



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

11th April 2021

Mrs M Hall & Mr D Hall
25 Grosvenor Gardens
Aldwick
West Sussex
PO21 3EZ

Case Officer: Finlay Gardner
Telephone: 01903 737915
Email: finlay.gardner@arun.gov.uk

Dear Sir/Madam,

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

Application No: AW/35/21/HH
Site Address: 27 Grosvenor Gardens Aldwick PO21 3EZ
Description of works: Ground floor rear extension, first floor to have 2 bedrooms/bathroom and office, dormer roof to rear to be fitted with solar panel, gas to be taken out & roof apex to both side.

Thank you for your internet representation made on 9th April 2021 which has been recorded as an objection with the comments as follows:

OWPC35043

Adoption Arun Local Plan 2011- 2031 - Policy DM4 - 13.4 Extensions & alterations

It is submitted that:

.the proposed extension and alterations do not visually integrate with the existing building in design, form/shape and materials. The property is situated in the middle of a row of 9 bungalows.

.the proposed extension and substantial alterations to the roof will have an adverse overshadowing and overbearing effect on neighbouring property - particularly on the east side as the west side is separated by two driveways.

The plans submitted of the proposed extension and roof alterations do not show the full impact on neighbouring properties. Plan(s) of the existing property roof line, with the proposed changes and extensions highlighted in colour or shaded and a side street plan are necessary to show the impact on neighbouring properties.

It is proposed to remove the existing roof slopes on the east, west and south sides of the property and extend the rear by 2.5 meters. The effect of the proposed reconstruction of the roof over the rear extension will be a perpendicular high block which our main living room west facing patio door looks out to. The addition of solar panels will increase the roof height. If we were required to fit solar panels to our roof their effectiveness would be compromised.

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/planning-decision-process>.

Some applications will be determined by the Development Control 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/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Development Control Committee.

Regardless of how the application is determined I will notify you of the decision.

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 sincerely



Neil Crowther
Group Head of Planning

PLEASE NOTE: Essential IT work will be carried out during the week of 12 April 2021 and there will be no access to the planning records on the website. It will not be possible to follow the progress of an application, view any documents or make on line comments. To ensure that no one is disadvantaged the publicity period will be extended by a week on planning applications where the publicity period falls over this week. The site notices and documentation will quote the extended date if this is applicable.

All aspects of planning, building control and local land charges will be limited during this week. If you do need to contact the case officer during this week you will need to be able to provide the exact reference number and as much detail as possible. The service will be extremely limited and it would be best to contact us either before 12 April, or after, when the work is completed on 19 April 2021.

For details of how the Council will deal with your data please refer to our privacy notices on the website www.arun.gov.uk/planning-privacy-statements

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 <https://www.arun.gov.uk/planning> and click into Local Planning Application Finder.