

37 Kingsway
Aldwick
Bognor Regis
PO21 4DH

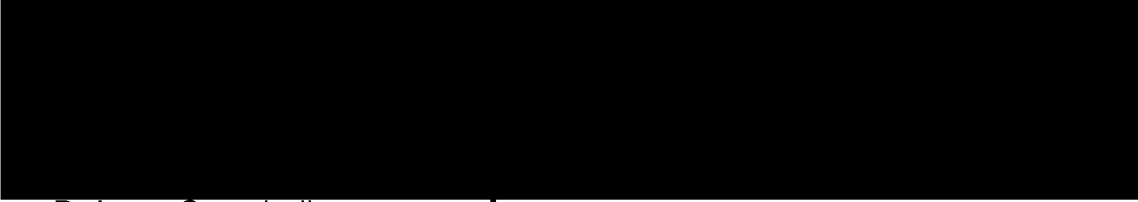
Amber Willard
Case Officer
Planning Department
Arun District Council
1 Maltravers Road
Littlehampton
BN17 5LF

20th April 2022

Observations re Planning Application AW/66/22/HH

In the new working world created by Covid, it is normal now for people to work more from home and in principle I do not have an issue with a home office to be constructed for the use of the resident. I am concerned though about the size of the proposed office space – up to 4 working stations can be easily created, which could imply that staff would come onto the Estate to work there, as well as the home owner. This seems to change the potential use of the office space, which may have further legal requirements, change the private nature of the property and would create more traffic, more visitors and potentially parking on the road, which is actively discouraged on the Estate. The residential ambience of this conservation area would be compromised by regular commercial activity. It would be helpful to understand better the thinking of the applicant, so it is clear that the intention is for a private office for residents use only.

All my South facing windows face 36 Kingsway and the current garage is visible, but not intrusive. Adding a floor to the garage would have a significant visual impact on my view. However, I am conscious that this is not as serious as the impact on 41 The Drive and 34 Kingsway, both of whom would lose their privacy substantially with proposed windows directly overlooking their gardens. The fact that the current garage is right on the boundary may also have implications for lack of access to the outside of the new build for maintenance purposes, which may become an issue.



Dr Irene Campbell
37 Kingsway