Andrew Sharpe

4 The Mariners

Western Road

Lancing

West Sussex BN15 8RS

ADUR & WORTHING
11 MAY 2018
PLANNING SERVICES

8th May 2017

REF: AWDM/0403/18

Dear Mr Barnett

We found your refusal of permission for a balcony on the front of 4 The Mariners totally perplexing as the house is in a small close, a lovely suntrap with no views into the adjoining properties in an area where a lot of balconies on all types of property are able to enjoy the sun. Presumably approved by the planning authority.

Your first point that the proposal would be out of keeping :

We think that this is not valid as the site has a six story block of flats in front of it which the planning department obviously thought was in keeping with a little close of semi detached houses. To the left of the property is a glass works which replaced a restaurant which the planning department again thought was in keeping. All the neighbours think the idea is a great improvement with two of them expressing a desire to do likewise.

The second point involving boundaries:

The ends of the proposed balcony would be screened by obscure glass giving privacy to both immediate neighbours to the front. There is nothing overlooked although the six story block of flats overlooks every activity carried out in our close.

The third point involving the privacy of the adjoining neighbour i.e the bedroom window and noise generated:

We feel that this is the most valid point as this is one of the properties expressing interest in a balcony themselves, we would suggest these concerns unfounded. To address the point directly we would say the obscure glass screen would solve the visual problem, as for any noise generated it would be no more than any domestic day to day noise and at night when there is no sun to enjoy both house-holds would be asleep.

[redacted]

P.S The letter will be supported by our nearest neighbours comments.

Yours sincerely

Andrew Sharpe [redacted]