



Arun District Council
Arun Civic Centre
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3rd December 2021

Sioned Vos
17 Vicarage Lane, East Preston
East Preston
Littlehampton
West Sussex
BN16 2SP

Case Officer: Kathryn Welch
Telephone: 01903 737789
Email: kathryn.welch@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town & Country Planning (Development Management Procedure) (England) Order 2015

Application No: EP/142/21/HH
Site Address: 38 Vermont Drive East Preston BN16 1LG
Description of works: Conversion of roofspace to habitable use to include 2 x side dormers, Juliet balcony and conversion of roof from hip to gable end and single storey ground infill extension.

Thank you for your internet representation made on 2nd December 2021 which has been recorded as an objection with the comments as follows:

OWPC42312

I write as Chairman of the East Preston and Kingston Preservation Society to ask that this application be refused. The two side dormers will be overbearing because of their size and position relative to the roof ridge and eaves. Even though they would be situated towards the rear of the house, they would still be visible from the street from the east, north and west, presenting an unbalanced profile overwhelming this small bungalow. From the street view, the proposals would result in an unacceptably rectangular profile. The unbalanced side views would also be exacerbated by the proposed hip to gable change to the front elevation. In addition, the materials proposed (render of unspecified colour, and light grey cladding) would not harmonize with the majority of attractive small brick bungalows in this area. We would therefore ask that this application be refused as contravening Policy D DM4 of the Local Plan; Section M (Roof Extensions - Loft Conversions/Dormers) of the Arun Design Guide and Policy 1i of the East Preston Neighbourhood Plan.

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/what-happens-next>.

Some applications will be determined by the Planning 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/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning Committee.

Regardless of how the application is determined I will notify you of the decision.

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 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 <https://www.arun.gov.uk/privacy-policy/>

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://www1.arun.gov.uk/planning-application-finder>