



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](mailto:planning@arun.gov.uk)  
website: [www.arun.gov.uk/planning](http://www.arun.gov.uk/planning)

29th October 2020

jennifer hopgood  
20 beechlands court  
montpelier road  
east preston  
littlehampton  
bn161jz

**Case Officer:** Andrew Wood  
**Telephone:** 01903 737768  
**Email:** [andrew.wood@arun.gov.uk](mailto:andrew.wood@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/115/20/PL  
Site Address: 4 Beechlands Close & land rear of 18 Montpelier Road East Preston BN16 1JZ  
Description of works: Side extension, loft conversion & detached garage to existing dwelling & erection of 2 No semi detached houses. This site is in CIL Zone 4 & is CIL Liable as new dwellings.

Thank you for your internet representation made on 28th October 2020 which has been recorded as an objection with the comments as follows:

OWPC30746

This application is an overdevelopment of part of the site as Flat18 would lose all of its garden and parking space. The on street parking is already full to capacity and the creation of a new crossover to serve two new dwellings will reduce this limited space and add to the congestion. Being a cul de sac there is no easy turning point so the road outside the proposed dwellings could not sustain major building work whilst allowing access and parking for residents. Added to which it must be in the public interest to keep this already narrow road clear for visitors, refuse collectors, emergency vehicles, tradesmen and the ever increasing home delivery vehicles.

The drains serving the flats are prone to blocking. In the not too distant past there was a blockage in the main sewer outside Flat18 and to allow more development will only increase the burden on the system.

On a personal note if the application were allowed the view from my kitchen window would be the side of a house.

You may not be aware that this application would have an adverse effect on the wildlife in the immediate area. Hedgehogs have made their home here for years so the impact of the destruction of their habitat would have far reaching effects on their already dwindling numbers.

Finally, I am concerned that there is an error in the application heading as it refers to 18 Montpelier Road and not Flat18 Beechlands Court Montpelier Road which I believe is very misleading.

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 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](mailto: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](http://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.**