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9th February 2021

D Tidman and K Rice-Evans
10 Aldwick Place
Aldwick
Bognor Regis
PO21 4AD

Case Officer: Amber Willard
Telephone: 01903 737500 x37445
Email: amber.willard@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town & Country Planning (Development Management Procedure) (England) Order 2015

Application No: AW/3/21/HH
Site Address: 4 Shorecroft Aldwick PO21 4AS
Description of works: Single storey rear extension and loft conversion with enlarged rear dormer window and two modest front facing dormer windows. Alterations to fenestration, Canopy to side elevation, Planter and replacement handrail to roof terrace.

Thank you for your internet representation made on 8th February 2021 which has been recorded as an objection with the comments as follows:

OWPC33581

We object to this proposal for the following reasons;

- 1) The roof dormer at the rear is over domineering to the house and is oversized.
- 2) The front dormers are similarly domineering and oversized.
- 3) The house is part of an integrated estate comprising two storey houses, chalet bungalows and bungalows. There are no roof extensions creating three storey houses.
- 4) The proposed dormers are flat roofed.
- 5) The aesthetics of the front and rear dormers with their flat roofs are overpowering and spoil the roofscape and visual and neighbourhood amenity of the estate.
- 6) The roof dormers are not modest as described in the Design and Access statement.
- 7) The dormers bear no resemblance to the single dormers on each of nos. 7 and 9 Hornbeam Close which are far smaller than the proposed large rear dormer and the two front dormers proposed.
- 8) We do not agree with the statement that "the scale and format of the development is proportionate to the site and local setting". In respect of the roof dormers we think the opposite is true and totally disproportionate.
- 9) We do not agree that the concerns of the neighbours have been taken into account nor that the views from the surrounding area will be unaffected. We think that the view of this house from the surrounding estate will be severely affected.
- 10) We do not agree that "the proposal positively contributes to the character or appearance of the area" nor "preserves the neighbouring amenity". In fact we think the opposite and that the character, appearance and neighbouring amenity is positively diminished by this proposal.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments including your name and address on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at [:https://www.arun.gov.uk/planning-decision-process](https://www.arun.gov.uk/planning-decision-process).

Some applications will be determined by the Development Control Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Development Control Committee.

Regardless of how the application is determined I will notify you of the decision.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website www.arun.gov.uk/planning-privacy-statements

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.

To register to receive notification of planning applications in your area, please go to <https://www.arun.gov.uk/planning> and click into Local Planning Application Finder.