

[REDACTED]
14 Western Road
Hurstpierpoint
West Sussex
BN6 9TA

Catherine Cardin
Planning Officer
Mid Sussex District Council Oaklands RH161SS
Oaklands Road Haywards Heath

19 July 2025

Representation letter DM/25/1506

**Single storey side extension, part two storey part single storey rear extension.
Alterations to the existing front wall and piers to enlarge openings and installation
of two new gates.**

12 Western Road Hurstpierpoint Hassocks West Sussex BN6 9TA

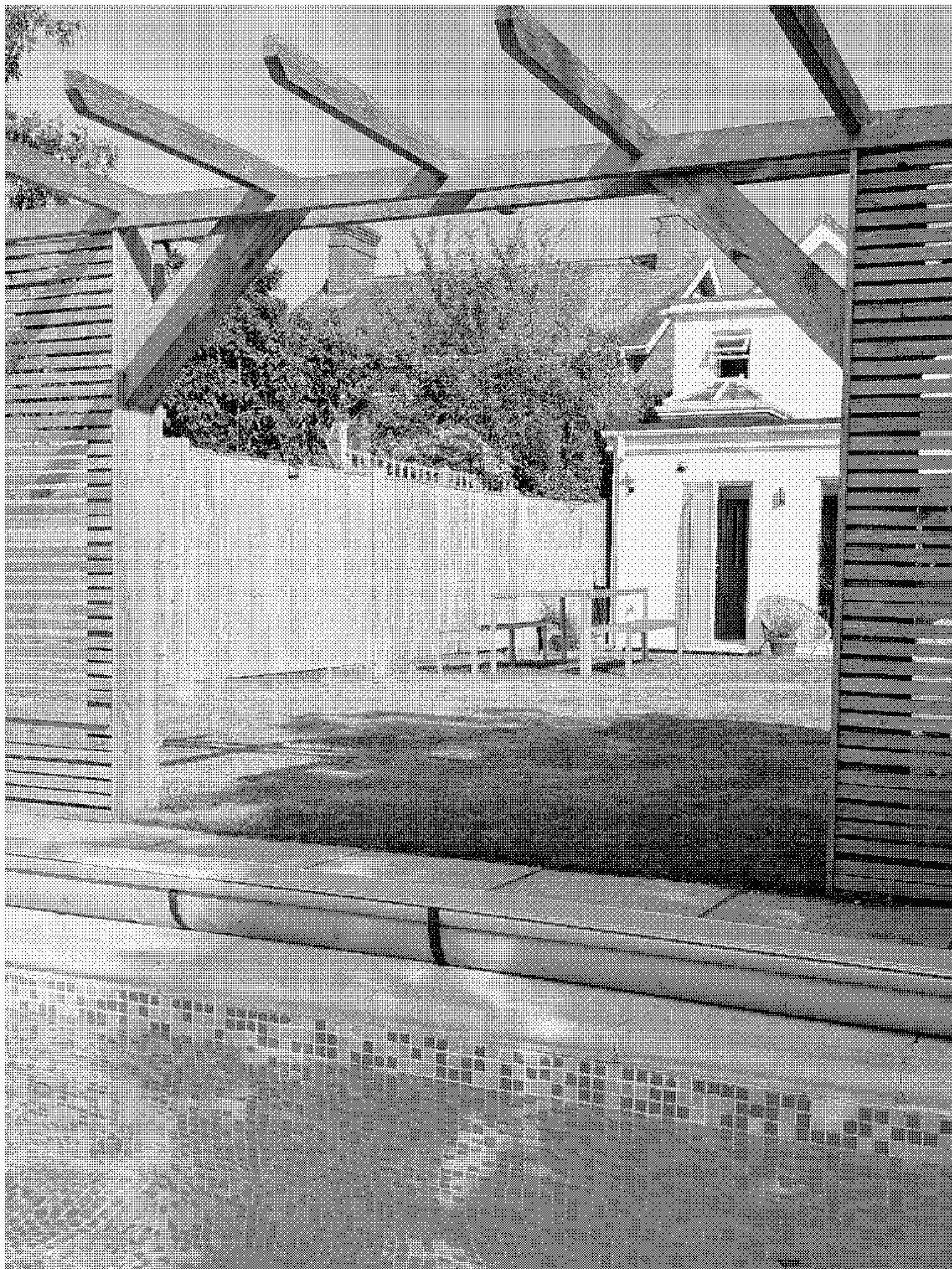
We write as owner occupiers to the neighbouring property at 14 Western Road, Hurstpierpoint, West Sussex, BN6 9TA (left/south of the application site).

We have no objection in principle to an extension of the neighbouring dwelling, however as set out in the application, the current extension scheme is considerable in size in relation to the current size of the property (? this falls within the 50% of the land around the original building) and fails to demonstrate certain aspects of the Mid Sussex Design Guide (with particular reference to DP26; impact on privacy of existing nearby residents and future residents. It states that applicants will need to demonstrate how privacy will be achieved between new and existing developments with the following element having an impact on privacy (DG45):

- The position and arrangement of habitable rooms. Direct overlooking of private amenity space from habitable rooms in neighbouring properties should normally be avoided.

The application to create a two-storey rear extension at No.12 does not take into account the presence of the swimming pool located in rear garden of No.14. If the property at No.12 is extended as planned, without any requirements to retain the current level of privacy between the 2 properties and over the swimming pool, this will result in direct overlooking from the rear, second-storey habitable rooms and significant loss of privacy.

Attached is a photo from the swimming pool at No.14 towards the rear of No.12 as currently in place. As seen from the photo, the rear second-storey windows of No.12 (currently set some 4m further away than the proposed extension) are blocked by the hedging/foliage inside the boundary. Without a requirement of the application to retain ongoing privacy (whether by attention to location and position of habitable rooms or height of the hedging/foliage), the proposed structure will give direct lines of sight into the garden and swimming pool area. We therefore request your suggestions of how this can be retained/achieved and would welcome an on-site inspection to discuss this further in person.



We look forward to hearing from you in due course.

Kind regards

[Redacted signature]