

From: Amanda Scholes on behalf of Planning.Responses
Sent: 17 July 2017 11:31
To: Planning Scanning
Subject: FW: Planning Application AW/155/17/PL - erection of 1 no. detached dwelling on land to the west side of Brus Lodge 28 Kingsway Aldwick Bognor Regis PO21 4DH

From: Simon Davis
Sent: 17 July 2017 09:56
To: Planning.Responses
Subject: FW: Planning Application AW/155/17/PL - erection of 1 no. detached dwelling on land to the west side of Brus Lodge 28 Kingsway Aldwick Bognor Regis PO21 4DH

Objection

Kind Regards

Simon J Davis MRTPI | Principal Planning Officer, Planning Department, Arun District Council |
Location: 1st Floor, Arun Civic Centre, Maitravers Road, Littlehampton, BN17 5LF
Internal: 37874 | External: +44 (0) 1903 737874 | E-mail: simon.davis@arun.gov.uk

Visit Arun's web site at www.arun.gov.uk



Save the environment - think before you print.

From: Nick Cotton [REDACTED]
Sent: 16 July 2017 15:28
To: Simon Davis
Cc: Martyn White; Crook, David; Lemmon, Carol; Lock, Bob; Mould, Tanya; Cllr. Gillian Brown
Subject: Planning Application AW/155/17/PL - erection of 1 no. detached dwelling on land to the west side of Brus Lodge 28 Kingsway Aldwick Bognor Regis PO21 4DH

Dear Sir/Madam

This is an objection to the proposed development which would have a **detrimental effect** on the character and appearance of the Craigweil House Aldwick Conservation Area.

The development of this site would constitute an undesirable intensification of residential development at a density which would be out of keeping and incompatible with the existing development in the locality.

The proposed development would leave very little space between it and existing buildings to the east and west of it which conflicts with the established pattern of Kingsway in contravention of policy HSG5 criteria (i) and (iii)., and contrary to the guidance of paragraph 54 of PPG 3.

Brus Lodge, 28 Kingsway, Aldwick, Bognor Regis PO21 4DH is a residential building which is included in the Local List.

Previous planning applications on this site were refused as follows:

AW/367/15/PL accepted 22-12-2015 erection of 1 No. dwelling - **refused** on 23-03-2016 and **appeal dismissed** on 10-11-2016 (Planning Inspectorate ref. APP/C3810/W/16/3146804)

AW/80/12 (resubmission of AW/317/11) accepted 29-03-2012 new 4 bedroom detached dwelling with integral garage & new front boundary treatment, demolition of existing single garage - **refused** on 17-10-2012 and **appeal dismissed** on 04-11-2013 (Planning Inspectorate ref. APP/C3810/A/13/2196126)

AW/317/11 accepted 16-12-2011 new 1 no 3 bedroom detached chalet bungalow with integral garage and new boundary wall; removal of hedge tree and bushes in side garden of 28 Kingsway Aldwick PO21 4DH - **refused** on 21-02-2012

Please ignore the laissez-faire attitude of Craigweil Private Estate Limited, and its shadow director Mr David Lemmon, whose long-established policy is "Any Old Tat Will Do!".

Yours sincerely
Nick Cotton