



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

7th April 2022

GERALD MCGEEHAN
35,
Mariners Quay
Littlehampton
West Sussex
BN17 5DA

Case Officer: Harry Chalk
Telephone: 01903 737577
Email: harry.chalk@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/30/22/PL
Site Address: 32 & 33 Mariners Quay River Road Littlehampton BN17 5DA
Description of works: Extension of first floor rear balconies at 32 & 33 Mariners Quay (resubmission of LU/349/20/HH). This application affects the character & appearance of the Littlehampton, River Road Conservation Area and is in CIL Zone 4 (Zero Rated) as other development.

Thank you for your internet representation made on 6th April 2022 which has been recorded as an objection with the comments as follows:

OWPC46349

Re application LU/30/22/PL.

The cut off date for comments etc for this was originally shown as March 17th.

After this closing date further correspondence and a set of "substitute plans." have been submitted thus changing the plans after the neighbours have had the opportunity to comment on them.

In light of this and in the interest of balance I would ask that this further letter of objection is placed on file.

This is the second application on this site the first being LU/349/20/HH.

The first application was withdrawn very late. The new application was tweaked in what looks like an attempt to negate objections that were put forward on the first application.

The closing date for comments regarding this new second application LU/30/22/PL was the 17th of March. 20 letters were submitted objecting.

As stated after the closing date on the 31st of March "substitute plans" and additional correspondence appeared on file.

The substitute plans to a large extent revert back to the design originally submitted on LU/349/20/HH. This constant tweaking / playing of the system needs to be recognised.

In objections on the first application neighbours objected to the loss of light caused by the large 1.8m high smoked glass screens being installed where previously there were none. As stated the plans were then withdrawn and new plans submitted.

The new plans removed the large glass screens but resulted in a total loss of privacy.

Currently 20 letters sit on file some objecting to this loss of privacy but they make little mention of any loss of light because the plans show no large smoked glass screens.

However now the application appears to have again changed at the last minute and these large smoked glass screens are going back up.

This gives the false impression that nobody objects regarding the large smoked screens and the loss of light they cause

This is not the case the previous application which was withdrawn had 23 letters of objection some of whom clearly highlighted the issue of light loss. One neighbour clearly states in his objection. "This 6ft by 4ft sheet of glass positioned where previously there was nothing will also impact on the light levels in my room and it will cut out the evening sunlight that used to shine into my lounge and it will make it darker"

This application whichever way it is tweaked at the last minute will either result in a total loss of privacy by the installation of a new open balcony next to a neighbouring property where previously one did not exist. Or the installation of 1.8m high smoked glass screens between the new balconies positioned about four feet from the neighbouring lounge window will result in a loss of light, a darker room and the loss of a view which the occupant used to enjoy.

Whichever way the applicant tweaks this application and however late in the day he leaves it to do this it is important that the full facts go before the planning committee so that they can make an informed decision.

I would ask that no more tweaking of the plans is permitted. However one tries to sell it this application is inappropriate. For the impact it has on the neighbours, the river walkway, the conservation area and the town. It is clearly in breach of various guidelines and policies as has been highlighted in the numerous letters of objection ON BOTH THESE APPLICATIONS. If further evidence of this is needed then the fact that the Town Council and the Conservation society have both objected to both these applications clearly shows this.

I trust that this matter will be resolved once and for all by the planning committee on the 28th and it is not withdrawn only to be resubmitted for a third attempt.

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.

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>