



Hannah Kersley
Planning Officer
ADC
1 Maltravers Road
Littlehampton
BN17 5LF

21st April 2022

Dear Hannah

**RE: Proposed extension to 12 Jubilee Gardens, Pagham, Bognor Regis,
West Sussex, PO21 4UP**

P/38/22/HH

I am writing to object to the above application for a proposed extension to the above property in the private housing estate consisting of 12 properties, which is situated at the end of Kings Drive.

There was an area of landscaped garden between my garden wall and the boundary fence of the above property but recently, Mr & Mrs Walden at the above property, acquired the landscaped tree and shrub area. They fenced it off and removed their boundary fence and sadly the area was immediately stripped of all trees and shrubs.

- The pretty open aspect between their property and the boundary fence has now gone.

Removing the boundary fence has meant I have lost that space and privacy between our two properties.

Mr & Mrs Walden had stated they wanted the land so that their little boy had a larger garden to play in but it seems the residents in Jubilee Gardens that agreed to them purchasing/acquiring the land were misled as it seems they had the sole intention of extending their property.

- The proposed extension is huge and appears to be larger than the entire original ground floor of the building. It is out of scale and overbearing.
- The proposed extension is wider than the original building which will look out of character from all aspects.
- The proposed extension would loom over my garden and shut out precious light.
- The large flat roof is not in keeping with other properties in Jubilee Gardens or Kings Drive.

The Jubilee Gardens boundary hedge of neglected Griselinia trees and conifers has recently been heavily pruned and a number of the trees had died, leaving little or no screening between my property and my neighbours. I have lost a lot of privacy in my back garden but particularly the lounge, kitchen and dining room windows at the back of my bungalow that face Mr & Mrs Walden's property.

- In 2016 the previous owners, Mr & Mrs Fell, submitted plans to change the car port into a dining room.
- When the plans for the development of these properties were passed it was stipulated that none of the garages, carports or car barns were permitted to be turned into living accommodation but unfortunately the plans were passed and the car barn was changed into a dining room. I was unaware of the proposed plans but had I known I would have brought it to the officers attention.

Parking is at a premium in Jubilee Gardens, the developers restricted the roadway and left little space for the residents to park their vehicles, most properties have no driveways, just a car's length of hard standing outside their houses. Losing a premium car park space for a dining room was a great loss for the estate.

Unfortunately the residents are not allowed to park in their road which means visitors have to park in Kings Drive which has become very congested. Unfortunately they don't always have space to park which means they park across driveways and on grass verges.

If the proposed extension is permitted the new building will be just a few feet away from my boundary.

My garden and patio area will be compromised if the proposed extension goes ahead. I have a private, quiet patio area but the proposed extension being built so close to my garden will impinge on my privacy, wellbeing and quiet enjoyment.

I would like you to consider the following points regarding the above proposed extension:

- The use of an open aspect space (land grabbing) in order to facilitate the proposed extension

- The privacy and quiet enjoyment of my life would be grossly invaded if the proposed extension is granted. The new bedroom window will be closer to my property and look directly into my kitchen, lounge and dining room.
- The value of my property will be reduced and the saleability would be jeopardised if the proposed planned extension is granted.

I have viewed the plans and I am totally opposed to the proposed extension and therefore request that you refuse the application on the above facts.

With kind regards

Yours faithfully

A solid black rectangular box used to redact the signature of the sender.