PROPOSED BUILDING OF 3 BEDROOMED HOUSE IN GARDEN OF 26 ROMAN ROAD SOUTHWICK

REFERENCE NO : AWDM/0851/12

I am writing to oppose the proposed building application detailed above.

I currently reside at 91 Southwick Street and my rear garden boundary is part of the rear garden of the above address.

I would like to offer the following relevant considerations against this proposed building. (These are being forwarded via email of a neighbour)

PLANNING POLICIES

1. This Bungalow has already been extended to the rear which includes a detached 'granny annexe'. I cannot understand therefore how this property can granted a further development having already had an extension added. I are perplexed as to where there is adequate footage and the fact the extension is not being demolished but the new build is an addition up at the end of the garden adjacent to the nearby residents

PREVIOUS DECISIONS

1. Planning permission for two 3 bed houses was refused late last year.
2. The plans for 1 property are very tight with the proposed new dwelling at the boundaries of the other residents – where did they think they were going to build the second property that was refused.

HIGHWAY SAFETY TRAFFIC AND PLANNING

The Old Shoreham Road is a major road and many residents struggle to find spaces without the Windmill flats reaching full capacity.

I am concerned about the vehicles accessing this property.

The new property will add even more disturbance and safety issues.

DESIGN OVERLOOKING AND LOSS OF PRIVACY AND LIGHT.

The proposed building is virtually at the end of the applicant's garden which borders my garden on Southwick Street. This new property will be extremely close to the existing boundaries.

I have full sight of the new windmill properties overlooking my garden which is something I cannot change but the proposed dwelling is much closer and privacy and security could be an issue.

I am concerned at the precedent that this could set.

Are we that in need of more new housing in this area? The Windmill pub was demolished and 13 dwellings were built. These dwellings are not fully occupied and are taking time to sell. The full impact of the residents of this development re parking and disturbance has not yet been experienced. There is a further housing development close by along the Old Shoreham Road near the old dairy.

Do WE really need another property at the end of my garden affecting even more residents?

Will this set a precedent for other neighbours to sell their gardens and what considerations will be put forward for them to be granted?

David Tennent

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Southwick

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