

Summerlynn
Oakwood Road
Burgess Hill
West Sussex
RH15 0HZ

28th April 2025

Dear Sir

Application DM/25/0289

I write to object to the (retrospective) planning application made in the rear garden of 5 Silverdale Road.

This very large and intimidating garage building is not being built to the specification of the planning permission reference DM/23/0201 and does not adhere to the requirements of the Silverdale Road conservation area regulations. This is Contrary to DP35 Conservation Areas - "new buildings ...are sensitively designed to reflect the special characteristics of the area in terms of their scale, density, design..."

This building is also contrary to H1 in the Burgess neighbourhood plan as it does not enhance the conservation area, in any stretch of the imagination.

The size is Contrary to DG39, to deliver appropriately scaled buildings. The height of 5.9m is over 1.1m (25%) higher than the original drawings which gained planning approval. This makes the building significant in size and totally out of character of the surrounding areas. It is very close to the height of a previous application DM/22/1697 which was refused.



The extreme height of the building means that it overlooks our garden, and we have lost our privacy. This application is contrary to DP26 Character and Design - "does not cause (substantial) harm to the amenities of existing nearby residents ...including impact on privacy "

Where they have built up the ground to accommodate the building people can now see directly over our wall into our garden.

There is no provision of trees to the North of the building and therefore we stare straight at these garages at the end of our back garden.

In addition, this height casts a shadow over our land and means that we lose light in our garden.



Note the garden wall at the rear of our garden in the above picture is 2.2m high

The current structure (as proposed in the latest application DM/25/0289) shows a complete disrespect of Mid Sussex District council and the planning authority. The building does not meet the previously submitted and approved plans and has deliberately been built to be bigger than the application.

The building is built on a plinth that is not in the original plans which is contrary to DG42 Addressing sloping sites "Avoid both prominent retaining walls and overlarge flank elevations "

Also, the ground around and beneath the building has been considerably raised up to flatten the terrain level with the driveway. Therefore, the building is on a much higher level than the plans suggest. See below drawings.



In summary, we strongly object to this application to build this very large garage at the end of our garden, casting a shadow over us, invading our privacy and due to its size it is a very ugly eyesore which is out of character to other buildings in this conservation area.

Summerlynn
Oakwood Road

Please ensure these objections are added to the planning portal