

Ref A38/18/res

Littleworth House
High St Angmering
Littlehampton West Sussex
BN16 4AW

30/04/18

Arun District Council
Littlehampton West Sussex



ATT Mr N Crowther

Dear Mr Crowther.

We have corresponded on matters in the past relating to this application & I enclose some very relevant copies with this letter.

In my letter to Mr Cleveland 16/10/14 , (Para 1) is still very relevant,& I can only add that if the Swanbourne link cannot be renegotiated by the developers & thus avoid irreparable damage to the High St Conservation Area, apart from the huge costs incurred by the Nursery developer an alternative route should be considered

This is to route Manor traffic through the ' Land South of Water Lane ' Plan A/9/17/OUT Development if granted.

For either to succeed It would need support & encouragement from not only ADC but probably WSCC Highways Dept who would save money by avoiding the costs of road upgrades & improvements associated with the High St access work.

In the above letter we also refer to Parking & Footpaths.

In the second letter, attached, we also refer to these matters which are very relevant to the daily enjoyment of our property & it's monetary value.

In conclusion if we loose our existing parking by our garage, cannot we & our neighbour in Littleworth Cottage be provided with spaces cut from the bank on the South side, adjacent to Talltrees & have Permit Parking allocated? After all, New Builds each have provision for two 'offroad' spaces each. Why could we not have one?

Your considered response would be appreciated.

Yours

Rex [REDACTED] Enc copy letters & Plan

Copy to Clerk to APC.


Littleworth House
High St Angmering
West Sussex BN16 4AW

16/10/14

Ref: Manor Nursery Development

Planning Dept
Arun District Council

Kind Attention Peter Cleveland

Dear Mr Cleveland

Thank you for granting me & my neighbour Tom Aucott of Carlton Cottage sight of documents pertaining to the above Development.

1) THE ACCESS ROUTE.

As a resident of the High St very much affected by the proposals I would like to ask why traffic to & from this site has to use this part of the High St. We appreciate that the road plan has not been finalized in detail, hence our question.

In the original plan for development of the land East of Roundstone Lane it was clearly shown that traffic from the nursery would served by a link road through what is now the Swanbourne site, & on to Roundstone Lane.

Surely the fact that Hanbury Properties proposed the High St link should not preclude the Development Control Committee requesting the access via the Swanbourne Development as in the original plan.

Why was this not put forward? Such a route would save the developer great expense relating to High St works as well as WSCC Highways who would need to consider changes to the road layout at the junction at considerable cost to us all.

At a stroke this Conservation area of Angmering would remain unspoiled. Is it too late to put this proposal before the Development Control Committee before the road plans are finalized?

2) HIGH ST ACCESS

If this is chosen there are serious implications for our property.

At present we can safely park immediately to the East of our Garage on the North side of the High St not causing a problem to pedestrians or to Vehicles. Visitors to our house including our young Grandchildren with their parents can park without obstruction opposite our house on the south side of the road.

What provision will be made for us? Can there be a 'lay-by' designated to our property, be made by cutting into the bank opposite our property, between the East & West entrances to Talltrees where there is no footpath?

3) TRAFFIC SPEED

What provision will be made to slow traffic on this narrow road?

4) Do we have to assume that construction vehicles & heavy plant will use the High St? Will it not be possible for them to use the Rugby Club access as with Swanbourne?

5) FOOTPATHS

Does the provision of a footpath between our garage & the entrance to our house mean that we will lose the small border which we have maintained, & planted for the last 27 years? The plan appears to leave a strip between pavement & our wall.

6)

If the route planned is used to service the site, which could be spread over 5 years, it will be detrimental to the value of our property, & make a sale at the current market price most unlikely. In these circumstances are we entitled to any compensation?

In conclusion, we appreciate that it may not be possible for you to give us immediate answers.

We hope that serious consideration will be given to our suggestions & that in due course we may hear from you.

Yours Sincerely

Rex & Elizabeth Thomas

Littleworth House
High St Angmering
Littlehampton
West Sussex BN16 4AW

Your letter 20/03/15

Ref A/51/14/OUT

Arun District Council
Littlehampton
Att Mr N Crowther .Planning.

Dear Mr Crowther.

After receipt of your letter I sought clarification of matters relating to the proposed road plans on this development, by visiting the planning desk. Unfortunately the plan no 14033/01 rev C is simply too indistinct to clearly determine the works proposed.

As the owner of Littleworth House, 'Littleworth' on your plan, you will appreciate my interest.

Notwithstanding the overall concern we have regarding the utilization of this small road by works traffic, its urbanization is a worry.

Please can you clarify these points.

A. We have maintained a small strip of land as a flower & shrub bed, which is between the road, & the high flint wall on the south frontage of our property since purchasing it in July 1988 as have previous owners.

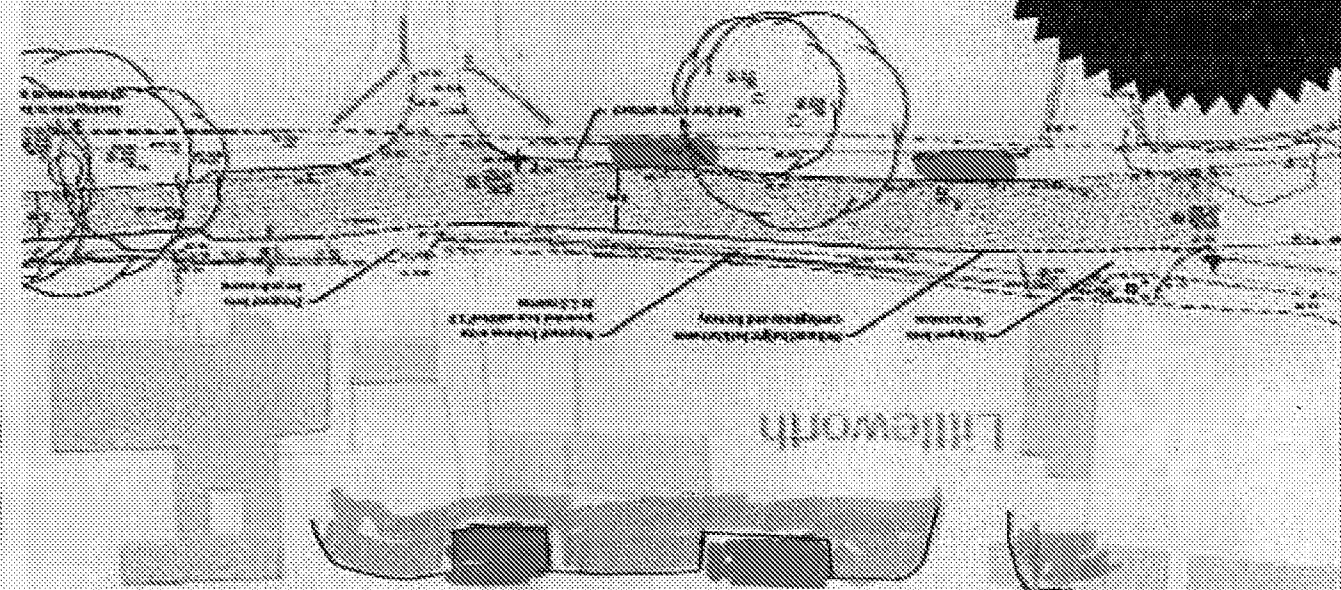
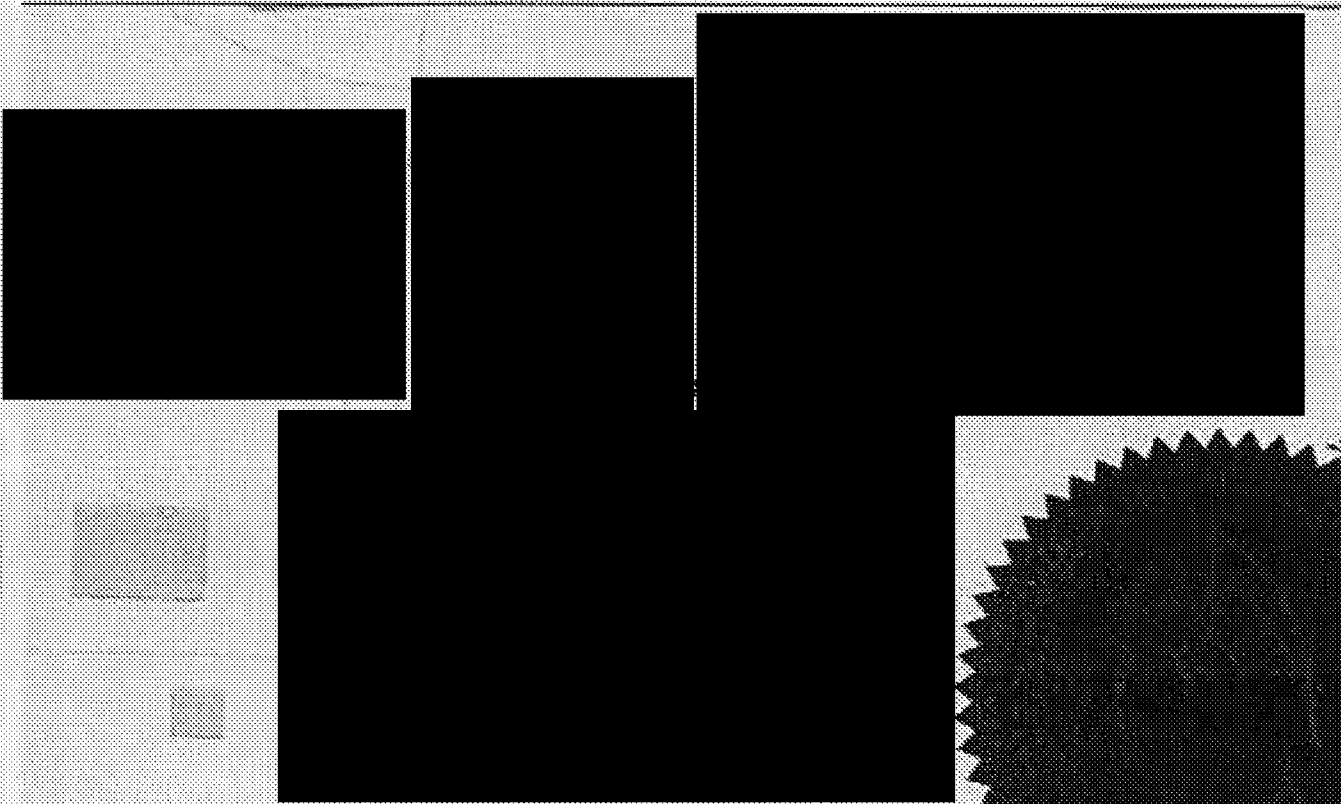
B. we currently utilise a parking space immediately to the right, (east) of our garage entrance which is off the traffic line in a wider part of the road.

Can you confirm that A will remain as is, & B we will be able to continue to use this space for parking.?

We would appreciate your response as soon as possible.

Yours sincerely
Rex Thomas.

Enc: Plan.



~~Release Joint Funding in Bank~~