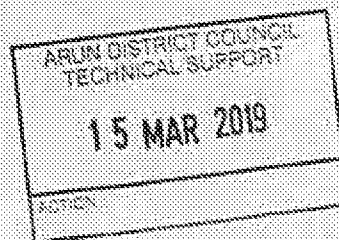


Development Control
Arun District Council
The Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

SCANNED

18 MAR 2019



15th March 2019

Dear Sirs

Ref: BE/20/19/HH - Mr S Rahman, 40 Norbren Avenue, Bognor Regis, West Sussex

With reference to the above re-submission of a planning application, we are once again lodging our objection to this proposed build.

We note from the site notice that the building is referred to as '**dwelling ancillary to main dwelling for an elderly relative**', however in the Design and Access Statement it is stated as being '**to accommodate a daughter and her husband**',???, and if the latter then this could possibly mean additional vehicles/parking may be required.

The proposed build is again referred to as an '**Annex**', however as is evident from the construction and design plans this would appear to be a '**detached bungalow**', and not an Annex. Also the bedroom as shown on the plan would seem to abut onto the rear garden boundary of number 38 Norbren Avenue, which could have an overbearing impact on the occupants of No.38 Norbren Avenue, and possibly restrict the occupants enjoyment of their rear garden due to the close proximity of the boundaries.

As stated in our previous objection letter dated 24th September 2018, the proposed build would be totally out of place with the surrounding properties, all of which are 1930's two storey properties. The proposed '**dwelling/annexe**' seems to be squeezed into a very small side/rear garden area, in place of a garage, this being a further addition to an already existing extension on the house referred to on the plans as a lounge.

As previously stated, this is a very busy area with commuting traffic together with additional traffic of parents taking their children to the various local schools. There are also a lot of children on foot and we feel that any additional vehicles and parking required, should the proposed build proceed would present a serious danger for children, parents, small children in buggies etc crossing the road at this junction as they will not have clear visibility. The parking at No.40 is already very busy with a number of cars continually parked there, see photographs enclosed.

We have also enclosed some photographs showing the present issues and difficulties encountered by vehicles trying to turn into Norbren Avenue, with larger vehicles such as refuse lorries and delivery lorries already experiencing difficulties, and the dangers of vehicles then trying to exit the junction of Norbren Avenue into Greencourt Drive necessitating in having to emerge into the middle of the road due to the restricted view to both the left and the right.

We are also extremely concerned as to access at the junction of Greencourt Drive and Norbren Avenue should any of the emergency services be required as a number of the vehicles, as shown in the enclosed photographs, are parked directly on the corners, some of which never move. This could possibly present a dangerous situation should the emergency services be unable to get through.

2/.....

We also feel that the proposed building being out of character may have a detrimental impact on the value of properties in the immediate vicinity and therefore we do not agree with the Appearance Clause on the Design and Access Statement where it states , 'The new annex will be more attractive to look from the road and will upgrade the property and surrounding'!!!

We trust you will take into account the issues as set out above together with the photographs as enclosed.

Yours faithfully,



Mr and Mrs N Holyoak
33 Norbren Avenue
Bognor Regis
West Sussex
PO21 5HE



View of vehicles parked on corner of Greencourt Drive showing restricted view to the right from Norbren Avenue



View of vehicles parked on corner of Greencourt Drive outside No.40 showing restricted view to the left from Norbren Avenue



2 Views looking towards 40 Greencourt Drive showing extent of vehicles parked and the restricted view experienced by vehicles emerging from Norbren Avenue



View from Norbren Avenue towards the junction with Greencourt Drive and the vehicles parked at the corners making restricted viewing on exit from Norbren Avenue