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From: Martin Myers

Sent: 13 September 2021 12:33

To: Planning <Planning@arun.gov.uk>

Subject: Comments objecting to planning application WA/73/21/HH

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Following multiple attempts to respond to planning application WA/73/21/HH using the online form which have not been processed I am now submitting the text of my objection below.

I would be grateful if you could confirm safe receipt.

all best

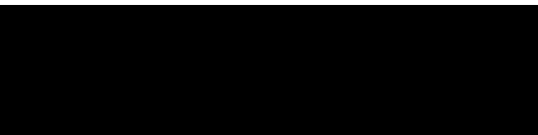
Martin Myers

Comments on Planning Application WA/73/21/HH

Application:WA/73/21/HH

Name: Martin Myers

Address: 1 Barnham Lane, Walberton, West Sussex BN18 0AZ



For or Against: Object

Comment:

The proposed structure, ostensibly a treehouse but in effect something that closely resembles a watchtower, has been a cause of concern since its initial construction because of the intrusive nature of its design. It is situated immediately adjacent to my property and directly overlooks our bedrooms, bathroom and utility room. It also provides a grandstand view of our back garden. The structure was initially built without planning permission and our neighbours were required to submit a planning application that addressed the immediate concerns around our loss of privacy. The new plans that have been submitted suggest a much larger and more intrusive construction. Far from addressing concerns about our privacy the new, proposed plans appear designed to cause more concern. The specific grounds for objecting to the proposed construction are as follows:

1. Lack of privacy

The existing construction allows our neighbours to look directly into our bedrooms as well as directly into other living areas including our bathrooms and utility room. The 'treehouse' also looks directly into our back garden. The extent of this intrusive invasion of our privacy became very clear when I was getting dressed in my bedroom and saw our neighbor staring at me. The new plans do not address our concerns about the intrusion upon our privacy. If anything the extension of 'solid screening', (fencing-type panels), appears more likely to make covert observation into our bedrooms, other living areas and garden more likely. In other words the proposed construction makes it more possible to breach our privacy without our being aware this is happening.

Whilst these concerns may appear unfounded based on the applicant's description of the proposed application being related to their children's bird watching activities; our experience of the 'treehouse' to date has been very different. We have tended to see adults using the treehouse and rarely seen children using it. Since its initial construction it has always been very obvious that our privacy has been taken away.

2. Loss of Daylight/sunlight

The proposed application significantly, adversely impacts the amount of sunlight/daylight reaching our property. In essence the proposed 'treehouse' is a large screened area that sits within the direct view of multiple rooms in our house. The application would breach measures of sunlight/daylight in relation to multiple rooms if using a measure

such as the '45 degree rule'. The height and width of the proposed construction allied with its immediate proximity to our property boundary inevitably mean our own access to daylight/sunlight will be severely compromised.

3. Poor aesthetics

It is very unclear from the plans submitted and associated documents how high the platform of the proposed structure will be (the height of the platform is not specified in the plans). However, from observing the existing structure it appears to be at least 2 metres high, perhaps higher. The 'solid screening' referred to by the applicant and roofing element will mean a final height of around 4 metres plus. This solid screening is in essence fencing panels so the final construction will have the visual affect of raising a 4 metre high fence immediately adjacent to our property. This would be clearly out of keeping with the comparable aesthetics of all the other gardens in the vicinity. This relates to the previous mentioned concerns about loss of daylight/sunlight but is also a concern about a poorly thought out design. Aesthetically this is not a 'treehouse' in the sense of an airy space built amongst woodland, it is actually a rather daunting, over-powering watchtower.

In summary the proposed application will result in a structure that removes considerable amounts of privacy from our lives, reduces our longstanding enjoyment of sunlight and daylight, and would be an ugly eyesore. The applicant has invested significant weight to this application being related to their children's activities but this seems to blithely ignore the detrimental realities of the structure itself.