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17 August 2023

Finlay Gardner
Planning Officer
Adur and Worthing Councils
Portland House,
Worthing
BN11 1LF

Dear Finlay

Down House, 11 Furze Road, Worthing, BN13 3BP
AWDM/0840/23

We write in response to your comments on the above application with regards the proposed pitch roof to Garage A and the potential impact on the property to the west. Although we have demonstrated that there is no reduction in daylight or overshadowing to Firs Down, we have reviewed the proposals and discussed the issues with our client and prepared a revised proposal, which overcomes your concerns (refer to proposals enclosed).

The revised proposal is a simpler purer form with a mono-pitch roof and timber cladding to the exterior. The previous proposal provided high-level roof space and storage for our client's kayaks, above the cars, however with this omission a small increase in the footprint to the southeast allows an area for storage.

The revised proposal has also, taken into consideration the Highway Authority's comments and although not increasing the length of the garage as recommended, 2 of the garage doors have been increased in size to allow easier access.

The revised scheme is a functional solution to the perceived issue of impact on neighbouring property and is also more subservient to the main house. It is a more architectural approach than providing a false pitched roof and allows integrated PV's to be installed in an unobtrusive manner. We believe it meets local and national planning policy and should now be supported.

Yours sincerely



Haydn C Jones

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Enclosed drawings.

Site Plan as Proposed - 23001 AL(0-) 12A.
Garage A Plans & Elevations as Proposed – 23001 AL(0-)19

cc. Mr and Mrs Williamson