

clare weston
2 The Cottrells
Angmering
Bn16 4AF

Your Ref: OWPC18381
Our Ref: A/8/18/PL 26-01-2018
Please ask for:
Mrs A Gardner

Bn16 4AF

24th May 2018

Dear Sir/Madam

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

Variation of condition 2 imposed under A/173/16/PL to read 'the development to be carried out in accordance with the following approved plans ADC 962/04 REVA, ADC962/13 & ADC962/14 relating to slight repositioning & change in size of building, revised position of rooflights on east, north & south elevations. This application affects the character & appearance of the Angmering Conservation Area.

Land Rear of 1 To 6 The Cottrells Angmering

Thank you for your internet representation made on 23rd May 2018 which has been recorded as '**an objection**' with the comments as follows:

I am objecting to the proposed variation for the following reasons

- 1. The rooflights (which should be emergency exits as per planning approval) appear to be windows on the actual building and as such are contrary to what was originally granted planning permission. These windows are at the same height as the bedroom and bathroom windows of nos 2-5 The Cottrells which means that there is no longer any privacy for these rooms and particularly to the back bedrooms. If these emergency exits are to remain could they be of obscured glass to mitigate this.*
- 2. The increase in overall size of the building means that it is built on land that the developer does not own (the alleyway at the back of nos 1-5 The Cottrells) . The wall that the builder has built on the alleyway has also restricted the use of a drain cover.*
- 3. No mention on the above variation has mentioned the internal layout of the property which has been approved as a 2 bedroom property with a downstairs kitchen (as shown on the variation plans), limiting the likely need for car parking to one car. The builders, I understand, have installed the kitchen upstairs and the downstairs room is an 'occasional' room ie bedroom. The parking in The Cottrells (and The High Street which is used as overflow parking for The Cottrells and other nearby properties) is already more than fully used and a 3 bedroom property would add to this problem.*

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.

Planning operates an 'open file' policy and will publish details of your comments on the website. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to

do so. If you do not wish your comments to appear on the 'open 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 <https://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