



Arun District Council
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13th July 2021

S & R Baker
23 Water Lane
Angmering
BN16 4EJ

Case Officer: Michael Eastham
Telephone: 01903 737772
Email: michael.eastham@arun.gov.uk

Dear Sir/Madam,

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

Application No: A/110/21/PL
Site Address: BMW House Chandlers Garage Ltd Water Lane Angmering BN16 4EH
Description of works: Erection of retirement apartment with 20 No. 1 Bed flats & 13 No.2 Bed flats with communal facilities & car parking, erection of a retail store with car parking & associated highway works. This application affect the character & appearance of the Angmering Conservation area, affects the setting of listed buildings and is in CIL Zone 2 (Zero Rated) as other development.

Thank you for your internet representation made on 12th July 2021 which has been recorded as an objection with the comments as follows:

OWPC38145

Whilst the land is in great need of redeveloping it is not without its issues.

The current plans to replace the existing single storey Chandlers development with two story buildings directly on Water Lane will make an enclosed and overdeveloped feeling and will lose the open village-like vernacular above and around the site.

As others have mentioned we are also concerned about late night deliveries. Deliveries should take place off the main road as there is enough congestion at the moment and it is hard for cars to get past.

There is hardly enough parking along Water Lane for the current residents, if there are not enough car parking spaces for the new properties and for people visiting the retail unit and the new residents, cars will end up parking on the pavements and blocking even more traffic.

The developments impact should also be considered in conjunction with the large housing development taking place as you come into the village of 100s houses and another proposed the other end of the village near the golf course, all of which will bring increased traffic and pressure on Angmerings services and amenities.

All these issues could be addressed if McCarthy Stone were to rethink their current plans to something smaller, with more open space and greenery to compliment the village square.

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](https://www.arun.gov.uk/planning-decision-process).

Some applications will be determined by the Planning 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 Planning Committee.

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

Yours sincerely



Neil Crowther
Group Head of Planning

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.