

Wednesday 20th April 2022

For the attention of Havant Borough Council Planning Department

Dear Sirs,

Ref: Objection to planning application APP/22/00182

Further to receipt of the letter advising of the planning application number APP/22/00182 I wish to raise the following objections & concerns which relate to the proposed alterations to the existing house and the garage. This proposed development will severely affect my family and several other properties' standards of living for a vast number of reasons. The raised objections are in response to the information contained within the submitted documents that form the application.

The objections raised are not of personal issue but lend themselves directly as to the effect that they will bring to ours and that of the other properties' current and future standing of living, and whilst we understand that applying for planning permission is not unreasonable, the effects on others of this application are.

The development will be over-bearing, out of scale, and out of character in terms of appearance with the existing properties in the vicinity. These are not small but considerable, dramatic, and unreasonable changes to the appearance of the property and area.

The dramatic increase in height of both the bungalow and garage will result in overlooking my garden (most certainly the garage) and will result in the loss of many amenities including privacy, partly due to the considerable increase in windows shown in the plans for both buildings. Whilst the house has valid reasons for objection, I voice my strongest possible objection to the proposals to the existing garage that is in such proximity to my boundary wall.

Given the above there can be no doubt that this will cause the loss of light, overshadowing in late afternoons in which we currently benefit & enjoy the sunlight for most of the day being a southwest facing garden, including the potential of reduced light into areas of the rear of my property which is our main living area, and the loss of privacy that these changes will bring. For example, our seating area in the garden for our family and friends is in the East corner placed on a raised decked area, which the proposed alterations will look directly upon as well as the loss of sunlight. It is not reasonable to expect the relocation of this seating area, to which there would not be many options available to us as this area provides optimum privacy.

Overbearing impacts can be avoided by ensuring that domestic extensions and outbuildings are sited an appropriate distance from common boundaries and are limited in height in direct proportion to their distance from the boundary. Such a limitation reflects neighbours' concerns about development near their boundary and its variants. An additional serious concern for our family is my young children, who no doubt would have an impact on their enjoyment & use of the garden.

It is suggested within the application that the proposed garage alterations will be for 2 x cars & storage. The new height places the proposed garage roof higher than the existing bungalow at 6.5m in height and certainly will not lend itself to the immediate surroundings. It should be noted if the garage is intended for storage why is there a requirement for so much natural light and a sea-facing window, there is a natural concern that once the build is complete that an application for change of use to living accommodation would follow.

Whilst I am aware that one controversial point is the relevance in terms of the right to an outlook, these are substantial changes to the landscape and give the impression of having 'hemmed' in as much as possible to the space available. This would adversely affect the residential amenity and have a wider impact on the immediate neighbourhood. Google Maps indicate the natural space, light, and separation of the properties that sit on their relevant plots, which I believe was the intention of the original building plot layouts, and that has been enjoyed by the residents for a number of years, with at least three properties having been owned by the same family for decades.

The planning document statement states that security lighting operating by motion sensors will be installed, this will bring about lights coming on and off frequently causing a light nuisance in the evenings.

The previous resident was single occupancy and given the number of people currently living on the property we expect a lot more vehicle activity that will bring additional noise pollution and if the garage is to be used as stated within the application for storage, then there is a risk of garage doors opening and closing regularly and adding noise pollution that currently does not exist.

The applicant has stated in the planning documents that there is no change to parking on site, however, the front garden has already been dug up, and plans uploaded to the planning portal depict a new parking area, we would therefore question the true intentions and answers submitted and for further light/noise pollution for cars driving up the drive to the garage.

I wish to refer to the land charge Part 3 and any limitations or restrictions to building as per the application and if this has been investigated?

Regarding biodiversity, the overall plot that these houses sit on was historically an orchard to which I make the natural assumption that the ground is fertile, and we are fortunate each year to enjoy several families of Robin Redbreasts nesting and breeding their young, stag beetles, woodpeckers, a variety of finches and birds, hedgehogs, and bats as well as many other insects and nature, disturbing these natural habitats could have a detrimental effect.

I would politely request please that serious consideration is applied concerning my objections as to the detrimental effect this will have on a number of people, their families, and their daily living.

Yours faithfully,

A solid black rectangular box used to redact the signature of the sender.