

From: GRAHAM ASKEW [REDACTED]
Sent: 28 April 2022 16:54
To: Harry Chalk <Harry.Chalk@arun.gov.uk>
Subject: Re: FG/47/22/HH, 31 South Drive

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Dear Mr Chalk

I write with reference to the above application: *'Approval for replacement of roof void window to sliding doors.'*

I note that there are two pieces of correspondence on the Council's website, relating to this application. I would therefore like to make the following comments, as I am not sure the persons objecting have taken into consideration the original house and its siting/format, i.e. the new dwelling has been constructed on the foot-print of the original, two storey house.

Robin Gibbs, 27 South Drive, Ferring:

Mr Gibbs lives two doors to the east of 31 South Drive and some 30m away from the rear of new/replacement house. You will see from the attached block plan that 27 South Drive is sited well back off the highway and therefore, like the neighbour at 29 South Drive, views from my clients' existing and replacement houses looked/look across his front driveway and front garden area. This has not altered. Please note: neither the original house, nor the new house look into Mr Gibbs' rear garden. As

such, I am of the opinion that having sliding doors fitted, in lieu of a window, will not result in an invasion of privacy, from 30m away.

I would comment that Mr Gibbs' neighbours, at No. 29 (between 31 and 27 South Drive) have a south-east corner balcony, which does over-look Mr Gibbs' rear garden area. In addition, there is a public right of way/foot-path between all of these houses' rear gardens and the beach. As such, any persons using this foot-path are able to look into these rear garden areas from a close proximity.

31 South Drive

The new/replacement dwelling has been built on the foot-print of the original house. Views from the original house and the replacement house have not altered.

I can reassure you that the immediate neighbours, either side of No. 31 South Drive and across the road to the north, were consulted prior to depositing plans with the planning dept., for the replacement dwelling and were approved. My clients have always been very keen to ensure their building works did not upset any neighbours.

The Parish Council had no objection to the replacement dwelling, which included a south facing window in the roof void. Like the proposed sliding doors, the approved window was set back 2.4m from the rear-most wall. The balcony area was approved as part of the original application. The insertion of doors, in lieu of a window, will improve access for cleaning (pigeons favour this area) and maintenance purposes.

I believe, if necessary, the Council should have asked for a **non-material amendment** application only - if this change is of any concern. I was initially of the opinion that changing a window to a pair of sliding doors would not require any further planning permission. I continue to believe that this alteration does not result in any demonstrable harm to the neighbours and has not effect on neighbours living two doors away.

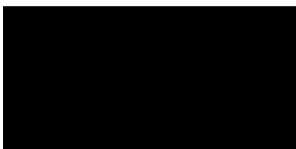
Lastly, I confirm that my clients live alone in their two storey house. They intend to use the roof space for storage purposes, not as habitable accommodation.

Please do not hesitate to contact me should you have any questions. I can see no reason why your committee should not support this minor fenestration alteration.

Yours sincerely

Graham Askew MRICS

Chartered Building Surveyor



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From: Harry Chalk <Harry.Chalk@arun.gov.uk>

Sent: 28 March 2022 15:57

To: [REDACTED]

Subject: FG/47/22/HH, 31 South Drive

Hello Mr Askew,

I write to you regarding the above application. I noticed that within the application form and upon my site visit that the works noted in this proposal have been carried out already. Could I therefore request your approval to amend the description to reflect the status of the proposal. The description currently reads 'Replacement of roof void window to sliding doors.' The amendment would read 'Approval for replacement of roof void window to sliding doors.'

Could I request, if agreeable, a response verifying your approval for this amendment **at your earliest convenience?**

Kind regards,
Harry

Harry Chalk
Planning Officer, Development Management



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