

Comments for Planning Application AWDM/0513/26

Reps and Consults



planning@adur-worth Sat 16 May, 19:07 (4 days ago)

to me

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 16/05/2026 7:07 PM from Mr Paul Metcalfe.

Application Summary

Address:	20 Adversane Road Worthing West Sussex BN14 7QH
Proposal:	Two-storey rear extension and new first floor side windows
Case Officer:	Rebekah Hincke

[Click for further information](#)

Customer Details

Name:	Mr Paul Metcalfe
Email:	
Address:	18 Adversane Road Worthing West Sussex

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Loss of General Amenity - Overdevelopment - Privacy Light and Noise - Trees and Landscaping
Comments:	AWDM/0513/26: Planning Application for 4 metre two storey rear extension to 20 Adversane Road We object to this planning proposal which conflicts with local planning policies having an unacceptable impact on the quality-of-life neighbouring properties being out of character with the area, specifically: Development Management Policy 5 (a) i) of the Local Plan 2020 - 2036 states that

that all new development including extensions should "respect and enhance the character of the site and the prevailing character of the area". The volume of the proposed extension does not respect the character of the site or area. Further, noting WBC's SPG - Extending and altering your home states that: "The size and shape of any extension should normally be designed to ensure the original house remains the larger and more dominant feature." By extending by more than half of the original size of the property whilst still larger, the dominance of the original house is not maintained.

The proposed extension is out of character with the surrounding properties which either have single story extensions, or considerably less depth, thereby preserving the building line at the rear of the properties.

In this context it should be noted that:

- The block plan does not appear to accurately represent the extent of the proposed extension relative to neighbouring properties, and within the plot itself.
- The depth and height of the extension coupled with the proximity to the boundary which is not parallel is a cause of concern.

Development Management Policy 5 (a) viii) states that the development should "not have an unacceptable impact on the occupiers of adjacent properties, particularly of residential dwellings, including unacceptable loss of privacy, daylight/sunlight".

The height and depth of the proposed extension will have an unacceptable loss of daylight to the living room, and a complete loss of sunlight. The impact on dining areas both inside and outside the properties of a loss of sunlight will have unacceptable impact, this being the principle benefit of the south-facing aspect of the existing property and character of the side of the street. There will be complete overshadowing of the patio, and space used for drying will no longer receive sunlight. The height will result in an unacceptable loss of daylight and sunlight to the master bedroom. It is noted with concern that there appears to be no assessment or mitigation of the impact on daylight, sunlight or overshadowing.

Development Management Policy 5 (a) ix) states the need to: "respect the existing natural features of the site including landform, trees and biodiversity". At least one tree will be directly impacted by this development, and the sensitive roots of others in close proximity. The height and extent of the proposed extension will result in considerable overshadowing and overbearing presence in the neighbouring garden impacting both its enjoyment, and the established trees and wildlife present.
