

Rabgrange Developments Ltd.

January 2020

Arun District Council

Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF
FAO: Mr D Spring

Dear Mr Spring

Application: BN/75/19/PL – Land adjacent to Cherry Trees, Lake Lane, Barnham

I see that Greenspace gave a consultation response on the 23rd December 2019.

I can confirm that all existing trees on the site will be retained and enclose an amended site plan with the existing plum trees and boundary planting of the rear garden shown and a plant schedule with species of the proposed hedge clarified.

Attached are photos of the site along the boundaries with Deep End and 1 Halliford Drive where, I would like to draw to your attention the following:-

- There is an existing 2m high fence along the boundary between the site and Deep End
- There is significant existing vegetation growing above the 2m high fence in the garden of Deep End.
- There is an existing 1.8m high fence and 0.4m high trellis along the boundary between the site and 1 Halliford Drive
- There is an existing garage and shrubs that are taller than the existing fence, adjacent to the boundary in the garden of 1 Halliford Drive.

It is possible that when the Greenspace comments were made, they were not aware of the above. In light of these facts, the recommendation for a 'screening buffer' would appear unnecessary and disproportionate to the application proposals.

It is also worth mentioning that there are a large number of new developments approved within the local area that provide 2m high fences between adjacent plots, that were considered to provide adequate privacy for the amenity of adjoining households.

It would be reasonable for a case officer to conclude that the existing vegetation to the neighbouring dwellings, together with the existing buildings and proposed shed / cycle store, provides more than adequate screening to protect the amenity of occupants of the proposed dwelling and neighbouring properties.

Please let me know if you continue to have any concerns regarding my application.

With kind regards

John Baldwinson

Rabgrange Developments Ltd.



Boundary with 1 Halliford Drive



Boundary with Deep End