



Ferring Parish Council  
Ms Nadine Phipps  
1 Elm Park  
Ferring  
Worthing, West Sussex  
BN12 5RN

Arun District Council  
Arun Civic Centre  
Maltravers Road  
Littlehampton  
West Sussex BN17 5LF  
Planning General Enquiries  
Tel: (01903) 737756 Fax: (01903) 730442  
Dx: 57406 Littlehampton  
Minicom: 01903 732765  
e-mail: [planning@arun.gov.uk](mailto:planning@arun.gov.uk)  
website: [www.arun.gov.uk/planning](http://www.arun.gov.uk/planning)

**Your Ref:** OWPC22237  
**Our Ref:** FG/29/19/PL  
**Please ask for:**  
Mrs A Gardner

17th April 2019

Dear Sir/Madam

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

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Erection of 1 No. 2 bed dwelling  
South Point 1 Beehive Lane Ferring

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Thank you for your internet comments made on 17th April 2019 which has been recorded as **'an objection'** with the comments as follows:

*Ferring Parish council objects to this application.*

*The importance of amenity space and the impact on the street scene was a key factor in the original refusal of the apartments and resulted in a re-aligned and reduced development. The subsequent addition of a ninth dwelling (allowed on appeal) to be built on the already limited amenity space and infilling the gap which was such a significant element of the permission for the apartment block was clearly unsympathetic with the environment and a loss of amenity space for the residents, only half of the apartments having been sold.*

*The further erosion of that amenity space should not be allowed to continue unchecked. The proposal for a two bedroom dwelling, now that permission has been given on appeal for a smaller one bedroom unit, is not justifiable. It would potentially provide accommodation for one extra person but to accommodate an extra person, the living areas have been impacted and are less conducive to three residents in terms of size and layout. The front of the proposed dwelling has been squared off and the back extended reducing further the outside garden and amenity space for the dwelling. Even a reduction of that space by a further 6.4sq.m. is significant when so much has already been eroded since the original design was approved. With an additional resident, there is also the added potential for a further car with little on-site parking provision. The complex is served by narrow, unlit private streets with no pavements and are not appropriate for on street parking. The WSCC Highways 'desk-top' assessments woefully underestimate the density of vehicular and pedestrian traffic on these narrow streets, especially at peak times with people making their way to and from the beach. We urge an end to the creeping over development of this site and to retain the small remaining amenity facilities, already greatly reduced from those that the initial purchasers of the apartments were expecting.*

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.

Neil Crowther  
Group Head of Planning