From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 07 November 2024 18:26:36 UTC+00:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/24/1349
Categories: Comments Received

Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 07/11/2024 6:26 PM.

Application Summary

Address:	29 Kings Stone Avenue Steyning West Sussex BN44 3FJ
Proposal:	Demolition of existing side garage and erection of a two storey side and rear extension. Installation of three rooflights to front elevation.
Case Officer:	Joshua Lee

Click for further information

Customer Details

Address:	27 Kings Stone Avenue Steyning

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Overdevelopment - Privacy Light and Noise
Comments:	I have now seen the amended plan and the reduction to 4m (was 6m) of the two story side extension is noted and appreciated. Whilst I understand the reason for the two storey side extension, I must admit I am still surprised that the proposal includes it. In the context of other home improvements made nearby, even applications for extending the ground floor beyond four meters are generally refused and I don't believe any two storey extension applications have been approved. So in this context it is out of

character and creates a new development precedent that needs careful consideration to avoid this and future overdevelopment of smaller properties. Whilst reducing the length of the two storey extension by two meters may mitigate the overshadowing issue it actually only makes the problem slightly less bad - there is still a problem being introduced with no benefit for my property. My belief is that the back of my house would still lose light, especially at this time of year when the sun is low in the sky. I don't believe this is an unreasonable objection because I am already accepting that there will be a loss of afternoon/evening light from the south-west direction (between the houses) when the proposed new roof elevation extends above the garage and is no longer pitched, but I support this part of the development because I appreciate this is the only way of including two full size bedrooms and a bathroom on the first floor. I also support the proposed ground floor development.

Kind regards