Mr. Richard Ostler, Chairman,
Craigweil House & its Environs
Conservation Area Assn.
52 The Drive
Craigweil - on - Sea
Bognor Regis
PO21 4DT

Your Ref: OWPC3955
Our Ref: AW/201/14/HH *14-07-2014*
Please ask for:
Mrs J Chapman

1st October 2014

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town & country Planning (Development Management Procedure) (England) Order 2010 (as amended)

Two storey front and rear extension and roof conversion. This application affects the character and appearance of the Craigweil House Conservation Area.

53 Kingsway Aldwick

Thank you for your internet representation made on 30th September 2014 which has been recorded as '**an objection**' with the comments as follows:

Published on the website today (30th September 2014) is a brief letter of objection from 'Norman Chambers - Secretary, Craigweil Private Estate Limited'.

Paragraph 3 states 'Craigweil Private Estate Limited (CPEL) owns the road and verges on Kingsway and implement the NO PARKING covenant which is in force on all the Estate roads.' This claim is both false and misleading. CPEL persists in claiming that there exists a 'NO PARKING covenant' and this is untrue. The Land Registry makes no reference to parking anywhere at Craigweil. It is, therefore, also false and misleading for the Company Secretary to claim that the Company 'implements' the covenant 'which is in force on all the Estate roads.'

Firstly, we say again, there is no covenant and we put Mr. Chambers to proof of this spurious claim. Secondly, let Mr. Chambers prove when CPEL EVER implemented the mythical covenant. And lastly, we point out that CPEL (the residents with one Share each) OWNS about 2/3rds ONLY of the Craigweil Estate roads - the remainder are privately owned by the house owners.

Finally, we apologise to the LPA for wasting more time on this issue for the issue of parking on private roads and covenants are not planning considerations to be taken into account by the Decision Maker.

For CPEL to request a refusal on these grounds is ludicrous and it is shameful, in our view, that they cannot address planning matters of significance such as the Conservation Area, the Area of Special Character as well as the Local Plan.

An issue such as a Legal Covenant is a public document and falsely to claim to hold the power of its content over some 120 householders is grossly irresponsible conduct for a Company Secretary appointed under the Companies Act, if not an unlawful act. CPEL has twice made this claim in this application and, in Law, 'He who asserts must prove'.

Again, we put Mr. Chambers and CPEL to proof by requiring him and them to produce the document to the LPA and to CHECAA and the residents whom he alleges do or may breach its restrictions which, falsely again, he claims have been 'implemented'.

Should he fail to do so then Companies House will be notified of his dubious conduct.

Yours faithfully

Richard Ostler, Chairman, CHECAA. 30 September 2014.

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permisison to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application, any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours faithfully

Karl Roberts
Assistant Director Planning & Economic Regeneration