

Mr M Jones
15 Elm Grove South
Barnham
PO22 0EJ

Your Ref: OWPC3518
Our Ref: EG/45/14/PL 26-06-2014
Please ask for:
Mr S Davis

21st August 2014

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2010 (as amended)

Hardstanding for proposed car-park together with air conditioning unit/enclosure,
handrail & external lighting
17 Elm Grove South Barnham

Thank you for your internet representation made on 20th August 2014 which has been recorded as '**an objection**' with the comments as follows:

Since the last application the site has been used regularly with little impact to the neighbourhood. Evening and morning parking on the road appears to be of little impact with plenty of 'on road' parking. However, I do have issues with the current application on a number of points.

Inaccurate statement on application in two sections are misleading, Section 6 altered vehicle access, it is claimed that there has been no change for vehicle access. This is not the case. The property has not had vehicle access in its history, this can be evidenced on Google Earth Street View (images are dated 2011), clearly showing a fully grown garden with no access. While the kerbing is shallow it is not an official drop kerb and I do not believe the property has permission to cross. Permission must be sought before use.

Section 20 hours of opening, It has been claimed the hours are unknown. Again this is not the case. The Noise Impact Assessment clearly states the hours of use and my area of concern is the early morning use at 05.15 am.

The windows of my property are that of bedrooms and the sudden low frequency 'thud' noise of 7 cars each with a minimum of 2 occupants will cause disturbance at that time of the morning. I wish that it be considered to apply a restriction on vehicle movements to the rear of the property before 06.30am to remove this issue.

Another aid to reducing noise has not been considered is the use of trees and planting within this development, in particular the rear of the property. Prior to the current owners the rear was a mature garden environment with many mature trees.

Closeboard fencing is proposed for only part of the northern boundary, given cars are to be parked at the rear I am unsure why this does not extend much past the first car parking bay. If this forms part of the noise reduction plan then surely it should extend the full length of the rear car park area?

While I am glad that a SUDs scheme has been proposed for the development I have not seen evidence of a long term maintenance plan to ensure it continues to function effectively into the future.

Current plan for the number of vehicles both to the front and rear looks ambitious. There is no provision for disabled vehicle parking. The number of vehicles to the rear appears too tight for a typical car's turning radius and will increase the manoeuvrings and 'shunting' in order to exit. A site reduction and restriction on the number of vehicles should be considered.

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go to the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

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

Karl Roberts
Assistant Director Planning & Economic Regeneration