



Arun District Council
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19th February 2025

Jane Elizabeth Webb
49 Tarrant Street
BN18 9DJ

Dear Sir/Madam,

Case Officer: Harry Chalk
Telephone: 01903 737577
Email: harry.chalk@arun.gov.uk

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

Application No: AB/6/25/PL
Site Address: Sparks Yard 18 Tarrant Street Arundel BN18 9DJ
Description of works: Conversion of existing single residential unit with associated commercial space to form 3 No. residential units together with associated works and rear/side extension. This application affects the setting of listed building, affects the character and appearance of the Arundel Conservation Area, is in CIL Zone 2 and is CIL Liable as new flats.

Thank you for your internet representation made on 18th February 2025 which has been recorded as an objection with the comments as follows:

OWPC74410

We are writing to voice our concerns and opinions with regards to the proposed development of Sparks Yard 18 Tarrant Street Arundel.

We are situated directly opposite the site at number 49 Tarrant Street so will be impacted considerably by whatever eventually happens there. The Town of course will be impacted by the sheer complexity of the works that would be necessary to carry out such a project. There would no doubt be road closures to ensure safety procedures would be adhered to. From what we understand there will be excavation required to accommodate the side extension, on a narrow street with no pavement outside the site this would surely cause issues. With an already large site this extension seems rather an excess to requirements. With regards to parking contrary to the Highways Authorities comments we refute that there would not be an impact on parking capacity. As they stated in their consultation a development of this size would normally require 8 parking spaces and there are none on this site. The suggestion that 6/8 additional cars parking on street in an already congested parking area will not be an issue is ridiculous.

Works of this size and complexity will be a logistical nightmare with regards to access. If scaffold is required as it no doubt it will be a large number of parking spaces will be lost for months while the works are carried out. With excavation for the proposed side extension being necessary we would be interested to know how they are proposing to deal with this in a narrow street with limited space. Proposing 3 units is 3 times the amount of time to carry out the works, deliveries and pickups will be continuous as there are no facilities to drop off building materials without causing immense traffic hold ups in this narrow one way street.

Biodiversity is a large concern for us the impact that the development will have on our garden should the project go through would be immense. We

have numerous nesting birds here Wrens, Robins, Blackbirds, Dunnocks, Doves, WoodPigeons, Blue Tits and a

plethora of roosting starlings come in every year. The garden is a Quaker Burial Ground and of historic interest a small oasis in the middle of the town loved and admired by locals. The unnatural prolonged light pollution created at night by 3 dwellings rather than 1 will impact on the behaviour of these birds. To maintain the sustainability of the wildlife perhaps a contingency could be considered within planning for the planting of mature trees within the gardens boundary to counteract this.

Therefore in its current form we object to the proposal of 3 units on this site.

Yours Sincerely

Jane Webb & Nigel Hardy

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/what-happens-next>.

Some applications will be determined by the Planning 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/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning 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 <https://www.arun.gov.uk/privacy-policy/>

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.

To register to receive notification of planning applications in your area, please go to

