



Andrew Frost
Director of Planning and the Environment
Chichester District Council
BY EMAIL

28 May 2024

Dear Mr Frost

Application No 23/02758/FUL - Objection

Thank you for your letter of 10 May regarding additional information in respect of this application, to which we have already objected. We now wish to add the following grounds for objection.

Overheating

The proposals do not address how the applicant will mitigate the risk of overheating through glazing specifications, window opening specifications, dwelling orientation and shading. The g-value proposed is unusually high, which has the effect of making the carbon emissions and fabric energy efficiency appear better, but increases the risk of overheating in climate change scenarios. The requirement for reducing the overheating risk is set out in the Approved Building Regulation Part O, and states that:

1. Reasonable provision must be made in respect of a dwelling, institution or any other building containing one or more rooms for residential purposes, other than a room in a hotel (“residences”) to –
 - a. Limit unwanted solar gains in summer,
 - b. Provide an adequate means to remove heat from the indoor environment.

As it stands, the application does not explain how this requirement will be met.

Yours Sincerely

S. Dullaway (by email)
(on behalf of The Haslemere Society Planning Group)