



Arun District Council
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29th July 2021

Jennifer Hopgood
20 Beechlands Court
Montpelier Road
East Preston
BN161JZ

Case Officer: Mrs A Gardner
Telephone: 01903 737529
Email: Anita.Gardner@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/69/21/PL
Site Address: 4 Beechlands Close and east of 18 Beechlands Court Montpelier Road East
Preston BN16 1JZ
Description of works: 1 No. 3-bed bungalow (resubmission following EP/10/21/PL). This site is in CIL
Zone 4 & is CIL Liable as new dwelling.

Thank you for your internet representation made on 24th July 2021 which has been recorded as an objection with the comments as follows:

OWPC38764

I strongly object to this latest planning application but wish to point out that this has been given an incorrect address although I see it has been corrected on your website. Furthermore, it was wrapped around a lamppost outside a property which is not involved in the application making it almost invisible and very difficult to read. There are several prominent places available when this application could have been displayed for interested parties to see.

This application remains an overdevelopment of a very small site. The parking arrangement is inadequate for two cars and impractical for manoeuvring in and out. The crossover would be in a dangerous position for Beechlands Court residents driving from the garages and parking at the rear of the blocks. It would cause congestion on the road and reduce available on road parking which is already full.

Problems already exist with the drains and flooding at Beechlands Court. More development would only increase the burden on the system together with surface water issues within the boundary of the proposed plans.

Building on this site would have a negative impact on the open aspect of the neighbourhood, adversely affecting nature and hedgehogs' habitat in the immediate vicinity. Flat 18 would lose its parking space and garden. Given the events of the past 18 months it would seem to be a retrograde step to build on someone's only piece of outside space.

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/planning-decision-process](https://www.arun.gov.uk/planning-decision-process).

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/weekly-lists>

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.

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

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://www.arun.gov.uk/planning> and click into Local Planning Application Finder.