

5 South Road
Felpham
West Sussex
PO22 8EF

Mr. Stuart Corbey
Arun District Planning
Maltravers Road
Littlehampton
West Sussex BN17 5LF
18th March 2019

Dear Sir,

Re: Planning application FP/30/19/PL

Demolition of chalet and erection of another four bedroom chalet in South Road.

We strongly object to this latest planning application by Regent Property Holdings Ltd., to demolish the existing house, No.10 South Road and to replace it with another chalet bungalow in the area which was no.10's back garden. The existing house is being demolished merely to create a road in order to access the land behind it.

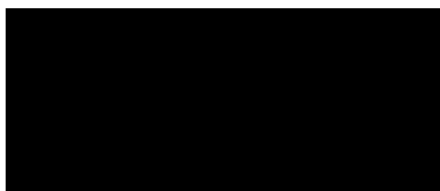
For a developer to demolish/sacrifice a perfectly sound detached house in order to replace it with another house does not make financial sense unless the objective is to obtain planning permission first for one property, demolish the existing house, build an access road and then apply for further houses. Previous planning applications and appeals have been to build 1, 3 and 5 houses which have all been refused.

All the properties in South Road are arranged in a horseshoe shape around the cul-de-sac. To relocate one property and move it to what was once no.10's back garden would immediately alter the layout and appearance of South Road and would not conform to the building line. Having a property set back from the existing houses would impact on the privacy of the houses in front of it because there would be clear views from the new property into the back gardens and rear windows of Nos. 8, 9 and 11. This would create an un-neighbourly impact of noise as well as the visual intrusion and lack of privacy.

Building the new chalet bungalow would have a detrimental impact on the character, pattern and appearance of the surrounding area and lead to the erosion of the local historic character of houses too. It would not create a sense of place appropriate to its location. Owners at present enjoy the openness and privacy which would not be the case should this application be granted.

Allowing a new house to be built in the area which was the back garden of No.10 constitutes to garden grabbing. It also sets a precedent for the developer to apply for further houses on this site. Previous applications and appeals have been rightly refused. If this one is granted there will be chaos when the existing house is being demolished and the new one being built as traffic will coincide with the school run and it will be the beginning of the end of the community and harmony we have so far enjoyed.

Yours Sincerely



Graham and Janice Foat