



Arun District Council
Arun Civic Centre
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27th June 2022

Harriet Goss
1 Gorse View
Peak Lane
BN16 1RW

Case Officer: Andrew Wood
Telephone: 01903 737768
Email: andrew.wood@arun.gov.uk

Dear Sir/Madam,

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

Application No: K/19/22/HH
Site Address: Flint Barn Peak Lane Kingston BN16 1RN
Description of works: Conversion of hobby room/gym into a one bedroom self contained annex. The building will not be physically increased in size or height. The proposal will see 2 existing single glazed wooden framed windows approximately 1000mm x 1000mm in size, on the West elevation being replaced by a single UPVC glazed door and UPVC window measuring 1100mm x 1800mm. Whilst maintaining some of it's current uses this will also allow the space to be used as a temporary dwelling, for use as an extension to the main house, by extended family and friends. The converted space will consist of a sitting room/kitchenette, bedroom and shower room.

Thank you for your internet representation made on 24th June 2022 which has been recorded as an objection with the comments as follows:

OWPC48429

Concerns that this will be a holiday let/air B and B, we will not know our neighbours and with regular visitors the private road that residents pay for and upkeep will have regular strangers to an area we have deliberately bought a house in so we can know our neighbours and feel safe.

There are no such dwellings in road and this would set a precedent which we do feel de-values where we have chosen to live.

Access into and out of the property is already restricted and is dangerous let alone with multiple visitors coming round the corner - already damage to trees/fence.

Serious concerns for neighbours next to property who would have a dwelling right on their boundary.

Noise pollution in a very quiet and tranquil area.

The visitors and residents to flint barn regularly break the speed limit (set by us all and erected by us all).

Unwanted additional traffic in a private road where people have invested in private road which will now have regular visitors.

Flint barn appear to be adding/changing plans taking small steps towards something that originally would have had permission.

Previous occasions when planning permissions have been ignored, some of the work has already been done to move this Anne's to a dwelling.

Ongoing lack of care around property with a large increase in rubbish, this encourages others to drop litter and is detrimental to wildlife.

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/what-happens-next>.

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/planning-application-search>

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.

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

<https://www.arun.gov.uk/privacy-policy/>

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://www1.arun.gov.uk/planning-application-finder>