

From: Juan Baeza
Sent: 07 December 2018 14:35
To: Planning.Responses
Subject: Application EP/131/18/DOC

Please scan in

Juan Baeza Area Team Leader – Planning Department, Arun District Council | Location: First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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From: Juan Baeza
Sent: 07 December 2018 14:28
To: [REDACTED]
Subject: RE: Application EP/131/18/DOC

Dear Mr Moffat

I am sorry to hear that you have experienced family problems. I can understand that you will not want to suffer from problems associated with trespass onto your land from the occupiers of the new property. However unauthorised trespass is not a material planning consideration that needs to be resolved between conflicting parties with resort to other controls.

The planting that you refer to is that requested by the Council's engineers to assist with drainage. It is not designed to provide screening.

I strongly refute any claims of 'cosy co-operation between council and the developer'. At all times during this process the Council has strived to arrive at decisions that conform to planning policy and the professional advice of other statutory consultees such as highways and engineers. Your objections to this proposal have at all times been taken account of.

Regards

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From: [REDACTED]
Sent: 06 December 2018 10:38
To: Planning; Juan Baeza
Subject: Application EP/131/18/DOC

Dear Mr Baeza

Please advise when you will be replying to my message sent to you two weeks ago copied again below. As repeated twice please also place my e mail on your website. You are probably aware that work has now commenced on the site and footings are being dug. I urgently need a response regarding the fence and the intended shielding of the property. The continued bias of Arun towards the developer is astonishing. The neighbours objections are lightly dismissed, requests for information are ignored, the process of logging complaints on the website is not complied with - appalling. This whole project is flawed - a marginal increase in housing stock at the cost of major disruption and nuisance to its neighbours. As repeatedly pointed out there is also a significant safety risk to residents during both its construction and thereafter.

Await your response
Yours sincerely
Brian Moffat

Date: Mon, 19 Nov 2018 12:50:21 +0000
From: Brian Moffat [REDACTED]
To: "David.Easton@arun.gov.uk;Neil.Crowther@arun.gov.uk;Juan.Baeza@arun.gov.uk"

Attention Mr Baeza

Good morning

Unfortunately, I have been distracted by serious family problems in the last couple of months and have only just had the opportunity of looking into the latest status of the above application on the planning portal. Looking at the last plan from Inspired Design Studio I see that `boundary fencing to be replaced on line of existing fencing and the fencing panels to be removable` Please note that we do not want the new neighbours in the proposed new bungalow having access to our property. The existing fencing does not provide access and we would like the status to remain. Please also provide full details/dimensions of the proposed fencing. I have noticed that the suggested planting of shrubs will provide a maximum height of 1.5 metres once fully grown.

How will this low vegetation shield the proposed new construction from its neighbours? As you will remember from my previous multiple correspondence with you this was one of my many concerns to this unnecessary proposed development.

It is significant that again there has been close dialogue and co-operation between the council and the developer on ways of allowing this development whilst no communication with the neighbours of the property on matters directly affecting them.

The correspondence regarding the ability of the proposed soakaway to dispose of the surface water created by the development are noted. I am not a geologist but I do have my doubts as to the ability of the proposed soakaway to carry away the surface water of such a heavily built on site with its large driveways and

parking area. I have noticed in our garden that with recently experienced prolonged heavy rainfall there is considerable standing water left over for long periods on the clay based topsoil. Should I experience flooding in the future caused by this over build I will hold the occupants of the new development responsible for any damage caused .

I repeat I think this development is totally unnecessary with only a fractional increase in housing stock/accomodation numbers whilst impacting detrimentally on the maximum number of adjoining properties. I find the cosy co-operation between council and the developer very alarming with a total lack of interest and consultation with its neighbours.

Looking forward to receiving your response.

Please also arrange to have this e mail placed on your portal

Yours sincerely

Brian Moffat - 70 Golden Avenue