Comments for Planning Application AWDM/1609/18

1 message

planning@adur-worthing.gov.uk <planning@adur-worthing.gov.uk> 15 November 2018 at 22:59
To: planning@adur-worthing.gov.uk

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

Comments were submitted at 10:59 PM on 15 Nov 2018 from Mr Meredith Ford.

Application Summary

Address: 38 Mill Hill Shoreham-By-Sea West Sussex BN43 5TH

Proposal: Demolition of north side of existing dwelling and garage to create a site for a new two storey 4 no.bedroom detached dwelling with basement parking and 1st floor rear balcony

Case Officer: Peter Barnett

Click for further information

Customer Details

Name: Mr Meredith Ford

Email: [redacted]

Address: 40 Mill Hill, Shoreham-By-Sea, West Sussex BN43 5TH

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Reasons for comment: - Privacy Light and Noise

Comments: Dear Mr Barnett,

We live adjacent to the proposed development site and are writing to ask that Adur & Worthing council refuse the planning permission for application: AWDM/1609/18 (no.38 Mill Hill).

Herein are our comments and objections relating to this planning application:

Our concern regarding the proposed new property development is two-fold.

Firstly the proposed new development would be directly overlooking our garden, in addition, the proposed 1st floor rear balcony would directly overlook our rear living room. Both of these issues would certainly impact on our privacy.

As you can see from the existing plans, currently there is a substantial distance between the border of our garden and the current property at no. 38. This affords us a relatively private garden which isn't overlooked by no.38. However, this privacy would be lost with the proposed new property being build only 1 meter away from the border of our land. This issue is increased when you consider the fact that the

proposed 1st floor balcony would have a vantage point looking directly into our rear living room.

Secondly, we have concerns on the effect the new development would have on the light to our house. Our property has 4 south facing windows on the ground floor and 2 south facing windows on the 1st floor (6 in total - this is excluding the corner bedroom window already referenced in the plan). To this end we have concerns on the effect a new 2 story property, in such close proximity, will have on the light to that side of the house. We have closely studied the 'Sun Studies' in section 3 of the 'Design and Access Statement' document and would disagree with it's findings.

In the January projection it states there would be 'no notable' and 'no significant' increase in shading. However, given where the windows on the south side of our property are situated we would disagree with this.

In the June projections the report states that there is 'no increase' in shading to our property. However, I would question if this would still be the case later in the day, including to our garden, post 3.30pm (the latest projection shown in the report), when the sun has set further west.

Given the above reasons, we would therefore request that Adur & Worthing Council refuse the Planning Application on this occasion.

Should you require any additional information, clarification of any comments made, or would like to arrange a visit to our home; do not hesitate to contact us.

kind regards

Meredith & Holly Ford