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22nd February 2021

Amy Haddon
10 Beechlands Court
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:

OWPC33973

I am a resident of Beechlands Court and I strongly object to the building of two semi detached houses.

Montpelier road and Beechlands court already have inadequate parking spaces and the development of a further two houses will only worsen the situation as 18 Beechlands Court will lose their off road parking space. I also dont believe that this plot of land is big enough for two houses, two gardens and four modern day vehicles to park. Which will result in the residents of these properties having to park on the road along with any potential visitors to the properties.

I feel that this would be an over development of a much needed open space. Beechlands Court is already a crowded residential area and any potential properties on this plot of land will only make the area feel even more cramped. This current plot of land brings light and space to this cul de sac and should remain as a garden to 18 Beechlands Court.

I live opposite to this open space and if this development goes ahead then i would personally feel very overlooked as the road is very narrow, so the properties would be built within very close proximity to the flats opposite. I also feel that the road is not wide enough to accommodate the necessary vans and lorries needed to carry out the building work so will be very disruptive to the residents of Beechlands court. This is a perfect example of profit over logic.

I would be very grateful if all of my issues that I have raised, would be considered before a decision is made

as this potential development will affect a lot of residents in Beechlands Court.

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](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.