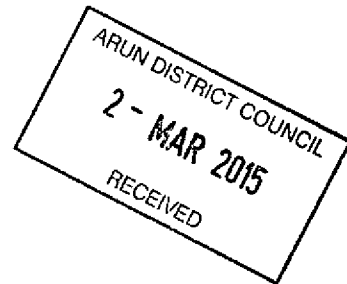


3 Merton Avenue
Rustington
West Sussex
BN16 2ED

21st February 2015

Assistant Director of Planning and Economic Generation
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF



Dear Sir/Madam

Planning Application Ref: R/15/15/PL
1 Merton Avenue, Rustington, West Sussex
Proposed installation of 2 velux style windows to east and west roof elevations

I write in response to the application for the installation of two velux style windows to the east and west roof elevations at 1 Merton Avenue.

I would like it duly recorded that I object strongly to the installation of the east window directly facing our property, 3 Merton Avenue.

My concerns are as follows and would ask that these are taken into consideration.

Loss of Privacy

- 1) The installation of any window on the east side, particularly of the size proposed, would have a direct line of sight into the windows of our home and down our garden, which I consider to be an infringement of our privacy rights. Their property is only a few feet away from our bungalow and this is unacceptably invasive and intrusive and will make us vulnerable.
- 2) Their application states that pre-application advice from the local authority was sought from Mr Damian Sullivan and the advice was "The proposal is likely to be acceptable. Development and design considered acceptable. Size and location would not detract from original design or neighbours' privacy".
- 3) A specific drawing has been presented of the view from the west side alleging that the properties to this side will be offered some form of screening by the magnolia tree, lower pitched roof, and a garage. No such "protection" is afforded to our property.
- 4) There is no similar specific drawing to elaborate the impact on our property. However, I would point out that the drawings provided incorrectly suggest that there is a

long row of trees and hedges starting right next to the back of our bungalow down the entire length of our garden along the border joining 1 Merton Avenue to provide screening from this proposed development. This is not the case.

5) I note that in the decision notice dated 9 April 2014 relating to the alteration of the existing rear roof to form a gable end and attic room with front velux type window at 1 Merton Avenue (Application Ref: R/2/14/), it is stated "No windows ... shall be constructed in the east and west elevations of the roof extension hereby permitted without the prior permission of the Local Planning Authority on an application in that behalf. Reason: To protect the amenities and privacy of the adjoining property in accordance with policies GEN7 and DEV19 of the Arun District Local Plan". In view of this statement, I feel very strongly that if this current application is permitted, it would severely impact on the amenities and privacy of the adjacent (my) property.

Design not in keeping with the surrounding area

1) I do not believe this is in keeping with the surrounding area and current buildings. Any permission would therefore set a precedent and would cause undue distress to the surrounding neighbourhood. The proposed velux windows are considerably larger than the existing front velux window and therefore would further differentiate No. 1 from Nos. 3 and 5 Merton Avenue and adversely affect the street scene.

2) As there is currently a velux window to the south side of the property (front aspect) I cannot see the requirement for a further one to the east.

General

I would also point out that my partner has a serious back injury which limits her ability of movement, therefore our property and garden is her sanctuary.

Please Note:

No access will be given to contractors or other personnel to enter 3 Merton Avenue, Rustington to carry out any works or erect ladders or any subsequent supporting structures. It should also be noted that the entrance to our property is located to the side adjacent to 1 Merton Avenue and, should this application go ahead, any debris falling from the roof of 1 Merton Avenue would fall straight into our property by our front door, as the path of 1 Merton Avenue alongside the dividing fence has been covered over.

If this application is permitted, I would request that hours of work are restricted to 8.00 am to 6.00 pm on Monday to Friday and no work at the weekends, as I work shifts. No radios or loud voices will be tolerated.

Any damage to 3 Merton Avenue, Rustington resulting from falling debris or other items or injury to the occupants will result in a full Health and Safety Executive investigation and possible legal action.

Any debris or detritus cleared by us will result in a charge being levied on each and every occasion (within reason) and will be charged to the owner of 1 Merton Avenue, Rustington.

I wish to speak at the Planning Committee Meeting at which this application will be considered and should be grateful if you would let me know when that meeting will be held.

Yours faithfully

A large black rectangular box redacting the signature of Philip John.

Philip John

