

Monika Szlenkier
23 West Drive
Ferring
BN12 5QZ

Your Ref: OWPC20206
Our Ref: FG/159/18/PL 19-08-2018
Please ask for:
Mrs A Gardner

15th October 2018

Dear Sir/Madam

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

Two-storey extension to the existing Cafe in order to provide increased internal seating, multi-purpose space, with improved service & food preparation area, disabled access & bike storage.

The Bluebird Cafe South Drive Ferring

Thank you for your internet representation made on 14th October 2018 which has been recorded as '**an objection**' with the comments as follows:

Whilst the plans are attractive (and not wishing to be a NIMBY), I have to object to this planning application as it is an overdevelopment unsuited to very residential surroundings with inadequate parking facilities and narrow roads with no pavements or street lighting.

In addition there are errors in the application transport statement:

- the speed limit is 30mph not 20mph*
- the grass verges are privately owned and anyway are not continuous, so pedestrians have no choice but to walk in the road: this is unpleasant and potentially dangerous for people in wheelchairs, buggies, dog walkers etc.*

The access driveway to the car parking area is very narrow, allowing only one way traffic - so cars frequently have to back up into the junction of South Drive/West Drive. There is no separate footpath and it is very unpleasant walking along the driveway, especially at current busy times. At peak busy times currently the parking area gets full and cars park in the adjacent roads (mainly West Drive, South Drive and Ocean Drive). These roads are very narrow and the parking causes significant congestion, making it especially hard if not impossible for buses and emergency vehicles to get through (and a nightmare for pedestrians as above).

I do not believe that this development will benefit the local community as stated in the application.

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 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