N Clark
Channel Keep
St Augustine Road
Littlehampton
3 Channel Keep St Augustine Road
BN17 5NQ

Your Ref: OWPC16186
Our Ref: LU/298/17/PL *11-09-2017*
Please ask for:
Mr D Easton

7th November 2017

Dear Sir/Madam

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

Change of use from a dwelling (C3 Dwellinghouse) to a Day Nursery & Beach School (D1 Non-residential Institutions) with off-street parking. This application affects the character & appearance of the Littlehampton Seafront Conservation Area.

5 Selborne Place Selborne Road Littlehampton

Thank you for your internet representation made on 6th November 2017 which has been recorded as **'an objection'** with the comments as follows:

The dwelling is in an established residential area. I object.
Why? NOISE nuisance/disturbance. Affecting residents, all 4 sides. (Noise travels, distorts, becomes louder due to atmospheric conditions.)

The noise from up to 65 children, aged 0-8, parents/carer, parking their cars at all time of the day together PLUS up to 16 staff parking.
Noise from the car doors being shut = up to 292 times; doors being shut.
7:45am to 6:15pm
52 weeks of the year.

They state, "The nursery is situated on a road where no parking is permitted; clients using the nursery will not be permitted to park along these roads: Selbourne Place, Furzedown, as well as nearing Granville road."
BUT to its right, St Augustine Road &rear, Irvine Road; parking IS available. So, its these residents who will be affected by the noise.
BUT their proposal ONLY states "meaning no issues for residential parking." NOT possible for up to 162 vehicle drop off/collections. Also "ample drive way parking." = They propose 4 spaces; NOT possible for up to 130 vehicle drop off/collections.

'Outdoor provision management plan', " in the current garden area." STATES, "At the bottom of the garden is a high fence"; NOT TRUE: the top half of which is virtually see through and offers no sound insulation.
"also with ample trees to ensure privacy"; I am told this is NOT TRUE, as it is subject to their separate Planning Proposal, to REMOVE ALL CONIFER TREES leaving one tree, cut down to 2.5 metre! This is a BIG mistake, as trees offer sound insulation.
"this back's on to a road (Irvine Road) so causes us no concern", "Over the (this) road is a garage compound, so again no residents that are near"; NOT accurate. NEXT to the garages, at the rear, are the residents, 33 dwellings of Channel Keep & 50 dwellings of Kingmere. We have simply been dismissed.
We already have to put with the NOISE ABUSE from their neighbour, Vardar Restaurant & VIP Club, 4, Selbourne Place; from the day, afternoon and late night drinking sessions in the garden AND the late night REGULAR DISCO/LIVE MUSIC, where poor property sound insulation, constant opening of the rear doors; we have to endure NOISE DISTURBANCE till the late hours, 11-12pm. Residents don't want to WAIT until 11-12pm to go to bed. Many need to get up early for work.
AND NOW a Nursery of up to 65 children from 0-8 in the daytime! No escape. ALL local

residents will end up with NO period of quiet!?
They state "use the garden without time restrictions" and "children accessing the outdoor provision"," throughout the day",
ALSO "Obviously outdoor areas are, as a generalisation a place where children can express louder vocalisations however children would be discouraged to shout or scream when using the area. Babies who were distressed causing them to cry will also be taken back into the indoor";
"The gross motor, physical play area will be at the bottom of the garden which runs parallel to the road (at the rear) - meaning is notice is slightly elevated that it should cause no impact of our neighbouring residents". Are they serious? SOUND TRAVELS, IT DISTORTS, can BECOME LOUDER.
Even when the children are inside the property, NOISE NUISANCE/DISTURBANCE WILL AFFECT THE LOCAL RESIDENTS; this Nursery/School is not a modern building, well sound insulated with double glazing. Also doors and windows will often be left open. SOUND WILL BE HEARD.
This application does indeed affect the character and appearance of the LITTLEHAMPTON SEAFRONT CONSERVATION AREA.
It will have a serious impact on this area.

If you look at the most common complaints regarding Nursery/Schools; it is primarily the use
of the garden!

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

Neil Crowther
Group Head of Planning