Horsham District Council
Albery House
Springfield Road
Horsham
West Sussex
RH12 2GB

Planning application reference number DC/25/0701

By email only: planning@horsham.gov.uk – For the attention of Marie Riggs

Dear Ms Riggs,

Objection to erection of a part single and part two storey rear extension, and a first floor side extension over existing garage

9 Fallow Deer Close, Horsham, West Sussex, RH13 5UH

We would like to object to the above application for the following reasons:

The proposed two storey extension up to our boundary line will be cramped, creating a feeling of overcrowding and enclosure from both the two storey rear extension and first floor side extension over the existing garage which adjoins our garage. It will also be a visual intrusion, overshadowing our property from the front of the garage until the proposed extension is to end at the rear. It also has the potential to impact our privacy due to the extent of the proposed extension.

It will significantly affect the amount of sunlight and daylight our property currently enjoys, it will obstruct natural light to our property, especially in the rear garden, kitchen, dining room, bathroom and landing. It will also take away our satellite signal causing a disturbance that will affect our individual right to enjoy our own home.

The extension across the whole of the garage will prevent us from extending to the same specification and has potential to damage our property, specifically damage from water run off. We cannot see from the plans any drainage details for surface water run off that will occur due to the increase in roof area.

The proposed extension is excessive in size and scale compared to other properties in the close. It does not align with the existing streetscape and would result in an overbearing/overreaching development that is out of character with the neighbourhood.

We can see that an additional bathroom facility has been proposed in the extended area. No information has been provided with regards to water neutrality which may be necessary due to the size of the proposed extension. We understand that is very important issue for developments in the district of Horsham District.

The development may have a potential detrimental impact on ancient woodland which is situated directly to the rear of the property. There is an ancient oak tree that is at the back of 9 Fallow Deer. We cannot see that the impact on the trees close to the boundary has been looked at in the planning application in accordance with the Council's policy 31 in the current Local Plan.

For these reasons we ask that the council considers these objections and rejects the application. The planning officer is welcome to visit our property to more fully understand these objections and the impact the extension will have, please contact us to arrange this.

Yours faithfully,

10 Fallow Deer Close