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3rd February 2021

K Fraser-Clay  
95 Bayford Road  
Littlehampton  
West Sussex  
BN17 5HW

**Case Officer:** Andrew Wood  
**Telephone:** 01903 737768  
**Email:** [andrew.wood@arun.gov.uk](mailto:andrew.wood@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: LU/13/21/PL  
Site Address: 125 Bayford Road Littlehampton BN17 5HW  
Description of works: Change of use of existing single dwellinghouse (C3) to an 8-bedroom House in Multiple Occupation (Sui Generis).

Thank you for your internet representation made on 2nd February 2021 which has been recorded as an objection with the comments as follows:

OWPC33436

I am writing to express concern over the application for 125 Bayford Road to be converted to yet another HMO. Bayford Road is one of several streets in our area that has been fundamentally changed in the past few years by the subdivision of family homes into smaller dwellings.

While we recognise that there is of course a need for affordable housing, the way in which this has been done in recent years has been short-termist and has served neither the people this housing is aimed at nor the wider community.

Most of the houses on Bayford Road have now been subdivided, largely into 4/5 small flats, and there is a long history of these properties being badly managed and of endemic issues with damp in these houses, made worse by subdividing them into small areas with limited ventilation. This has led to a constantly rotating population as most people move out as soon as they can into better accommodation. We are constantly plagued with broken furniture, boxes and general refuse dumped in front gardens, rear parking areas and on pavements from where people have moved house. This in turn encourages fly tipping problems on both Bayford Road and Clifton Road, which is costing the county council a large amount of money to clear.

This constant turnover of people leaving after 6-12 months is totally killing our community. Short-term rentals mean people who have no interest in contributing to the community or the area. It's not their fault, but it's just not getting balanced out the way it used to be.

Each flat has at least 1, often 2 people living in them who own a car. That's up to 10 cars per house. It's all very well WSCC (and the application for this HMO) saying that each person living on a street represents 0.5

cars on the road, but this is based on the idea that you have a large number of families in the area or couples that share a car. We don't any more. In the years since we moved here, we have seen fewer and fewer families, older couples or people with mobility issues. They have been driven out by the lack of safe parking, the rubbish, the antisocial behaviour issues-

A house with 8 residents of driving age is extremely unlikely to have only 4 people driving, and anyway- who is monitoring this? Who is telling the residents sorry, you're not allowed to have a car? Also, they will have visitors, so that is still more cars on the street.

Many of the people who have been our neighbours in the past few years have found it impossible to keep the jobs they had by using public transport and have had to buy cars, then have moved because they can't park. Honestly, the only neighbours we've had who haven't had cars are those who don't work- legally.

As things stand, the street is often blocked, with delivery vans or residents unloading shopping, etc. unable to stop except by double parking. More than once I have seen emergency vehicles unable to get through, and this doesn't even take into consideration the seasonal influx of holiday makers looking for free parking and the 1/3 reduction of street parking from April to September.

Every healthy community, every healthy society, should have a variety of different sized homes and a diverse spread of age groups, family sizes, incomes and needs, but we've had so many houses broken up here now that we've gone way past the point of balance into something that smacks more of corralling the poor, of creating a ghetto of sorts, and it is certainly starting to feel that way here now.

Page 1 of 2 - more to follow

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](mailto: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 Development Control 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 Development Control 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](http://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.**