

Dr W J & Mrs AL Bowyer  
2 The Orchard  
Aldwick Bay Estate  
Bognor Regis  
West Sussex  
PO21 4HX

**Your Ref:** OWPC17739  
**Our Ref:** AW/55/18/HH 14-02-2018  
**Please ask for:**  
Mr S Davis

29th March 2018

Dear Sir/Madam

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

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Rear and side, single and two storey extension incorporating rear balcony. This application affects the Character & Appearance of the Aldwick Bay Conservation Area

3 The Orchard Aldwick

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Thank you for your internet representation made on 29th March 2018 which has been recorded as '**an objection**' with the comments as follows:

*As owner/occupiers of No.2 The Orchard we are submitting an objection to planning application AW/55/18/HH on the following grounds:*

- 1) Our objection relates mainly to the proposed new balcony which constitutes a major intrusion on our privacy. Due to the angles that numbers 2 and 3 sit at on their respective plots it will be possible for anyone using it to see directly into our upstairs study, main bedroom, sitting room and conservatory.*
- 2) The proposed new balcony will totally overlook our garden.*
- 3) The development is a major change in relation to the character of the rear aspects of all the other houses in The Orchard. The new balcony, in particular, with the proposed obscure glazing up to 1.7 metres will be a particularly unattractive feature and totally inconsistent with the concept of the Conservation Area.*
- 4) We currently enjoy late afternoon and early evening sunlight on our patio and outside dining area particularly in spring and autumn. The extension will severely restrict the amount of sunlight.*
- 5) Our view of the surrounding trees, which are a feature of the Conservation Area and give a pleasant aspect to our garden will be seriously diminished.*
- 6) Having reached that stage in life when we are considering downsizing we are concerned that this development will adversely affect the saleability of the property.*
- 7) We are also most concerned that the owners of No.4 The Orchard have not had the opportunity to make comments on the proposal as they have been abroad since early February and are not expected back until after the closing date for objections. Unfortunately we have no email address for them. In these circumstances would an extension of the consultation period be appropriate?*
- 8) Finally, we would like to state that the owners of No.3 did not indicate to us their intentions with regard to the project until we contacted them after the notice was posted. We invited them in a friendly manner to discuss their proposals but sadly this offer was declined.*

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be

reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

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 faithfully

Neil Crowther  
Group Head of Planning