



Arun District Council
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16th September 2020

East Preston Parish Council
Mr Simon Cross
Council Office
122 Sea Road
East Preston
BN16 1NN

Case Officer: Zac Denton
Telephone: 01903 737500 x37447
Email: Zac.Denton@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/91/20/HH
Site Address: 29 Vermont Drive East Preston BN16 1LG
Description of works: Single storey side extension and conversion of roofspace to habitable use to include a front and rear dormer.

Thank you for your internet representation made on 15th September 2020 which has been recorded as an objection with the comments as follows:

OWQC29602

This council's Planning & Licensing Committee considered this Application at its meeting on Monday, 14th September.

The committee agreed unanimously to object to this proposal.

The proposed property will not be in keeping with the streetscene in Vermont Drive, the property would be the only one to have a front-facing dormer window. This would be contrary to Policy 1: Housing - General Principles of the East Preston Neighbourhood Plan. Section 4.18 says "Preservation of the street scene is important to protect the character of the village."

The East Preston Village Design Statement says dormers should be subservient to the roof and the committee felt this proposal was contrary to that as the top of the dormer is only just below the ridge of the roof.

For these reasons, this council would like ADC to consider refusal of this Application.

Simon Cross - Clerk to the Council

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 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.

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 Development Control 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 Development Control 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 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.