

27th August 2020

Mr O'Hanlon
16 Aldwick Road
Bognor Regis
West Sussex
PO21 2LP

Case Officer: Maria Tomalova
Telephone: 01903 737510
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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/138/20/PL
Site Address: Former Royal Bay Care Home 86 Aldwick Road Bognor Regis PO21 2PE
Description of works: Temporary change of use from Care Home (C2) to temporary accommodation for seasonal agricultural workers for 12-month period. This application is not CIL Liable (Zero Rated) as other development.

Thank you for your internet representation made on 28th July 2020 which has been recorded as an objection with the comments as follows:

OWPC28685

I am writing in opposition to application BR/138/20/PL for the following reasons:

Covid 19 is a world pandemic and has caused devastation to lives around the world. We are now seeing 'spikes' in contamination and the prospect of a second wave, through groups of people living and working in close proximity. There have recently been outbreaks in farms, meat processing and the garment factories in this country and 'spikes' now occurring throughout Europe.

With 80 people living and working in close proximity there is a very real danger of an outbreak of Covid 19. This would bring devastation to the community as there are vulnerable people and many retirement homes, both high risk groups in the immediate area. Many of which would never if ever fully recover

The building was never intended for this volume of occupation, impacting on local traffic and parking on a congested road. The amount of people in one house is far too many for the percentage of area per person and the facilities provided this would quickly become a slum dwelling. The density of occupation is equivalent to a street of nearly 40 houses. This is unsustainable for a residential area.

As with all HMO's there will be a statistical proven increase in anti-social behavior, drinking, drug abuse and anti-social behaviour due to density of occupation. This brings an extra strain on public services police, ambulance, doctors surgeries, hospitals and the local community, at a time when they are under their greatest ever pressure.

This application has no benefit financial or otherwise to the residential community only detriment and the realistic fear of a Covid 19 outbreak. This application is only for the financial benefit of the applicant putting profit over public safety. Allowing the application will set a precedent for future applications.

The responsibility of the council is to protect local people. It also has a duty to care for the most vulnerable. I would therefore ask that you decline this application.

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 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 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 Development Control 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 Development Control 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

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.