Ball, Jenni

From: Tim Rodway [tim@rodwayplanning.co.uk]
Sent: 11 September 2013 07:05
To: Team P11; Brown, Kerr
Cc: 'Peter Barnett'; 'John Bacon'
Subject: Planning Inspectorate: Ref 2202322: 17 Old Fort Road, BN43 5RL
Attachments: 5910 010A solar anaylsis.pdf

Dear Mr Brown,

Town and Country Planning Act 1990
Appeal by J Bacon (Pursuit Properties)
Site at 17 Old Fort Road, Shoreham-by-sea, BN43 5RL
PINS reference APP/Y3805/A/13/2202322

I refer to the above Planning Appeal.

In support of our case I have pleasure in providing PINS and the LPA with a copy of a supplementary plan that provides daylight/shadow details associated with the proposed development. This clearly demonstrates that any loss of light resulting from the Appeal Scheme to neighbouring properties will be extremely minimal, and is confined to limited times of the day in winter, when the sun is at its lowest (and also when residents are unlikely to be spending any notable time in their gardens). Any overshadowing would be identical to that created by the developments approved and constructed at No's 25 and 27, and No.37 Old Fort Road. The impacts in this regard have been previously accepted as not being demonstrable, and therefore we would expect a consistent approach to be taken with regard to the Appeal Scheme.

The Appellant reserves the right to make further comments on this Appeal until we have had sight of the LPA's statement of case.

I trust that this is satisfactory. I would be grateful if you could confirm receipt of this email and attachment.

Best regards,

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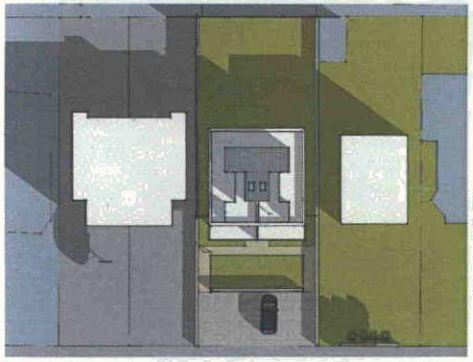
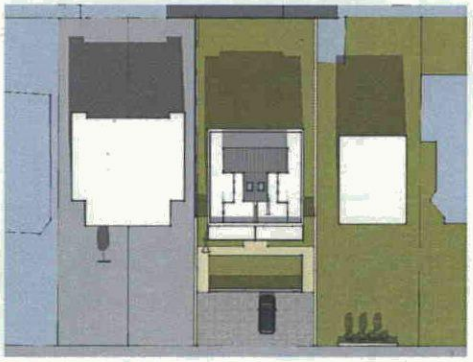
CDM 2007 Health & Safety Information:

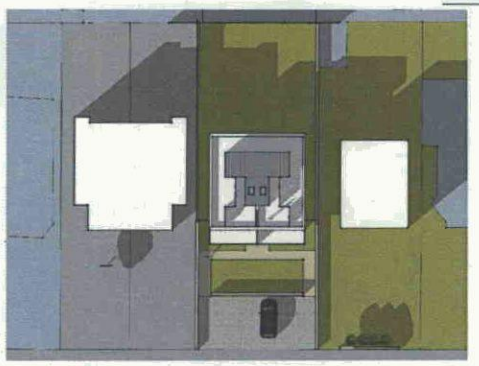
This information relates only to 'Significant Hazards' identified on this drawing and is to be read in conjunction with the Designer's Risk Assessment Register.



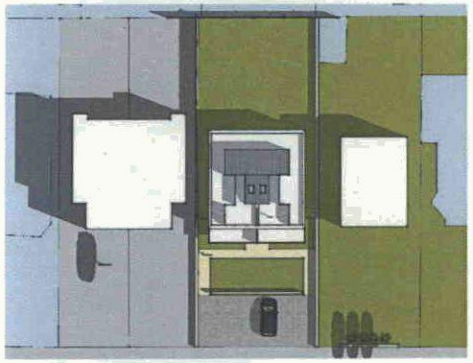
Spring & Autumn Equinox 9am



Spring & Autumn Equinox 12 noon



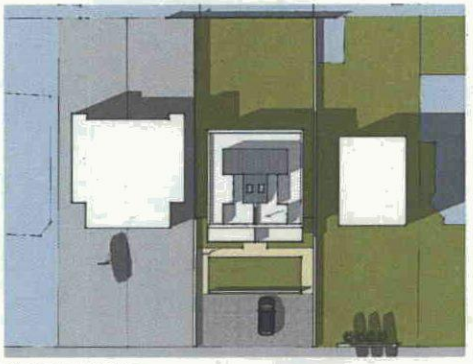
Spring & Autumn Equinox 3pm



Summer Equinox 9am



Summer Equinox 12 noon



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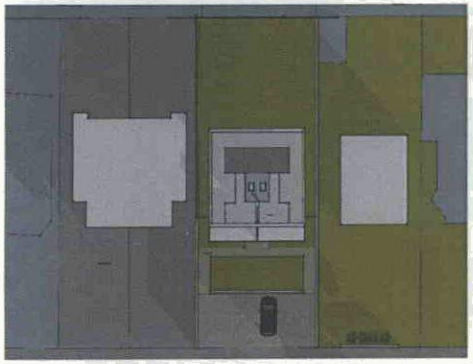
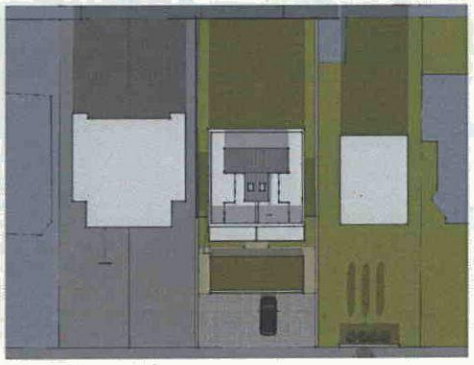


Winter Equinox 9am



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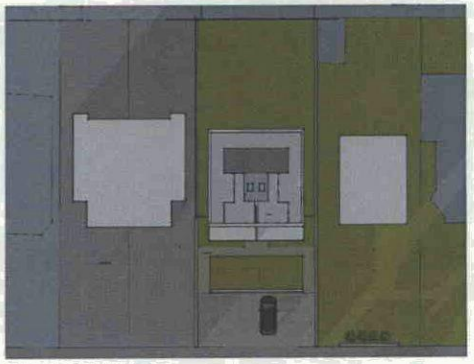

Winter Equinox 3pm

Client's Name
Pursuit Properties

Job Title
17 Old Fort Road

Drawing Title
Solar Analysis

Scale
NOT TO SCALE

Drawn	Checked	Date
PA	AK	27.08.13

Job No	Drawing No	Rev
5910	010	A

Status
APPROVAL

Rev	Date	Revision Details	Dr	Ch
A	28.08.13	Planning Issue	PA	AJ

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CAD File date: 28/08/2013 - 09:42:57

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