

Planning Statement for Driveway at 23 Fitzalan Road Arundel BN18 9JP

26 April 2020

This application is for a lawful development certificate for an existing use of a driveway/parking area at 23 Fitzalan Road Arundel BN18 9JP.

The development is a drive/parking area of block pavers approx. 7.5m x7.5m at the front of the side garden of 23 Fitzalan Road adjacent to the pavement and subsequently Fitzalan Road as can be seen on the ADC location plan also attached to this application.

The site provides off road parking for at least two vehicles in a limited on road parking area. It provides greater access for other residents of this part of Fitzalan Road as well as frequent service and delivery vehicles.

The site has been thoughtfully planted along two sides to provide a pleasing view from the kerb for the local residents.

The block paving construction is permeable to rain water with a grass verge between it and the pavement/road. The bottom end of the site has flower beds before a large lawn area. It does not fall towards any buildings.

The site is of a relatively small proportion compared to the side lawned area of the property, again as shown on the ADC location plan and Land Registry Plan. There is minimum negative impact on drainage.

There are several other drives to properties on this side of Fitzalan Road of a similar nature and quite in-keeping with the area.

Diane Somerville