

# Comments for Planning Application SDNP/23/05317/FUL

## Application Summary

Application Number: SDNP/23/05317/FUL

Address: Tara Underhill Lane Westmeston East Sussex BN6 8XE

Proposal: Replacement of detached part single storey and part one 1.5 storey dwelling and associated landscaping

Case Officer: Larissa Brooks

## Customer Details

Name: Mr Philip Andrews

Address: Greenhayes, Underhill Lane, Westmeston Hassocks, East Sussex BN6 8XG

## Comment Details

Commenter Type: Member of the Public

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: The western section on the northern side of Underhill Lane is characterised by post war bungalow development that was historically supported by previous planning administrations, presumably with the understanding that it would reduce the impact of development to the setting of the South Downs.

However, although this approach may have seemed sound to the authorities at that time and although, to some, they may be considered 'ideal' homes the cumulative impact on the landscape has been suburbanisation, partly because the bungalow typology and aesthetic is inevitably associated with 20th century suburban developments.

I consider that this brave and bold planning application by the applicants should be supported because it proposes an alternative to the 'bungalow aesthetic' with forms, materials and details that draws inspiration from 'strong' rural farm buildings, devoid of the flimsy 'architectural' frills and conceits of historic bungalow land development.

Careful study of the proposal suggests to my experienced eye that the mass, height and form will not have a detrimental impact on the amenity, aspect or rights of light of neighbouring properties and furthermore perhaps it may read as an appropriate rural gateway to the lane when approaching from the west.

The comparison of the recently approved extensions and alterations proposal

SDNP/23/03382/HOUS with the current planning application for a replacement dwelling

SDNP/23/05317/FUL illustrates substantial similarity in form, scale, mass, material and detail and therefore I see no material reasons for this application to be refused. The change of section through the central area of the dwelling with a single pitch roof from the previous double roof (with its central valley gutter) is a substantial improvement from a practical and maintenance perspective. The small changes in plan, dimensions and proportions of glazing are immaterial with respect to planning.

Obviously the replacement dwelling permits a more efficient, energy efficient and sustainable building envelope and thus I ask that this proposal is promptly approved to permit the applicants to commence building works this spring.

Perhaps to some members of the public the design approach may seem harsh but to 'play safe' using the previous bungalow aesthetic has definitely not, in the past, enhanced the character of this rural lane. I wish the applicants success with this proposal and admire their boldness as I consider their generation should have the opportunity to create their own vision of a family dwelling.

Philip Andrews RIBA Architect/designer/artist