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7th June 2021

David Nash
9 Ferring Marine
Ferring
Worthing
BN12 5PP

Case Officer: Zoe Toppin
Telephone: 01903 737889
Email: zoe.toppin@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: FG/82/21/PL
Site Address: 11 Ferring Marine Ferring BN12 5PP
Description of works: Variation of condition imposed under FG/127/19/HH relating to approved plans.

Thank you for your internet representation made on 4th June 2021 which has been recorded as an objection with the comments as follows:

OWPC37120

(Part 3 of 4 due to system length limit)

E. Violation of already approved planning permission

The owner has shown significant disregard for planning, and has installed many features he does not have permission for, and not followed the submitted plans in many areas.

Already the following violations of granted planning permission have been created:

1. Significant skylight on the road-facing side, probably 1.5m x 1.5m, not at all shown in current plans. Photo attached, Fig. 9.
2. Huge roof light on top of the building, raising total height of the property, probably by 70cm, not at all shown in current plans. Photo attached, Fig. 10.
3. Addition of large porch at front roof side of the house, extending past the current and permitted building line by probably 1.5m towards the road. Photo attached, Fig. 11.
4. Incorrect number of windows fitted at the side of the house neighbouring my property.
5. Incorrect doors fitted to the second floor where it will lead out to proposed balcony. Photo attached, Fig. 12.
6. Missing Juliet balcony running along all the doors leading to the roof of the ground floor extension.

The owners simply cannot be trusted to keep to the plans as currently submitted given the significant violations already committed. It is likely the plant-based screens have been deliberately chosen, knowing they will quickly wither, deteriorate and blow away in the wind.

F. Presumption of permission and violation of planning permission currently being sought

Proof the owners cannot be trusted to keep to the currently submitted planning permission can be seen in the work he has already undertaken which develops the balcony more than the permission he is now seeking.

Despite the permission not being granted, he has already installed the doors he is now seeking permission for, and already installed the balcony he is now seeking permission for (photos attached, Fig. 7-8).

As a result the roof of the ground floor extension is now totally covered in timber, rather than the green plant-based roof he was granted permission for. Furthermore, and most significantly, this balcony timber covers the entire of the ground floor roof, not just the sections he has applied for permission to turn into a balcony (see attached photos, Fig. 7-8). This is despite the planning he has submitted is for the central (and rear) section to be a balcony but the front corners to be green.

He clearly has no intention of keeping to these submitted plans for a central (and rear) balcony area as 100% of the ground floor extension is now covered in balcony timber, leaving no space for the supposed green roof in the south-facing corners that is stated in his plans.

G. Proposed development unlikely to have been granted if submitted as one application

The way the planning process has been managed by the owner of number 11 shows a clear intention to 'play' the planning system. It is extremely unlikely the totality of works he has done over the last 2 years would have been approved if submitted as one application as it is a grotesque overdevelopment of the plot and significantly overlooks and intrudes on the neighbours, the public path Pattersons Walk and the beach.

By doing the ground floor work as permitted development, then getting permission for the roof extension with no significant balcony and now trying to change the entire ground floor extension roof into a huge balcony overlooking all neighbours, the owner is just trying to extract as much as possible from his site with no regard for the neighbours or local area. In addition, he has already built the works he is currently seeking permission for, showing a flagrant disregard for the planning process.

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>.

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.