From: planning@adur-worthing.gov.uk
Sent: 07 December 2023 15:30
To: planning@adur-worthing.gov.uk
Subject: Comments for Planning Application AWDM/1461/23

Flag Status: Flagged

Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 07/12/2023 3:30 PM from Mr T Wilson.

Application Summary

Address:	1 Weald Dyke Shoreham-by-sea West Sussex BN43 5LP
Proposal:	(Amended plans received showing timber screen to side of bathroom window on north elevation.) Retrospective consent for side gables and rear dormer with building to be clad with zinc standing seam covering and larch timber cladding. Changes to north facing first floor window and first floor layout (as previously approved under AWDM/0449/23) increased height to side elevation (as permitted under AWDM/0449/23) to include parapet.
Case Officer:	Hannah Barker

Click for further information

Customer Details

Name:	Mr T Wilson
Address:	2 Weald Dyke, Shoreham-by-sea, West Sussex BN43 5LP

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Overdevelopment - Privacy Light and Noise
Comments:	We do not consider the proposal for the timber screening to the external wall by the 1st floor bathroom (north) window to be an enduring feature. It will be subjected to stress and damage from the high winds which are a regular feature of being situated close to the beach. If the screen were to become damaged, repairing or reinstating it may then become a contentious issue which may require 'enforcement', and that would be a situation which we would wish to avoid.

We are also not convinced that the specification of the screen would be sufficient to ensure that the issue of overlooking is fully addressed. It could also be a source of noise pollution and will look unattractive from the street and from our property.

We suggest a more permanent solution would be to simply adhere to the specification of fully obscured glazing which was applied for and permitted by the Lawful Development alterations, from which the first floor has been constructed.

We've suffered a loss of light and privacy as a result of the alterations, some of which only became known to us once the renovations were well underway.

This whole process, of applying for one thing under Lawful Development, something else under full planning and then trying to combine the two for retrospective 'as built' consent has been unnecessarily stressful and time-consuming for everyone concerned.

The situation could have been avoided if a single plan, showing all the proposed alterations in their entirety, had been presented and discussed from the outset, over 8 months ago.

Kind regards