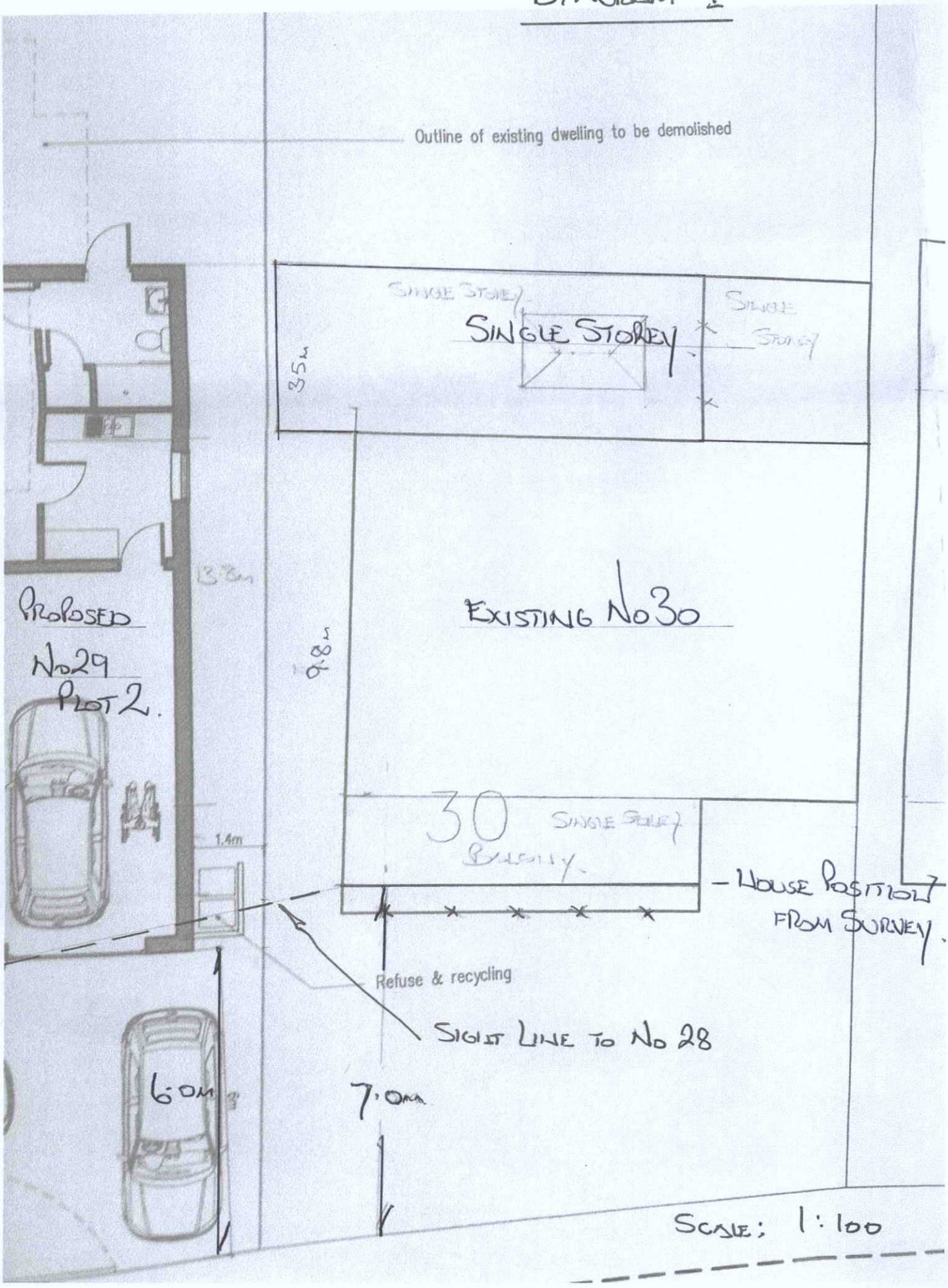
Plot 2

Site Plan

Scale 1:100 @ A3

DO NOT SCALE FROM THIS DRAWING

DIAGRAM 1


Outline of existing dwelling to be demolished
SINGLE STOREY
SINGLE STOREY
3.5m
PROPOSED
No29
PLOT 2.
13.3m
EXISTING No30
9.8m
30
SINGLE STOREY
BALCONY
1.4m
HOUSE POSITION FROM SURVEY.
Refuse & recycling
SIGHT LINE TO No 28
6.0m
7.0m
SCALE: 1:100