

Havant Borough Council
Planning Department
Public Service Plaza
Civic Centre Road
Havant
Hampshire
PO9 2AX
FAO Selina Donophy Case Officer
7th November 2022

Dear Ms Donophy,

Your Reference: APP/22/00965

Site Address: 2 Bembridge Drive, Hayling Island, PO119LU

Only 20 pages this time, I believe it was 51 pages last time. The same old Porkies and repetitive responses

Page 1

summary, they object to the application proposal because,

1. It does not comply with National and Local Planning Policy. Why?
2. It is a poor quality design. I think it is a great design
3. It will result in loss of residential amenity and privacy. I do not think so.

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THE PLANNING CONSIDERATIONS The first consideration is impact on the amenity of adjoining premises, including overlooking, privacy, and the loss of light. The 3D images that accompany the application, included above, demonstrate the impact of the proposal [redacted text] and how overbearing the proposal would be. The windows and balconies within the rear elevation look directly into the rear garden of the neighbouring house. The side terrace looks in to the Velux windows of the first and second floor of [redacted text] and would result in overlooking, loss of privacy and loss of light and overshadowing in the living room and bedroom in this part of the house.

(No overlooking, no loss of light, no privacy loss, you will see in the pictures below the lovely pink bungalow, and to the right No.2 already has a 40ft x 40ft roof garden that has a 360-degree view point and was built some 30 + years ago, so no new overlooking No.4 built a house knowing this (The side terrace looks in to the Velux windows of the first and second floor). Not the second floor. somebody is telling Porkies, there is no overshadowing by No.2. It is No.4 who overshadow No.2 in the mornings and No.6 in the evenings.

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(No. 4 is over dominant in the street scene and out of character with the area, looks like an ugly church no one would like to match that design. Who did No.4 keep in character with??

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Looking North from the beach the impact of the proposal would be overbearing and over dominant.
Photo 4

No.4 is over dominant to No.6 and No.2

Page 10

The view from Flat 10 looking south. The proposed design will be overbearing to the occupiers of Flat 10, result in overlooking, loss of privacy and loss of outlook. Photo 6

Has Flat 10 not lost the view having a three-storey house built in front of them No.4. With a church like appearance. Is No.4 not overlooking Flat 10

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OVERLOOKING

This proposal which will be three storeys in height will result in overlooking [redacted text] and the flats opposite. The rear garden of 4 Bembridge Drive will suffer severe overlooking from the proposed first and second floor balconies, second floor terrace and windows with views looking directly into the living room and a bedroom and the garden of [redacted text]. There is considerable potential for these areas to be used for entertaining and outdoor social events. Indeed, the appearance of the first and second floors is more akin to an hotel or restaurant terrace and does not appear domestic or residential in character or design. The wrapround terrace on the second floor is over dominant and intrusive. It will result an unacceptable loss of residential amenity and privacy to the occupiers of [redacted text] and will result in views through the existing Velux windows. The occupants of [redacted text] will also suffer from “perceived overlooking’ when enjoying and using their garden. The proposal is unacceptable with regard to the overbearing impact it would have upon the garden of [redacted text] which would be exacerbated by the perceived loss of privacy. The proposal is therefore contrary to Policy CS 16 of the Havant Borough Core Strategy (HBCS). LOSS of PRIVACY The design of the proposal will result in loss of privacy to the occupiers of [redacted text] and will impact unacceptably on the use and enjoyment of their garden. The three storey building with terraces accessed from large, glazed doors would loom over their garden and be an over dominant presence. It should also be noted that the first-floor bedroom at [redacted text] is reliant on light it receives from the skylight window serving the room.

No overlooking, no loss of light, no privacy loss, the rear garden of 2 Bembridge Drive has suffered severe overlooking from the new build No.4, the roof windows look down onto the patio and the bedrooms and roof garden of No.2, this area is used for entertaining and outdoor social events. And is now subject to **LOSS of PRIVACY**

NO MENTION of No.6 Bembridge Drive having suffered severe overlooking by a three-storey house by No .4

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Why would you build a house next door to somebody that has a roof garden and then put Velux windows in the roof so they can see in and then moan and groan about being overlooked.

What the 1st picture has not shown you is the porthole of the bedrooms of No.2 that has been there for over 30 + years, NO.4 looks straight into 2 bedrooms from the lower Velux windows on the west side of their house.

What the 2nd pic is not telling you is that the high Velux windows on the west side of No.4 will be **no different to what it is now** No overlooking, no loss of light, no privacy loss. It is higher than the new plans. No.2 already has a 40ft x 40ft roof garden that has a 360-degree view point and was built some 30 + years ago and No.4 were happy to have the lower velux windows knowing that they can be overlooked but now they have decided they are overlooked.

Page 13

THE PROPOSED ELEVATION OF THE DWELLINGHOUSE

The proposed elevations of the dwellinghouse with the additional storey are not a thing of beauty, as can be seen from the proposed elevations above.

No. 4 is not an outstanding beauty of a house and should not have been allowed to have been built so high, it's an eye sore.

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Can someone show me how a loss of light can happen to No.4 Bembridge Drive.

The proposal will therefore be harmful to,

- i. the residential amenity and privacy of surrounding dwellings due to overlooking.
- ii. the character of the area and street scene due to a poorly designed building.
- iii. result in loss of light to 4 Bembridge Drive.

- i. **No overlooking, no loss of light, no privacy loss,**
- ii. A great designed house
- iii. **No overlooking, no loss of light, no privacy loss,**



07:57



07:58



31 MAY 2018



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07:56

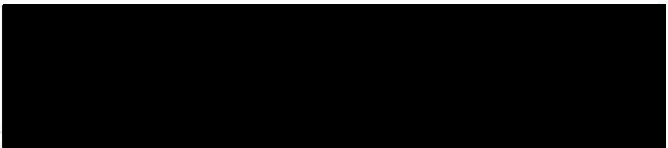


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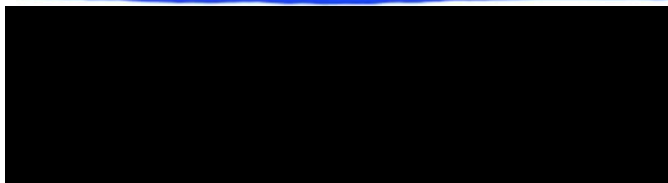




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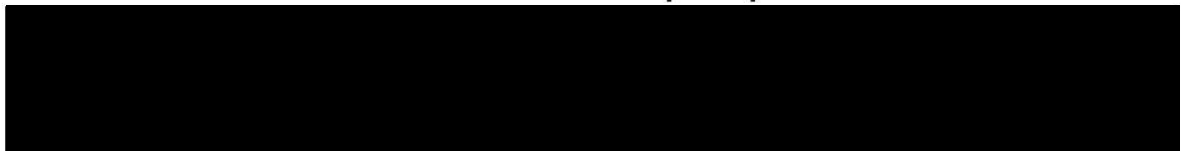


Just a simple question really, I have seen the e-mail from the board of directors with regard to the planning application for number 2 bembridge drive.

Is it really within the remit of our board to a) raise objections to planning applications and b) to encourage others to object.

I am not sure that this is what they are elected to do.

I am interested to hear other peoples views.



 Like

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13:41



36 Sea Front

6 months ago · [See more dates](#)



18:16



36 Sea Front

6 months ago · [See more dates](#)





8



8





What the 2nd pic is not telling you is that the high Velux windows on the west side of No.4 will be no different to what it is now No overlooking, no loss of light, no privacy loss. it is higher than the new plans. No.2 already has a 40ft x 40ft roof garden that has a 360-degree view point and was built some 30 + years ago and No.4 were happy to have velux windows knowing that they can be overlooked but now they have decided they are overlooked.

No overlooking, no loss of light, no privacy loss, the rear garden of 2 Bembridge Drive has suffered severe overlooking from the new build No.4, the roof windows look down onto the patio and the bedrooms and roof garden of No.2, this area is used for entertaining and outdoor social events. And is now subject to LOSS of PRIVACY

No.18 Bembridge Drive going from a two-storey house to a three-storey house and no objection and No.4 one-storey house to a three-storey house and no objection.

Yours faithfully

[Redacted text]