

Aldwick Bay Company
6 Coastguards Parade
Barrack Lane
Aldwick
Bognor Regis, West Sussex
PO21 4DX

Your Ref: OWPC16460
Our Ref: AW/271/17/PL 12-09-2017
Please ask for:
Richard Temple

29th November 2017

Dear Sir/Madam

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

Two storey side extension to form 1 No. dwelling. This application also lies within the parish of Pagham.

36 Apple Grove Aldwick

Thank you for your internet representation made on 29th November 2017 which has been recorded as '**an objection**' with the comments as follows:

*Planning Dept. Attn Mr R Temple 27 November 2017
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF*

Dear Mr Temple

*36 Apple Grove, Aldwick Bay Estate.
Ref AW/271/17/PL*

"Two storey side extension to form 1 in number dwelling"

The proposed side extension to provide a new semi-detached dwelling and the changes to the frontage to provide extra car parking for six vehicles will have a detrimental impact on the neighbouring properties and the additional vehicles exiting the property with a lack of turning space, which means cars reversing into a blind space onto the Right of Way will be a cause of concern to pedestrians and cyclists using the Twitten that exits into the narrow section of Apple Grove in front of number 36.

As all of the properties in the western end of the estate are single occupancy detached houses and bungalows of a similar age the majority having a grassed open plan frontage. The proposed extension to build a new attached dwelling and utilise the existing front garden for additional car parking would erode the open space to the north and west of the property. It would be out of keeping with the established spatial character of the surrounding area, an over development of the site and further would be detrimental to the appearance and pattern of the street scene, in conflict with policies DEVI9 and GEN7 of the Arun District Local Plan and the Aldwick Parish Design Statement.

If this proposal were permitted it will set precedence which will mean the Local Planning Authority would find it difficult to resist similar proposals not only within the Aldwick Bay Estate but other estates and similar areas detailed in the Aldwick Parish Design Statement. The cumulative effect of which would be to alter the character of the Aldwick Bay Estate and in time, other areas of Aldwick to the serious detriment of Aldwick.

The Aldwick Bay Company objects most strongly to this application.

Yours sincerely

John Hockenhull MBE
Director (Planning) on behalf of the board.

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 permission 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

Neil Crowther
Group Head of Planning