

1st September 2026

Nicola King  
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PO21 2HD

**Case Officer:** Hebe Smith  
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Dear Sir/Madam,

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

Application No: BR/134/26/PL  
Site Address: 21 Longford Road Bognor Regis PO21 1AB  
Description of works: Change of use from dwelling house (use class C3) to 8-bed, 8-person house in multiple occupation (Sui Generis) to include a rear extension and loft conversion.  
This application is in CIL Zone 4 (Zero Rated) as other development.

Thank you for your internet representation made on 28th August 2026 which has been recorded as an objection with the comments as follows:

OWPC86252

Having lived locally to this property for more than 15 years it is clear to see there will be detrimental impact with another hmo in such close proximity with the loss of another family property. When planning was agreed for the large block of flats, parking as an issue was raised. They were told having such close proximity to rail and bus network meant the people living there would not need cars. This didn't happen they flooded the area with cars. Some properties on Longford road have created a parking space but this property will have none, building on an issue that already exists and as we are aware it is no good saying they won't need a car because the trains or buses are so close doesn't work as a reasonable argument.

People do already when having food/parcels delivered or dropping people drive onto the curb and feel it is acceptable to put hazard lights on and block both the road and the pavement creating two obstructions.

They have already created an eyesore by painting the walls at the front black which is something that will have to be maintained otherwise will quickly deteriorate as this wears away from salty sea air. They have removed natural grass for fake plastic stuff which removes drainage and in the heat is a hazard.

This is a terraced property which will not have soundproofing creating noise issues for the neighbours. I strongly object to another hmo in this locality.

Unfortunately, it is not possible for the council to respond to comments on planning applications but 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](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/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>