

Mr and Mrs Morgan
29, The Ridings
East Preston
BN16 2TW

Your Ref: OWPC231
Our Ref: EP/111/12/ 17-10-2012
Please ask for:
Mrs A Gardner

21st May 2013

Dear Sir/Madam

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

Demolish 1 house (60 Sea Lane); partially demolish 1 house (45 The Ridings); construct 3 detached houses; alterations and extensions (45 The Ridings)
45 The Ridings and 60-62 Sea Lane East Preston

Thank you for your internet representation made on 20th May 2013 which has been recorded as '**an objection**' with the comments as follows:

We accept that no community can be immune from change, however, change needs to be in sympathy with the area. We agree with the East Preston Parish Council in concluding that this proposal is out of keeping with the surroundings. We are astonished that the applicant has not made reference to the flooding that residents of Sea Lane and (to a lesser extent) The Ridings endured in 2012. The proposed size of the properties (5 bedrooms) is out of keeping with surrounding properties, including our own, and adds to the congestion on both roads, especially Sea Lane where the road comes to an end at the sea a short distance further on. We also doubt whether sufficient account has been taken of the impact of a large scale construction site in both roads, and the implications for the free movement of emergency vehicles, including those attending to any further inundations.

We understand that developers exist to maximize their profits, but equally the Planning process exists to provide a balance to this by resisting unreasonable applications, which we invite you to do.

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 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.

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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