



Arun District Council
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Charlotte wright
28 westfield
Bognor regis
Po22 9hf

13th December 2024

Case Officer: Harry Chalk
Telephone: 01903 737577
Email: harry.chalk@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: BE/106/24/PL

Site Address: Garage Compound at Westfield Bersted PO22 9HF

Description of works: Erection of new residential garage unit. This application is in CIL zone 4 (zero rated).

Thank you for your internet representation made on 13th December 2024 which has been recorded as no objection with the comments as follows:

OWPC72962

Whilst we do not completely oppose this planning application, we have concerns regarding it.

What is the use for the garage if not for a vehicle?

We do not want any disruption caused by the garage being built in front of our property/driveway, we do not expect any building mess or people blocking our drive whilst it is being carried out.

We also have serious concerns regarding the parking in the main car park, people use the bit of land currently to park on and on any given day or night a car is usually parked on it. This will force people to block our drop down further into our private car park.

Emergency Services will not be able to get in to the car park if this is the case, who would then be responsible if the fire service are unable to turn in due to cars blocking the drop down.

We have previously asked for double yellow lines to be put down, went through the council, highways and local councillors however was told none of them dealt with it. If this garage is to go ahead then something would need to be done in regards to the drop down, we as residents should not have to suffer because somebody wants to build on a small bit of land.

As I write this there is currently cars over the drop down and one parked on the bit of land in question, serious consideration needs to be had thinking of the residents and their safety (in case of fire at a property etc) before this is given the go ahead.

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/what-happens-next>.

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/planning-application-search>

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 <https://www.arun.gov.uk/privacy-policy/>

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://www1.arun.gov.uk/planning-application-finder>