

10th September 2025

Mr Max Millar
Flat 33 Pharos Quay
Littlahampton
West Sussex
BN17 5BF

Case Officer: Kathryn Welch
Telephone: 01903 737789
Email: kathryn.welch@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/141/25/PL
Site Address: 57 River Road Littlehampton BN17 5DD
Description of works: Partial demolition of number 57 River Road, change of use & re-development to provide a flatted development comprising 9 No. apartments with private amenity space, parking & cycle storage, including the partial demolition of the adjacent boundary wall to provide a new pedestrian access & the creation of a floating pontoon with resident morning spaces (resubmission following LU/251/21/PL). This application affects the character & appearance of the Littlehampton River Road Conservation Area & is in CIL Zone 4 (Zero Rated) as flats.

Thank you for your internet representation made on 9th September 2025 which has been recorded as an objection with the comments as follows:

OWPC78698

Planning Department
Arun District Council
Maltravers Road
Littlehampton
BN17 5LF

For the attention of: Mr S Davis

Dear Sir,

Objection with regards to Application for Planning Permission Ref: LU/141/25/PL
Location: 57 River Road, Littlehampton BN17 5DD

I am the owner/resident of 33 Pharos Quay and write to formally object to the planning permission being given to the planned development of flats on the property (57 River Road) for the following reasons:

1. My primary concern is that the proposed development will severely impact my ability to enjoy my view of

the river, which has been an important and cherished aspect of my property.

The visual amenity of the river is a significant factor in the enjoyment of my home and contributes greatly to both my personal well-being and the overall value of my property. The current proposal would, I believe, obstruct this view, leaving my property with a diminished outlook and reduced quality of life. The loss of such a unique and tranquil feature of my home would not only affect my day-to-day living but also my sense of connection to the surrounding environment.

2. The property (57 River Road) had planing permission for three years which they failed to enact.

This fresh planing application is similar if not identical to the previous permission.

It is my belief that the new permission is purely a device to enable the applicants to demand a higher price from a prospective purchaser, and it will again mean the people in our flats could possibly have another three years of stress worrying that they will lose their wonderful view.

Please would like you to put my written objection to the appropriate Planning Committee and I would appreciate you letting me know the date for the planning meeting so that I can arrange to attend.

Yours sincerely

Max Millar

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. The website is updated once a day in the evening so it may take up to 24 hours for it appear on there. 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.

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>