67 Beach Green
Shoreham-by-Sea
West Sussex
BN43 5YE
5h September 2012

Mr P Barnett
Adur & Worthing Council
Development Management Section, Planning Services
Portland House
44 Richmond Road
Worthing
West Sussex
BN11 1HS

Dear Mr Barnett

Application Number AWDM/0998/12
First floor rear extension, 69 Beach Green, Shoreham-by-Sea, West Sussex, BN43 5YE

Thank you for your letter of 17th August, advising us of the above application.

We wish to object to this planning application on the following grounds:

1. The Location Plan accompanying the application gives the impression that the proposed first floor extension would not protrude far beyond the neighbouring property at No. 71. In fact, this is only the case at ground floor level; at first floor level, the rear walls of adjacent properties 67, 69 and 71 are closely aligned, and this also extends further down the row in either direction. The appended document illustrates this. We are concerned that the proposed extension will protrude from the general line of buildings in the row in an obtrusive and incongruous manner and would be visually out of keeping with the surrounding properties, thereby conflicting with the policies of the Adur District Local Plan
2. Although many of the surrounding properties (including No.71) have been previously extended, the proposed extension would be the only one to protrude at first floor level from surrounding properties making it out of keeping in scale and design with the existing dwellings and would be detrimental to the visual amenities and residential environment of the locality and, if permitted, the Local Planning Authority would find it difficult to resist further similar proposals related to other dwellings in the road, the cumulative effect of which would be to spoil the character and appearance of the area.
3. The projection of the proposed extension is aligned in a SSE direction and as such, will shorten the amount of afternoon light and sunshine enjoyed by us.

We also note that pre-application advice in the form of a letter has been given in respect of this application and are surprised that this has not been included in the list of publicly accessible documents.

Please ensure that our concerns are fully considered.

Yours Faithfully

Mr & Mrs I Gilbert