

Daivd Sawers
10 Seaview Avenue
East Preston
Littlehampton
BN16 1PP

Your Ref: OWPC21307
Our Ref: EP/185/18/PL 19-12-2018
Please ask for:
Mrs A Gardner

1st February 2019

Dear Sir/Madam

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

Demolition of existing buildings & erection of 3 No. dwellings with associated parking, alterations to existing access & relocation of staircase to flats (resubmission following EP/7/18/PL)..

Land rear of Beechlands Cottages Beechlands Close East Preston

Thank you for your internet representation made on 31st January 2019 which has been recorded as '**an objection**' with the comments as follows:

I am commenting on this application on behalf of the East Preston and Kingston Preservation Society.

Compared to the approved application for two houses on this site, the current application places the three houses closer to 125 North Lane but further from the houses facing Beechlands Close. The adverse impact on these houses is therefore now small, but the impact on 125 North Lane is now severe. The Design and Access Statement says that the distance from 125 North Lane to the proposed houses is only 14 metres, which is unacceptable.

The effect on access to the rear of the shops facing North Lane would be increased because there are three houses instead of two and therefore more parked cars. The landlord of the shops has already posted a comment that access should not be affected. This development would therefore contravene policy D DM1 3 Impact and 10 Layout - Movement.

This application should therefore be refused.

*David Sawers
Chairman*

East Preston and Kingston Preservation Society

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only

include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

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

Neil Crowther
Group Head of Planning