

Chris Holmes
39 Hill Lane
Barnham
Bognor
West Sussex
PO22 0BL

Your Ref: OWPC19869
Our Ref: BN/23/18/PL 09-05-2018
Please ask for:
Mr S Davis

3rd September 2018

Dear Sir/Madam

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

Redevelopment of brownfield site previously used for A1 retail to 2 No. dwellings, detached garage & associated works. This application is a Departure from the Development Plan.

37 Hill Lane Barnham

Thank you for your internet representation made on 3rd September 2018 which has been recorded as '**an objection**' with the comments as follows:

*39 Hill Lane Barnham
Bognor Regis
West Sussex PO22 0BL
5th July 2018*

*To Arun District Council
Objection to;
Planning Application BN/23/1/PL for 37 Hill Lane Barnham PO22 0BL
Re submission.
I would like to register objection against the application on the following grounds;*

*Departure from the development Plan.
The site is outside the recently adopted Arun Local Plan and in I believe in a similar case (Wings Nursery, Lidsey Road, Woodgate AL/115/17/OUT 09.08.2018) was declined on these grounds.
The proposal is still an over development of the site and would leave neighbours being over looked and suffering loss of light.
Drainage from the site is inadequate and would rely on Upgrading drainage that is otherwise purely used for taking road surface run off. If approval were to given this Upgrade should be Conditional and solely at the cost of the developer.
If Planners have no ability to oppose the conversion from A1 retail to Residential then the area previously used for retail needs to be qualified which is not the extent of all buildings on site. Restriction to these foot prints only (as in the case of Saxons (Hill Lane) garage to residential). Ridge height should also be restricted to existing height and Conditional of No Dormer windows in roof space, again to protect neighbours from being over looked.
I still question exactly how it's going to fit with West Sussex having shared access and 3 phase (11000 Volts)*

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.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the 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 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