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Ms Amber Willard
Case Officer
Arun District Council – Planning Department
Maltravers Road
Littlehampton
West Sussex BN17 5LF

13 APR 2022

11th April 2022

Dear Amber

Re: Objection to planning application AW/66/22/HH

Thank you for returning my call last week to discuss our objection to the above application. As requested we have set out our objections below and you will recall that we live exactly opposite 36 Kingsway and can see the existing garage from our property

Our objections are:

1. The application seeks to bring about fundamental change which effects the character and appearance in a conservation area by works or/and extension to a dwelling which was first built in the early 1900s. The changes proposed are intrusive in their nature and objectionable in that they completely ignore the nature and intension of our conservation area and comfort/privacy of neighbours
2. In scale the changes proposed are equivalent to building a two level, two bedroom house/holiday let within the back garden of an existing residence within a conservation area – how can this be justified in a conservation area we ask ourselves?
3. The proposal is for a large and high building which is built along a boundary wall which will result in it significantly overlooking 34 Kingsway. The level of intrusion reduces and removes the privacy of a neighbour's property and perhaps the sightlines intrude even into the neighbour's home. From a distance the same influence may apply to more than one neighbour
4. When in use during the winter or darker periods the structure will need internal lighting which will create pollution by way of light. If an exterior light is added above the planned spiral

staircase this again will create pollution by way of light in an area of very limited external lighting

5. Having spoken directly to the applicant he has stated that the extended area is solely for his own use as a home office. However the plan shows two desks and sitting out areas. However the size of the area could accommodate up to four large desks plus office equipment. This raises a question as to whether or not the developed area would indeed be solely for the use of the applicant?
6. The plans do not show arrangements for guttering and drainage however it seems clear that maintenance could only be carried out, in part, from within the neighbour's property

We moved to our current home two years ago after a seven year search. A significant attraction in making the move was, and is, that we would be living within a conservation area which would protect the environment we so enjoy in our mid-seventies

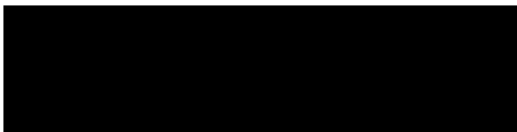
If the application is granted we believe that such projects as have been applied for here will increase very significantly to the detriment of our conservation area. Therefore we ask you to reject the application please

Should you wish to discuss any of our objection further please feel free to contact us

Yours sincerely



Andrew W Kitson M&A



Maria Angeles Kitson