From: planning@adur-worthing.gov.uk <planning@adur-worthing.gov.uk>
Sent: 18 November 2024 15:57:50 UTC+00:00
To: "planning@adur-worthing.gov.uk" <planning@adur-worthing.gov.uk>
Subject: Comments for Planning Application NOTICE/0020/24

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 18/11/2024 3:57 PM from Mrs Jane Frost.

Application Summary

Address:	206 Harbour Way Shoreham-by-sea West Sussex BN43 5HZ
Proposal:	Householder application for permitted development for prior approval for enlargement of a dwellinghouse by construction of an additional storey to a height of 2.8m above the existing flat roof with front and rear facing balconies
Case Officer:	Marie O'Keeffe

Click for further information

Customer Details

Name:	Mrs Jane Frost
Address:	204 Harbour Way, Shoreham-by-sea, West Sussex BN43 5HZ

Comments Details

Commenter Type:	Member of the Public
Stance:	Customer made comments neither objecting to or supporting the Planning Application
Reasons for comment:	- Design - Other - Privacy Light and Noise
Comments:	Following your examples of relevant planning considerations regarding the application to extend 206 Harbour Way, Shoreham Beach up a further 2.8 m above the existing flat roof and include front and rear balconies, I would like to make the following comments:

1. Previous decisions
Attached is a photo of the original planning permit given to the construction company back in 1973 for permission to build a terrace of 20 houses, I'm not aware of whether this is still in force. However, if it is then adding another 2.8m to the existing building increases the height to way above that requested in condition 2. As stated, this was to ensure the safe navigation of shipping in the locality. This could be to do with the proximity of the lighthouse.
2. Disturbance
We and No 208 are very concerned regarding the building of a fourth floor and balconies in respect of any damages that may be caused to our adjoining flat roofs during the construction. Water damage to the upper floors due to neighbouring houses having roof problems has been known to happen in the past.
3. Loss of privacy
Many neighbouring houses would loose privacy in their gardens should a back balcony be built at that height at No.206.

Apart from the above, I have to advise that a major concern is the many high winds and gales we experience on the Shoreham Beach. Being in the centre of the crescent we have lost 2 roofs; one was completely blown off (not caused by the hurricane!) and the second time we had severe damage to the roof and water damage to the interior of the house. An additional fourth floor next door may take the brunt of any future high winds perhaps causing damage to neighbouring buildings?

I do have copies of the original planning permission granted (may be out of date???), Plan No SU/573/72 dated 17th January 1973 and the permit given to the contruction company, dated 9th February 1973

Kind regards