

STEPHEN JUPP

BA(Hons), LLM, MRTPI

CHARTERED TOWN PLANNER

Planning Department
Civic Offices
Havant
Hants
PO9 2AX

Tuesday, 21 October 2014

Dear Sir/Madam:

Re: Single storey rear extension

4 Katrina Gardens, Hayling Island, PO11 0NW

I have the pleasure of enclosing my client's householder planning application for the above matter.

The subject property is a 1980s detached property built in a very similar style to the neighbouring properties.

The proposed extension is located to the south side of the rear elevation and will project out 5m from the rear wall.

The extension covers just 3.85m of the rear façade and as a direct result will have no impact on the house to the north.

It is nearest to the house to the south, both properties being 1m from the common boundary, providing an overall separation distance of 2m.

This neighbouring house is stepped back with the result that no more than 1.8m of the proposed extension will extend beyond their rear wall. There are to be no windows in the south elevation, with the exception of 2 no rooflights.

As a result of the neighbouring property to the south having a step-back the extension will not have an adverse impact on that property.

For these reasons I suggest that planning permission should be forthcoming.

PLANNING APPLICATIONS .

AUTOCAD DRAWINGS.

GENERAL ADVICE.

OBJECTION LETTERS.

APPEALS.

SITE DEVELOPMENT APPRAISALS.

LOCAL PLAN SUBMISSIONS.

EXPERT PLANNING ADVICE.

SPECIALISING IN:

DEVELOPMENT CONTROL,

AGRICULTURE,

ENFORCEMENT AND

NATURE CONSERVATION LAW

PARTNERS:

STEPHEN PAUL JUPP
BA(Hons), LLM, MRTPI

LYNN ALEXANDRA JUPP

348 CHICHESTER ROAD
NORTH BERSTED
BOGNOR REGIS
WEST SUSSEX
PO21 5BX

Phone: 01243-822113

Mobile: 07777 618886

E-Mail:

steve@planning-solutions.co.uk
lynn@planning-solutions.co.uk

Web Site:

www.planning-solutions.co.uk

Member of the
Royal Town Planning Institute.



Yours sincerely,

Stephen Jupp

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View of neighbouring properties to the south, showing their step-back