David Sawers
10 Seaview Avenue
East Preston
Littlehampton
West Sussex
BN16 1PP

Your Ref: OWPC249
Our Ref: EP/111/12/ *17-10-2012*
Please ask for:
Mrs A Gardner

23rd 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 22nd May 2013 which has been recorded as '**an objection**' with the comments as follows:

> *These comments are made on behalf of the East Preston and Kingston Preservation Society.*
> *The Society objects to three aspects of the design of the three proposed new houses.*
> *1. Height. The new houses would be significantly higher than neighbouring houses. The East Preston Village Design Statement says that new houses should not be significantly higher than existing buildings in a road. The height of the proposed houses should therefore be reduced.*
> *2. The provision for car parking is inadequate, especially in units 2 and 3. The occupants of a five bedroomed house might have three cars; one single garage is not adequate.*
> *3. The proposed materials are unsuitable for the location. Slate effect tiles and clay effect tiles should be replaced by real clay tiles for both the roof and the tile hanging on the walls, or the tile hanging could be replaced by rendering. The East Preston Village Design Statement says that the materials used in new buildings should harmonise in colour and texture with those used in existing buildings in a road.*
> *The Society considers that the present application should be refused. If the designs were modified on the suggested lines they could be acceptable.*
> *David Sawers*
> *Chairman*
> *East Preston and Kingston Preservation Society*

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 permisison 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

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