



Arun District Council
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23rd December 2020

Neil Holland
35 Westgate
West Sussex
PO9193EZ

Case Officer: Andrew Wood
Telephone: 01903 737768
Email: andrew.wood@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

Application No: AB/118/20/PL
Site Address: 70A Tarrant Street Arundel BN18 9DN
Description of works: Extension to form 2 No. self contained apartments. This application may affect the setting of listed buildings, affects the character & appearance of the Arundel Conservation Area & is in CIL Zone 2 & is CIL Liable.

Thank you for your internet representation made on 23rd December 2020 which has been recorded as an objection with the comments as follows:

OWPC32422

I am writing to formally object to the above application. I ran an Architectural practice in Arundel for over forty years. I continue to be in Architectural Consultancy and design. Much of our work which covered East and West Sussex, Hampshire, Surrey and Kent, was carried out for the Duke of Norfolk's Estates around Arundel and also the Catholic Cathedral, designing and building cottages in several parts of Mount Pleasant, using the local vernacular to reinforce the character of this lovely town. During the practice's existence, we received over 60 architectural awards, including a Civic Trust Award for the Wild Fowl Trust Visitor Building in 1980 for Sir Peter Scott and for over fifteen years, I have been a Trustee of Sussex Heritage Trust, who 18 months ago honoured me with award of Sussex Heritage Trust Person of the Year, for a lifetime's contribution to Conservation and design excellence in East and West Sussex. I give the above background information to indicate my lifelong dedication to architecture in this part of England and in Arundel. I object on behalf of the occupant of No 70 Tarrant Street [REDACTED]

In principle I see no reason why this site should not be developed but I think there are one or two crucial things to say:-

Firstly, I believe the first scheme is a classic case of over development, which, in trying to accommodate 2 flats and two garages on this tight site, pushes the bulk of the building deep into the site thus ensuring an overbearing effect on No 70, reducing the light into the rear room of No 70 and stopping any sunlight ever being experienced in that rear room, which is so important to the present occupant. It also seriously affects his privacy as well as having this overbearing effect on his enjoyment of his property [REDACTED]

[REDACTED] His enjoyment of his property will be ruined. I believe this development should comprise one

single cottage/ house, ideally without car parking or garaging, but if a garage is insisted upon by the planning authority, then it should, in my view be a single garage or parking space at the front of the building at ground floor level and a two or three bedroom cottage/ house which could be easily accommodated without the need to have such a deep plan as the scheme now being proposed and kept back on the natural building like at the rear of the site, thus reducing the depth of the new development by 4 metres or thereabout. That would ensure sunlight and daylight into the rear part of No 70 Tarrant Street and provide a perfectly acceptable development without dominating the neighbours.

On a final note, my own preference for the elevational treatment would be painted brickwork or render with 12 pane timber sash windows.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments including your name and address on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/planning-decision-process>.

Some applications will be determined by the Development Control Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Development Control Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website www.arun.gov.uk/planning-privacy-statements

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.