

Mr & Mrs G V Amos
43 Angmering Lane
East Preston
West Sussex
BN16 2TA

Your Ref: OWPC18369
Our Ref: EP/58/18/HH 29-03-2018
Please ask for:
Andrew Wood

23rd May 2018

Dear Sir/Madam

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

Front/rear extensions, raising height of existing roof to create first floor & boundary wall & electric gate to front of site. This application also lies within the parish of Rustington.

The Price of Peace 45 Angmering Lane Rustington

Thank you for your internet representation made on 23rd May 2018 which has been recorded as '**an objection**' with the comments as follows:

Our property is adjacent to 45 Angmering Lane, on the north side. Both properties are bungalows and were built at approximately the same time we understand. Our property being on a corner plot faces in towards number 45 at an angle. It is because of the closeness of the two properties and significantly the angle at which they face each other that gives us some concern in respect to the proposed first floor additions. Our principle concern is the intention to install a large double height feature bedroom window with a Juliet balcony on the first floor, west elevation. The position of this large window very near our boundary fence would directly overlook our bungalow, and down onto our master bedroom and main reception room. In addition we would lose the privacy we currently enjoy in our rear garden. If the window was smaller in size, or located more centrally in the design we would find that more acceptable. The proximity of the two properties and the angle at which they meet has up to now not been of importance as both are single storey.

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 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.

Planning operates an 'open file' policy and will publish details of your comments on the website. 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 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 <https://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