

Janice Chapman

From: John Letton [REDACTED]
Sent: 23 September 2014 05:09
To: Janice Chapman
Cc: Mike
Subject: 37 Stempswood Way

Dear Janice,

I note your concerns regarding the separate entrance to the proposed extension at 37 Stempswood Way. Our client has no intention of creating a separate dwelling and needs this entrance so that :-

1. The carer for the Autistic adult who will live there has independent access which is essential to avoid disrupting the family.
2. There is an alternative fire escape avoiding passage through an inner room. This to comply with building regs.

I trust this is in order.

Regards John

John Letton RIBA

32 North Street Lewes East Sussex BN7 2PH

 **John Letton RIBA**



From: Nikolas Antoniou
Sent: 03 September 2014 11:11
To: Janice Chapman
Cc: Daniel Vick
Subject: EG/44/14/PL - 37 Stempwood Way

Hi Janice

Not happy with this one and think it should be refused.

It is clear from the fact that the proposed extension has a separate front door and from the comments from the sister living in the property that the long term intention is to create a separate unit of accommodation. I note you have got an internal door for access in revised plans

This is either a proposal for an additional small dwelling or an extension

1) Extension

If it is an extension then I want to see the proposed front door etc. removed and it appears as a normal extension

2) Proposed new accommodation

That the application is made of full application forms and s.106 agreement in place.

I don't want us to be in a position of someone creating a separate unit by the back door.

I think it should be refused along the lines of

"The layout and design and incorporation of features such as the proposed front door indicate that the proposal is tantamount to the creation of a new dwelling which has not appropriately been applied for nor has an appropriate legal agreement been provided to secure necessary financial contributions towards affordable housing provision."

Nikolas Antoniou Head of Development Control, Planning & Housing Strategy, Arun District Council Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF Internal: 37799 External: +44 (0) 1903 737799 E-mail: nikolas.antoniou@arun.gov.uk Visit Arun's web site at www.arun.gov.uk ♻️ Save the environment - think before you print.
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Janice Chapman

From: John Letton <[REDACTED]>
Sent: 20 August 2014 15:47
To: Janice Chapman
Cc: michael mascarenhas
Subject: Re: EG/44/14/PL - Extension at 37 Stempswood Way, Eastergate

I will consult the client

On 20/08/2014 13:50, Janice Chapman wrote:

Dear Mr Letton,

As there are no windows on the existing side elevation, the introduction of windows at ground and first floor level would look directly onto the highway. As the ground floor windows serving the living room and kitchen and two bedroom windows are ancillary windows could these be removed.

Regards

Janice Chapman
Planner

From: John Letton <[REDACTED]>
Sent: 20 August 2014 09:52
To: Janice Chapman
Subject: Re: EG/44/14/PL - Extension at 37 Stempswood Way, Eastergate

Sorry, holidays, I will send later this morning.

On 20/08/2014 09:18, Janice Chapman wrote:

Dear Mr Letton,

Further to your e-mail of 7th August, I am still awaiting revised ground floor plan.

Regards

Janice Chapman
Planner

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Janice Chapman

From: John Letton <[REDACTED]>
Sent: 07 August 2014 13:29
To: Janice Chapman
Subject: 37 Stempwood Way

Dear Mrs Chapman,

I have spoken with the client and he confirmed that he would like to put a door between the two units at ground level.

He has no intention of creating a separate dwelling.

The unit will ultimately be used to care for an autistic relative and a resident carer. I will forward amended drawings shortly

Kind regards, John

John C Letton RIBA

