

[REDACTED]

From: simon collins [REDACTED]
Sent: 12 August 2015 16:47
To: Daniel Vick
Cc: Janice Chapman
Subject: Objection to Application: FP/133/15/HH

FP/133/15/HH
Midway,

Simon Collins,
The Chalet, 6 The
Felpham, Bognor Regis,
West Sussex, PO22 7EZ.

Dear Sirs,

I'm the owner of a property that is directly next door to the proposed development. I own the annex portion to the rear of 6 The Midway.

My elderly mother is my tenant and is resident full time.

The reasons I object(primary objections) to this planning application are:

1/ Effect on the level of daylight and privacy
of existing property

2/ Impact on the appearance of the area.

3/ Design, appearance and layout.

These are Material Considerations. The details are as follows:

(3) The Design, appearance and layout of **The Proposed Utility Room** (rear). This will bring the end of the rear wall to close with my front door (located in the side alley).

With this new proposal (and it's foundations) coming so close to my property it would require me to have a Party wall Survey done prior.

(1) This layout will affect the level of daylight and privacy at my property by being so close to my front door and bathroom window.

The alley way between the two properties is about 3-4 foot wide only. The proposed application would mean upon exiting my front door you'd have a brick wall. Currently there is fence and hedging. The brick wall required for the Proposed Utility room is higher than the current fence and hedge therefore reduces our daylight

(2) This development would have a significant impact on the appearance of the area to the side and rear of my property. Also it would have a significant impact on the appearance to the side of the main building 6 The Midway.

The alley way that's between our two properties is ours. Our alley way currently feel light, bright and open. The alley and front door and bathroom window are going to feel very closed in and overshadowed by the proposed development if allowed to go ahead.

Please note:

Our neighbours have started to take down the boundary wall and have informed us (verbally) that they will be moving the wall over closer to us encroaching on our land and making our alley way approximately Six inches narrower.

This is in preparation for the Proposed Utility Room (as yet planning permission not granted), ie: they've started without permission.

The above infringement onto our land may lead to a 'boundary dispute'. We are seeking legal advice now and our representatives will be writing to our neighbors shortly.

The overall effect of this new proposal will make our house and its entrance feel more enclosed, overlooked, overshadowed and more hemmed in. It will feel like our neighbors are literally living too close to us.

This will mean a loss of privacy to us because our front door and bathroom window will be alongside, overlooked and too close to their Proposed Utility Room.

My secondary reasons for objecting to this application are as follows:

4/ Loss of outlook (view). Although our alley is just a few feet wide we have become used to seeing a fence a hedge and open sky when we use our front door. If the application is granted we'd end up opening the front door and have to look at a brick wall close by us.

5/ Negative effect on the value of my property now and in the future. If the application is granted I believe there will be a reduction in the value of my property caused by any prospective buyers coming to view my property feeling that it lacks privacy, it's overlooked, hemmed in and feels cramped in.

6/ Negative impact on the rent-ability of my property in the future. If the application is granted I believe there will be a reduction to the rental demand for my property for the reasons stated above.

For all the reasons set out above I object to this planning application (FP/133/15/HH). If however Arun council decide to grant permission then I respectfully request that the permission would be delayed until the boundary dispute is resolved.

If Arun district council wish to meet me and my mother to inspect our property and discuss the proposed development application please feel free to contact me on the phone number provided with this email.

Yours sincerely,
Simon Collins.