Hannah Barker
Development Management Section
Adur & Worthing Councils
44 Richmond Road Worthing
Worthing
BN11 1HS

1 Cypress Close
Shoreham-by-Sea
West Sussex
BN43 6AE

7 October 2019



Reference: AWDM/1454/19
Planning application for 2 Cypress Close, Shoreham-by-Sea BN43 6AE

Dear Ms Barker

I am writing to voice my concerns over the above planning application. Enclosed is a letter setting out my reasons in accordance with your policy on commenting on planning applications.

Yours Sin[redacted]

Pamela Croucher

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Following the publication of revised plans for the above planning application, submitted on 18 September 2019, I would like to raise the following concerns:

Design, appearance, materials, over-all look

The architectural plan for the proposed remodelling of No. 2 Cypress Close shows a building greatly increased in size from the existing bungalow. Although the new plans go some way to reducing my concerns from those originally submitted, its ground footprint looks to be more than two thirds bigger. The majority of this size increase will occur on the west side of the property, directly affecting my property, No. 1 Cypress Close.

The placement of two large dormer windows to the west and one full length dormer window to the east could make the building look top heavy and unsightly, creating a building that is virtually all dormer with little sloping roof. I understand that much of this is proposed under permitted development, but feel the dormers could be set back from the eaves more to make the building less imposing over my house and garden.

Overlooking, loss of privacy and light

My main concern is being overlooked by the most southerly of the west facing dormer windows. Due to the angle at which the property sits, it will directly and closely overlook my back garden.

I am also concerned that the ground floor extension will bring the property three metres closer to the boundary between our two houses. Importantly, the relocated main entrance to the house will be directly next to our boundary line, just a couple of metres from my back garden. Because the new entrance to the property will be elevated in relation to my property it will be easy to look into my back garden.

Noise, disturbance, traffic

A timescale for this sizeable development is likely to take many months, with access to the site made more difficult by its congested location in the Close.

These extensions will result in an over development of the site and a house out of keeping with its neighbourhood.