



East Preston Parish Council
Mr Simon Cross
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Your Ref: OWQC23770
Our Ref: EP/75/19/PL
Please ask for:
Mr Z Denton

26th July 2019

Dear Sir/Madam

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

1no. new dwelling (re-submission of approved application reference EP/105/16/PL).
Seahaven (Land West of Ash Hollow) Seafield Road East Preston

Thank you for your internet comments made on 25th July 2019 which has been recorded as **'an objection'** with the comments as follows:

This council's Planning & Licensing Committee considered this Application at its meeting on Monday, 22nd July. The applicant and agent were invited to attend but were unable to do so.

It is noted this plot is within the Seafield Road (part), Palm Court Cottages, South Strand (part) - East Preston Area of Special Character.

The committee agreed to object to this Application as possible overdevelopment of the plot and because the proposed materials did not harmonise with other long-standing properties within this Area of Special Character. The committee also felt the increased height of the proposed property over that already given Planning Permission would result in too tall a building, which may appear overbearing to neighbouring properties.

For these reasons, this council asks Arun District Council to consider refusing Planning Permission for this Application.

Simon Cross - Clerk to the Council

Your views will be considered before the application is determined and I shall write to inform you of any decision made.

Please be aware that if the application is to be determined by the Council's Development Control committee and your letter has been received at a late stage after the Agenda has been published you will not receive a separate letter notifying you of the date of the meeting and procedures for public speaking. In such circumstances it is recommended that you track the progress of the application on the Council's website or telephone the Council for further information. Please be advised that any comments you make that are not included within the Committee Agenda will be reported to the Members of the Development Control committee. Please also be aware that only a small number of all planning applications received go the Development Control Committee. Most are determined under delegated powers by Officers in which case your comments will again be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish details of your comments on the internet on the Arun District Council Planning section. Please ensure that you only provide information that you are happy will be made available in this way. If you supply information belonging to a third party, please ensure you have their permission to do so. If you do not wish your comments to appear on the 'open file' please confirm this in writing and I will arrange for it to be destroyed although this means that its contents will then be disregarded.

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

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning