

23rd April 2026

Terasa Holmes
21 Greystone Avenue
Bognor Regis
West Sussex
PO21 5EA

Case Officer: Hebe Smith
Telephone: 01903 737626
Email: hebe.smith@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/18/26/PL
Site Address: Land West of 26 Greystone Avenue Bersted PO21 5EA
Description of works: Erection of 1 No. detached four-bedroom dwelling (self build) with associated car parking, bike store and landscaping. This application is in CIL Zone 4 and is CIL Liable as a new dwelling.

Thank you for your internet representation made on 23rd April 2026 which has been recorded as an objection with the comments as follows:

OWPC83076

I wish to object to the proposed building of a four bedroomed house (Reference BE/18/26/PL). It is very unclear to me where this house will be. Will it be in Greystone Avenue or will it be in Loats Lane? There has not been sufficient information for the residents of Greystone Avenue to know how this will impact them. If it's in Greystone Avenue, what will happen to the turning circle at the end of our road? How will that impact the peace and quiet of our road. How much more traffic will come down our road and will the cul-de-sac be removed?

My husband and I moved from France to Bersted and we were particularly keen to live in a cul-de-sac. Many of the people in Greystone Avenue have been here for many years and are friendly and neighbourly. I realise that land is precious and that anyone that owns that particular piece of land will want to make money from it, however there are many considerations for that particular plot. I have no idea how the drainage will work. There is already some questionable drainage at the end of Greystone Avenue. There appears to be a drainage ditch, so I am not sure how a house could be built. I have heard that the pipe for any drainage was not installed properly many years ago and I worry that any house built there will result in further flooding to an already flooded area. Our gardens are saturated in the winter months. I have never seen anything like it. When we lived in France, we never had problems like this.

We have lived here since 2022 and we constantly see trees being removed at the end of our road. That is not a good thing in these times of climate change. We need the trees to absorb the water from the flooding. We need the birds and the rest of the wildlife that live/lived in those trees and on the plot of land that is now being proposed as a building site.

In conclusion, I cannot see how this could benefit anyone, except the person who has the plot of land and wishes to make money from it.

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. The website is updated once a day in the evening so it may take up to 24 hours for it appear on there. 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>