

Mr Richard Pulley
21 Goda Road
Littlehampton
BN17 6AS

Your Ref: OWPC5070
Our Ref: LU/13/15/PL 21-01-2015
Please ask for:
Mrs A Gardner

5th March 2015

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2010 (as amended)

Demolition of original dairy distribution depot and construction of eight dwellings and ancillary works. This application affects the character and appearance of the Littlehampton (East Street) Conservation Area.

The Old Dairy Behind 3 & 5 Church Street Littlehampton

Thank you for your internet representation made on 5th March 2015 which has been recorded as **'an objection'** with the comments as follows:

This application is not significantly different from the previous one. Fewer dwellings but still serious problems remain regarding access and the overlooking of adjacent properties. Three storey (2 1/2 storey does not accurately describe the height of them) buildings are not appropriate for this site as it is too small for such a development. Not enough space has been allowed for vehicles which would mean Goda Road would become even more impossible to use for local residence as parking spaces are at a premium (residence only parking needs to be considered. Access to Church street is a serious issue as the junction will be difficult to exit given that traffic will not easily recognise it. As this is one of the oldest areas of Littlehampton it is important that any development is of some quality, sadly the design of the proposed buildings seems to fit the usual poor quality that Littlehampton is already blighted with. Just a few hundred metres away are examples of some of the best vernacular architecture in the area (and some of the worst 60's developments anywhere). Materials and designs of quality are needed, we do not need another 'instant ghetto', as the development in the middle of the town is going to be.

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

Karl Roberts
Assistant Director Planning & Economic Regeneration