

GENESIS

TOWN PLANNING

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Head of Planning
Arun District Council
Civic Centre
Littlehampton
West Sussex
BN17 5LF

26 Chapel Street
Chichester
West Sussex
PO19 1DL

19th December 2017

Dear Sir/Madam

Re. Proposed change of use of former watch shop/workshop to residential use in connection with the existing host dwelling, 238 Chichester Road, Bersted, PO21 5BA.

Please find attached completed forms and plans in connection with an application for the change of use of a former watch shop/workshop to use as part of the host dwelling, at 238 Chichester Road, Bersted, PO21 5BA. The application fee has been paid on-line.

It is our understanding that the above use ceased some time ago and the owner now wishes to incorporate the shop/workshop into the main dwelling for residential use. Informal discussions between the owner and the Council have taken place and they were advised that a formal planning application would be required to regularise this matter.

Attached are plans of the existing dwelling showing the relationship between the shop/workshop and the main house.

There are no plans to change the external appearance of the building and any links between the former shop/workshop and the existing house will all be internal works not requiring planning permission. In any event, any external changes are likely to be modest in scale and appearance and most likely permitted development.

The former shop/workshop lies on the northern side of the existing house adjacent to existing commercial/residential buildings. The area is mixed in character but the primary use of the application site is as a residential dwelling, the former shop/workshop occupying only a very small part of the overall site.

The return of this part of the building back to a mainstream residential use would be in keeping with the character of the area and will not impact upon the overall mixed use nature of the immediate site surroundings.



We trust the attached is sufficient to enable the Council to make a swift decision given that there are no policy objections in principle to the proposal and no adverse impacts arise from the development proposed.

Should you require any further information, please do not hesitate to contact us.

Kind regards
for Genesis Town Planning Ltd

Kris Mitra MA MRTPI
Managing Director

