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21st May 2021

Chris Bemrose  
12 The Steyne  
Bognor Regis  
PO21 1TP

**Case Officer:** Mr S Davis  
**Telephone:** 01903 737874  
**Email:** [Simon.Davis@arun.gov.uk](mailto:Simon.Davis@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: BR/120/21/PL  
Site Address: The Royal Hotel The Esplanade Bognor Regis PO21 1SZ  
Description of works: Variation of condition 2 imposed under BR/257/20/PL relating to approved plans (changes to the elevations of the western end of the building). This application affects the character & appearance of The Steyne, Bognor Regis, Conservation Area.

Thank you for your internet representation made on 20th May 2021 which has been recorded as an objection with the comments as follows:

OWPC36481

The proposed extension to the Hotel is not in keeping with the historic nature of either the Royal Hotel itself, or the Steyne. Resembling an office block, particularly from the north and west, it has none of the character of this fundamentally historic and residential area.

The most recent proposed changes, moving the entrance to the restaurant from the west side to the south side involves replacing a solid wall on the south side on the ground floor with glass door and glazing. The proportions seem out of balance and do not enhance the southern and sea facing side. In particular, the entrance seems unduly small - even pokey - in relation to the overall dimensions of the building.

At a time when parking places are already at a premium, I am also concerned about the impact of building a significant number of totally new flats on top of the restaurant - giving rise to a demand for places considerably more than would have been the case when the original building was just a Hotel and restaurant.

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](mailto: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/planning-decision-process>.

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/weekly-lists>

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 [www.arun.gov.uk/planning-privacy-statements](http://www.arun.gov.uk/planning-privacy-statements)

**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://www.arun.gov.uk/planning> and click into Local Planning Application Finder.**