

From: Anita Gardner <Anita.Gardner@arun.gov.uk>
Sent: 27 October 2020 16:00
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: LU/247/20/PL

Please treat as a rep

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From: Gavin Douglas [REDACTED]
Sent: 27 October 2020 15:55
To: Anita Gardner <Anita.Gardner@arun.gov.uk>
Subject: LU/247/20/PL

Dear Mrs Gardner,

LU/247/20/PL

Thank you for your email of 25/9/20 letting me know that [revised plans/elevations} have been submitted in the connection with the above planning application.

The north-east elevation plan number 1908_P_305 confirms my worst fears that indeed the building will come forward of the line of my house and that I will be left staring at a grey brick wall immediately adjacent to my existing terrace. There will also be unacceptable overlooking issues from the proposed balconies.

I would suggest that no section of the proposed northernmost new building should be permitted to come forward of any of the existing elevations of Riverside Wharf next door to which this new building is being adjoined.

I have carefully studied the revised plans submitted to see if any attempt has been made to mitigate against the loss of light and view I shall suffer as a result of this proposed new building. I fail to see any difference in the revised plans (Rev 01) when compared to the originals other than a slightly shorter pontoon at its southernmost end.

The floor/storey numberings of the original and revised plans submitted are misleading. The floor levels do not align. For example, from the elevation drawings (P1908_P_300) it would appear that what is labelled as the ground floor of the northern block more closely aligns with my first floor, yet the floor plans compare it to the car parking level below.

Similarly for the first floor of the northern block which aligns more closely with my second floor, yet it is the first floor of my building that is shown on the plans.

This is an important detail because it means that the first floor of the northernmost block comes forward of the line of the building for at least three quarters of my second floor level. This wall would block all sunlight until the afternoon, cause shadowing and the loss of a magnificent view downriver which was sold to me by the same person now making this present planning application.

Furthermore, the terrace of the second floor of the new building, which is almost at the same level as my third floor balcony extends far too closely to my house and presents overlooking and privacy issues.

If it is not considered possible to reduce the projection of the building on the first floor at riverside level along its entire length, then perhaps it could be reduced partly for at least several metres away from the existing building. This would also mean that the terrace above would not be so close to my third floor balcony.

Kind regards,

Mrs D Douglas
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