



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

22nd February 2021

Anthony Jones
19 Beechlands Close Montpelier road
East Preston West Sussex
Bn16 1jz

Case Officer: Mrs A Gardner
Telephone: 01903 737529
Email: Anita.Gardner@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: EP/10/21/PL
Site Address: 4 Beechlands Close & east of 18 Beechlands Court Montpelier Road, East Preston BN16 1JZ
Description of works: Demolition of an existing garage & erection of 2 No. 2 bed dwellings (resubmission following EP/115/20/PL). This site is in CIL Zone 4 and is CIL Liable as dwellings.

Thank you for your internet representation made on 19th February 2021 which has been recorded as an objection with the comments as follows:

OWPC33971

The current application goes little way to address the objections raised in the earlier application EP/115/20/PL namely

1. Over development of the site
2. Increase in traffic flow not only for Montpelier road, that can be difficult to access and park on at the best of times but also Beechlands Close that is proposed to give vehicular access to one of the two new homes.
3. Potential drainage issues both surface and main. In the not to distant past the main drain in Montpelier blocked.
4. Loss of on street parking in Montpelier road (as dropped kerb needed for one of the two properties) combined with loss of parking space for flat 18 Beechlands Court. Also partial loss of driveway and existing garage for 4 Beechlands Close.
5. Loss of open space that currently softens the eye to what is already a busy area.

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 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.

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.