

David Boothby
White Lodge, Gorse Avenue
Kingston Gorse, East Preston
Littlehampton
BN161SF

Your Ref: OWPC19517
Our Ref: K/23/18/PL 12-06-2018
Please ask for:
Mrs A Gardner

7th August 2018

Dear Sir/Madam

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

Demolition & erection of 1 No. dwelling with swimming pool.
Little Deerswood Gorse Avenue East Preston

Thank you for your internet representation made on 6th August 2018 which has been recorded as '**an objection**' with the comments as follows:

We are the current owners of White Lodge in Gorse Avenue, which is next door to the proposed development.

I have only recently had this application drawn to my attention through a third party and have had no contact or consultation to-date with the developers of the proposed property.

After reviewing the proposed development my family and I have a number of concerns with the current plans.

1) I note that the new property will significantly extend to the south, well beyond the building line of the existing property that is to be replaced. Such a development impact my outlook to the east as well as that of the other properties to the west of the proposed development. To my knowledge in the past any previous development on the estate has had to contain itself so that it did not extend further south than existing the existing property or the general building line of other neighbouring properties.

2) The proposed design of the new development, with the significant extension to the south and the two/three story design with multiple windows and balconies on the west extension, will significantly impact our privacy and the privacy of our adjacent neighbours. The proposed locations of the windows and balconies across 3 floors will provide multiple direct lines of sight into the windows of all of our existing south facing bedrooms and across the breadth and depth of our outside living space and that of our neighbours. This is unacceptable. I would not expect new properties to have such an extensive outlook over other neighbouring properties.

3) Our property currently shares a Party wall with the existing building. I have had no contact over how this will be managed and the impact to our property through the removal of the party wall.

I trust that you will give our concerns due consideration. I am not at all against development on the estate or area, but feel that it does need to be sympathetic to other residents and in keeping with the area. I feel that the current proposed design does not conform with some of the stipulations that have been enforced for other developments on the estate and that its design will significantly impact the outlook and privacy of our property and our direct neighbours.

I understand that the new property as a development being undertaken as a joint venture by other residents on Kingston Gorse and I would not expect this to influence any way

the rules that should be adhered to.

Many thanks

David and Amanda Boothby

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 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.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the 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 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