

Mrs L Wells
Planning Department
Havant Borough Council
Public Plaza
Civic Centre Road
Havant
PO9 2AX

25th September 2019

Dear Lesley Wells

Re: 47 Bath Road, Emsworth. PO10 7ER
Planning Application : APP/19/00799

Single storey rear extension, single storey front extension under balcony, removal of single storey entry porch structure to side elevation and replacement with car port, revised pitch to existing garage roof, revised fenestration and revised driveway layout

I am writing in response to the comments made on the application by Chichester Harbour Conservancy regarding the recommendation suggesting the 'glazed fenestration should employ tinted glass panels, and these should be fitted with working internal screen blinds....' It is assumed that the proposed 'recommendation' is made in respect to the front (east) elevation, due to the direct outlook over the harbour.

The applicant strongly objects to this recommendation for both tinted glass and internal screen blinds and responds as follows:

1. This comment was not applied as a condition to the previous approved application APP/19/00264 of similar design which had a larger amount of glazing to the front elevation.
2. The increase in glazing to the front elevation is less than the previous approval APP/19/00264, being modest with approx. 4m² of additional glazing to the existing front elevation, compared to approx. 10m² to the previous approval.
3. None of the houses in Bath Road have tinted windows, except for next door, no.48, being of a more modern contemporary design. Changing this property to have tinted windows would make it different to the majority of houses and tinted glass to this more traditionally styled property would look out of place and incoherent within the street scene.
4. The request for blinds to reduce light spillage during evenings and night times would appear related to a more modern 'curtain wall' more fully glazed design of structure, similar to No.48, as previously mentioned, rather than the modest proportioned

glazing sizes of this more traditional dwelling design style and therefore would not have a high light spillage in relation to the structure.

I trust the above comments are clear and highlight the concerns in relation to any condition being applied requesting for tinted glazing or/and internal screen blinds to fenestrations. I look forward to your comments and should you have any queries on the above please do not hesitate to contact me.

Yours sincerely,



Martin Farrer RIBA
For and on behalf of MF Designs Ltd