

P Andrews & L Evans
Birch Cottage
Bolnore Farm Lane
Haywards Heath
West Sussex
RH16 4BY

Your Ref: OWPC25526
Our Ref: EP/160/19/PL 04-12-2019
Please ask for:
Zac Denton

28th January 2020

Dear Sir/Madam

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

Demolish redundant external store and former outside toilet at rear of 43 Sea Road and construct a single storey extension to create a 2 bedroom apartment.

Land to the rear of 43 Sea Road East Preston

Thank you for your internet representation made on 27th January 2020 which has been recorded as '**an objection**' with the comments as follows:

We are joint landlords to Number 45 Sea Road. An elderly tenant has lived in the property for over 20 years and has restricted mobility. The secluded garden to the rear of the property is her only sanctuary.

This proposed building although single story would totally over shadow the garden and would make it feel very oppressive.

The existing small store is set back from the boundary line (4m) and does not infringe on the garden. This proposal brings the building upto 0.1m of the boundary line and extends well beyond the existing building by circa 12m.

The windows we note are at high level but the light and potential noise and smells from the kitchen particularly would be an issue.

The windows just 1m away from the enclosed garden include 2 bedrooms, hallway bathroom and kitchen - seven open windows in total with a further 4 beyond. This application would have a negative impact to the personal space the existing garden provides and therefore we object to the proposed application.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is

available on our website www.arun.gov.uk/planning-privacy-statements.

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