

Mrs Margaret Braithwaite
1 Claremont Close, Angmering

BN164PB

Your Ref: OWPC26074
Our Ref: A/30/20/PL 27-02-2020
Please ask for:
David Spring

16th March 2020

Dear Sir/Madam

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

Demolition of existing building & construction of 2-bedroom bungalow with associated parking & landscaping (resubmission following A/146/19/PL). This application affects a Public Right of Way.

Land to the Rear of 1 The Heathers Arundel Road Angmering

Thank you for your internet representation made on 13th March 2020 which has been recorded as '**an objection**' with the comments as follows:

REF: A/30/20/PL - location: land at rear of 1 The Heathers, Arundel Road, Angmering BN16 4LE

1. I am objection to this planning application for the following reasons If this build were to be agreed to it would cause a very dangerous situation due to the access to the build site which would have to come through the driveway into Claremont Close and the council garages/car park. This is a very narrow access 'drive through' which is heavily used by owners/tenants in Claremont Close, Lloyd Goring Close and Arundel Road and people more often than not have to double park. Also, if the build were agreed to it would involve a lot of lorries having to deliver building materials etc. into 'Claremont Close', as there is no alternative entry to the proposed build site, which would be impossible due to heavy resident parking and no turning point. Also, the public footpath which runs through this car park is regularly used by parents/children going to/from the two schools in Arundel Road and elderly people walking or using wheelchairs to go to/from the Angmering Village shops. Also the bend in Lloyd Goring Close where one enters 'Claremont Close', is an accident waiting to happen as cars are constantly heavily parked nose to tail on the grass verges which makes it very hard to see round these to ascertain whether any cars are driving up/down Lloyd Goring Close and it's only a matter of time before a child/pensioner is knocked down. As an owner in 'Claremont Close' I do not want these lorries turning into our privately owned driveway due to their weight which could damage the brick driveway and our fences due to the narrowness of the drive-through to our properties. Last year we had to have our fencing repaired due to someone damaging same, at a cost of £395. The owners of the 4 terraced houses in Claremont Close are financially responsible for the upkeep of this area. Also, if lorries are parked in the council car park they would obstruct the exit for residents in Claremont Close, many of whom are shift workers and have to come and go at all hours, plus it would obstruct the entrance should fire engines or ambulances have need to get through. The new owners of the proposed build would also no doubt take up spaces in the car park, as they only have one space allocated to them in the other private garaging compound, which would mean space overload and push some people out, and there is absolutely no space in Lloyd Goring or Arundel Road for additional cars which would cause further parking problems for the village.

2. I really cannot see the need to have this one property 'in-filled' into this small space as the village has already had 700+ new properties built in Bramley Green, with a proposal for a further 300-400 new properties in Dappers Lane.

3. I understand that the people that have bought the house, which the proposed plot was originally part of (1 The Heathers), have asked the owner if they could purchase the plot from him and I really feel this would be the better proposition for all concerned.

With the above points in mind, I do not feel this application should be approved.

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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