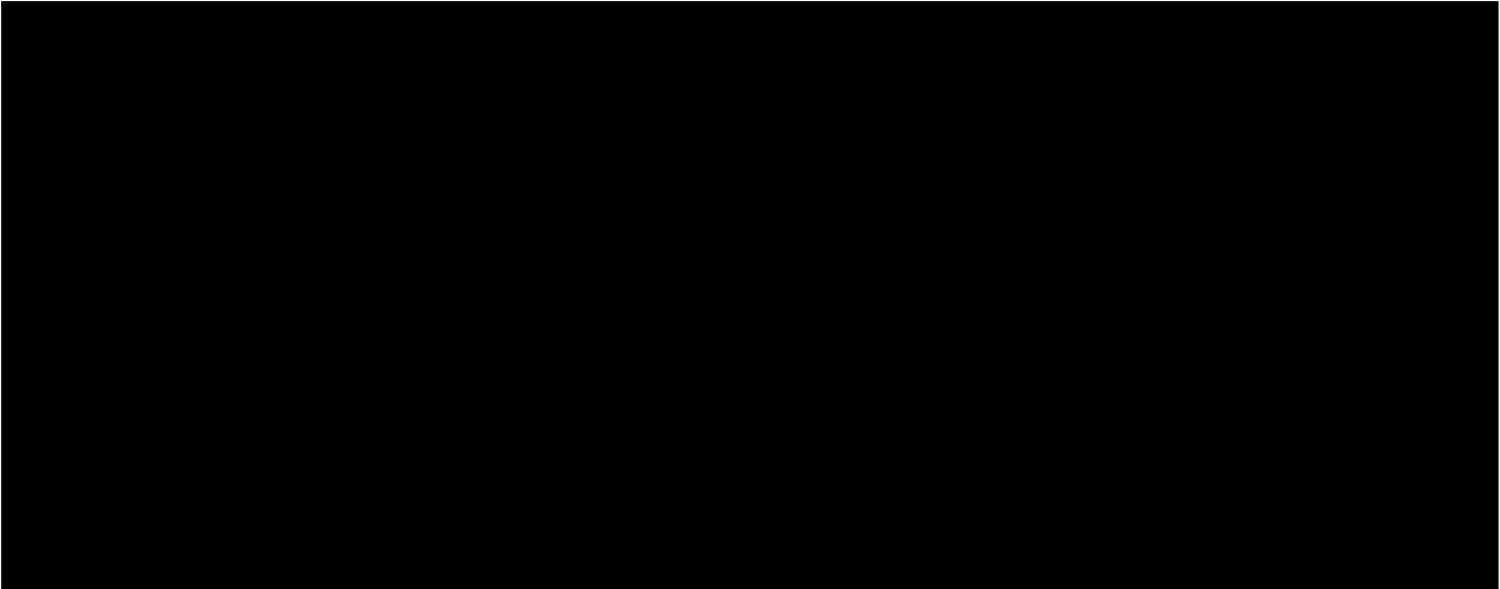




From: Carl Moore [REDACTED]
Sent: 17 May 2019 10:24
To: Zac Denton
Subject: FG/42/19/HH - 22 Singleton Crescent

Good morning Zac,

Hope you are well.

I am contacting you with regard to the current planning application for various proposals at 22 Singleton Crescent in Ferring. I understand that you visited the property recently and spoke to the client.

Firstly can I say that the client approached all of the neighbours prior to the application and has continued to speak to them about the proposals throughout this process.

You will note that we have had several objections to the application. I also note the suggestions that I may have in some way mislead you and the public, although reading my statements again I believe these are all true. I would like to take this opportunity to summarise the objections and comment on each item as follows:-

Street scene / out of character

Singleton Crescent is a 1960's development and has a varied mixture of bungalows. There is no defined type of dwelling and there is no uniformity within the existing street scene. There are many various features and materials that have been used and all of the roof heights appear to differ. Many of the bungalows within the crescent have converted roofs, these are now deemed to be chalet bungalows. Many of the objections refer to the proposals as a 2-storey house but this is not the case as I'm sure you will note.

The client would like to convert the loft space of the existing bungalow to provide a third bedroom, however due to the height of the ridge this will be impossible without raising the height. The client has always been very keen to retain the character of the existing street scene and therefore felt it was necessary to replicate the existing style of dwellings directly opposite and located in various positions around the Crescent. This includes numbers 28 and 30 which are just north of No.22. Therefore we disagree with Mr Millers view that the proposals will be a 'grotesque

intrusion' of the harmony of the existing bungalows. We feel the use of barn hips and matching the style of the existing dwellings mentioned will enhance the street scene and will certainly not look out of character.

Car Parking

There is sufficient off-street car parking for the dwelling. Adding one additional bedroom will not have a severe impact of traffic within the village centre of Ferring.

Overlooking

As I have stated above many dwellings within the Crescent have converted their loft space under PD. This is now common place and other dwellings adjacent to No.22 will have the benefit of converting their lofts if they wish to do so (for example No.20 could convert the loft space as the ridge height is higher). Unfortunately due to the ridge height at No.22 this is unachievable. You will note that No.28 received planning approval to convert their loft and construct a large rear dormer. This is noted on the plans which shows the type of dormer we are proposing.

Loss of daylight

The client has always been very conscious of the impact the proposals may have on the neighbours and this is the reason they spoke with them prior to the planning application. We acknowledge and respect the comments made by No. 24 and accept that this neighbour is the only one that can have concerns as they are due north of the proposal. You will note from the front elevation that we have consciously introduced the barn hip at the top of the existing ridge height in order to avoid any further vertical obstruction (see red line showing existing roof line). As requested by No.24 the client would be willing to clad the dormer with a light grey colour similar to the dormer at No.28. We would be happy to agree this under condition.

I should be very grateful if you would consider these points I have raised and then provide me with your thoughts at your earliest convenience. As I have mentioned, the client is keen to retain a relationship with the neighbour and to limit the impact the proposals may have.

Your assistance would be much appreciated.

Kind regards

Carl Moore
Atterbury Moore Associates