



From: Carl Moore
Sent: Wednesday, May 30, 2018 9:52 AM
To: 'Andrew Wood' <Andrew.Wood@arun.gov.uk>
Cc: 'Steve Nash' [REDACTED]
Subject: RE: 45 Angmering Lane, East Preston

Dear Andrew,

I refer to our recent correspondence with regard to the current planning application at 45 Angmering Lane in East Preston. I also note the comments that have been made on the planning website from three neighbours.

These comments are as follows:-

- Mr S. James – 47 Angmering Lane – No objection, however Mr James has agreed with the client that the rooflight located on the south west corner shall be fixed shut and is to have obscure glazing. I can confirm that we agree to this amendment and should be grateful if you could provide a planning condition on this point. I have attached a revised first floor plan which includes this amendment. Please also note that all rooflights on the side elevation are to be positioned 1.7m above floor level to prevent any direct overlooking.
- Mr & Mrs Amos – 43 Angmering Lane – have raised an objection to the Juliet balcony in the master bedroom. As we have previously discussed, the Juliet balcony has been removed from the master bedroom and therefore I have attached a copy of the amended plans that confirm this point. If you should require any further details then please let me know.
- Mr & Mrs Petrie – 54 Angmering Lane – have objected on the grounds of overlooking, damage to trees and the disruption caused by the proposed works. No. 54 is opposite No. 45, across Angmering Lane and is over 45m between the 2 dwellings. The orientation of No. 54 differs from No.45 and therefore the majority of windows at No. 54 face North West

(front) and South East (rear). The new first floor at No. 45 will face East at the front. We therefore would suggest that the proposed works would have minimal impact on this property. The client would like to retain the majority of mature shrubs located at the front of the property. Any shrubs / trees that need removing will be re-located or replaced where possible. Angmering Lane is on a private estate and therefore any works are governed by strict rules set out by the residents association. This will include parking, storage of materials, signage, working times, damage to verges etc.

I should be very grateful if you would accept the revised drawings and undertake the necessary consultations with the relevant neighbours.

Yours sincerely

Carl Moore
Atterbury Moore Associates

From: Andrew Wood [mailto:Andrew.Wood@arun.gov.uk]
Sent: Wednesday, May 9, 2018 10:01 AM
To: Carl Moore [REDACTED]
Subject: RE: 45 Angmering Lane, East Preston

Mr Moore,

I would note that it would be acceptable to add a juliet balcony to bedroom 3 at first floor level. Before I re-notify the various parties could you please confirm whether or not your client would wish to do this or if I should re-notify the various parties on the amended plans as submitted?

Thank you,

Andrew Wood

Andrew Wood MRTPI | Senior Planning Officer, Development Control, Planning and Economic Development, [Arun District Council](#) |
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Visit Arun's web site at www.arun.gov.uk



Save the environment - think before you print.

From: Carl Moore [REDACTED]
Sent: 08 May 2018 14:49
To: Andrew Wood
Subject: 45 Angmering Lane, East Preston

Dear Andrew,

I refer to our recent telephone conversation with regard to the current planning application, for proposed works at 45 Angmering Lane in East Preston.

As requested I have removed the Juliet balcony from the master bedroom and I have attached a copy of the revised plans for your attention. I am aware that you suggested swapping the master bedroom to the southern side but please note the first floor extension is being built from

the same footprint as the ground floor below. Therefore to save costs the client would like to retain the bedroom above the existing dining room and build up the existing walls.

I should be very grateful if you would consider the revised plans and let me know if you should need any further information.

Kind regards

Carl Moore
Atterbury Moore Associates

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